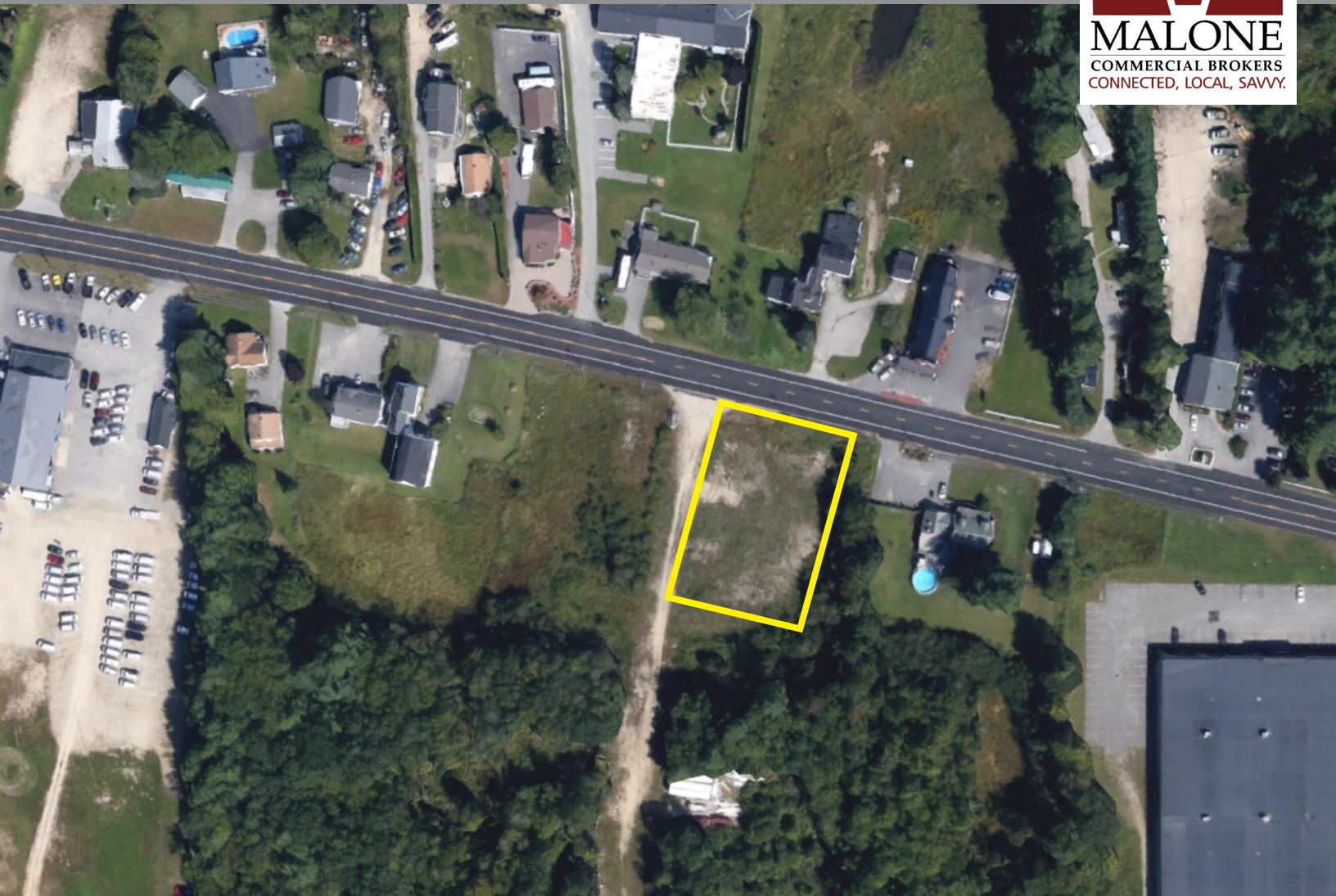


FOR SALE | DEVELOPMENT LAND

69 Lisbon Street | Lisbon, ME



TWO DEVELOPMENT PARCELS

- Two 1± AC lots for development next to Blackbear Ladder in Lisbon
- Highly visible location on Lisbon Street
- Zoning allows for many commercial uses
- Road frontage on both Lisbon and Industrial Way

SALE PRICE: \$190,000



CHERI BONAWITZ, CCIM
207.210.6638 D
207.240.6844 C
cheri@malonecb.com



KAREN RICH
207.210.6637 D
207.671.8808 C
karen@malonecb.com

MALONE COMMERCIAL BROKERS
5 Moulton Street • Suite 3
Portland, ME 04101
207.772.2422 • malonecb.com

ALLOWED USES

69 Lisbon Street | Lisbon, ME



ZONING PERMITTED USES

- Conservation/recreation
- Agriculture
- Forest Management Activities
- Timber Harvesting
- Open Space Use
- Boathouses
- Accessory uses/structures
- Home Occupations
- Raising of nondomestic animals
- Raising of Domestic Pets
- Dwelling Unit necessary to a business for owners or employees or custodial purposes
- Accessory Uses & Structures
- Utility/Public Works
- Public Buildings
- Parking Lot Public/Private
- Public Utilities
- Public Garages and Storage Yards
- Public Facilities other than those permitted
- Public Utility Building
- Accessory Uses & Structures
- Offices/office buildings not exceeding 2,500 sq. ft.
- Office Building greater than 2,500 sq. ft.
- Business occupations by resident in detached buildings
- Small businesses, on individual lots/principal building not exceeding 2,500 sq. ft.
- Hotel, motel, inn, tourist home
- Medical/dental office or facility
- Retail Store or outlet, such as grocery, drug, furniture
- Service establishment, such as barbershop, beauty parlor, cleaner
- Lawn & garden equipment sales/service
- Snowmobile, motorcycle, recreational vehicle, ATV, boat sales/service
- Automobile sales, etc.
- Auto service station, auto repair, gasoline service establishment
- Bakery or Food Shop
- Eating Place
- Recreational use such as bowling, theaters, dance hall
- Funeral home
- Auditoriums, gymnasiums, places of amusement or places of assembly
- Self-storage facility
- Shop of painter, carpenter or other skilled worker
- Wholesale establishment
- Warehouses
- Laboratory or research facility
- Laundry/dry cleaning
- Laboratory or research facility
- Laundry/dry cleaning
- Retail sales of lumber/building supplies
- Yards of electrical, heating, painting, or roofing contractor
- Retail business or service involving manufacturing on the premises and not employing more than 10 people, the products of which are principally at sale at retail on the premises
- Business Office related directly to an industrial use on Premises
- Retail sales of products manufactured on premises
- Accessory Uses & Structures
- Truck Terminal
- Bottling & beverages
- Manufacturing, processing, assembly of products or Goods
- Signs

ZONING CONDITIONAL USES

- Piers/Docks/Floats
- Public/Private Recreation Facilities
- Kennels & Animal Hospitals
- Multifamily Dwelling
- Childcare Center
- Registered Caregiver Retail Store
- Registered Caregiver Cultivation Facility
- Registered Dispensaries
- Marijuana Testing Facilities
- Manufacturing Facilities
- Marijuana Retail Stores
- Cultivation Facilities
- Products Manufacturing Facilities
- Testing Facilities
- Light manufacturing
- Transmission facilities radio, television, po er, telephone
- Above ground storage of propane or flammable petroleum fuel products stored in accordance with rules promulgated by the state fire marshal
- Commercial & industrial uses and facilities not meeting criteria for permitted uses
- Temporary construction, excavation, fabrication or Processing

PROPERTY SUMMARY

69 Lisbon Street | Lisbon, ME



OWNER: S.D. Martin Enterprises, LLC

ZONING: Commercial

DEED: Book 5881 & 4599, Page 96 & 284

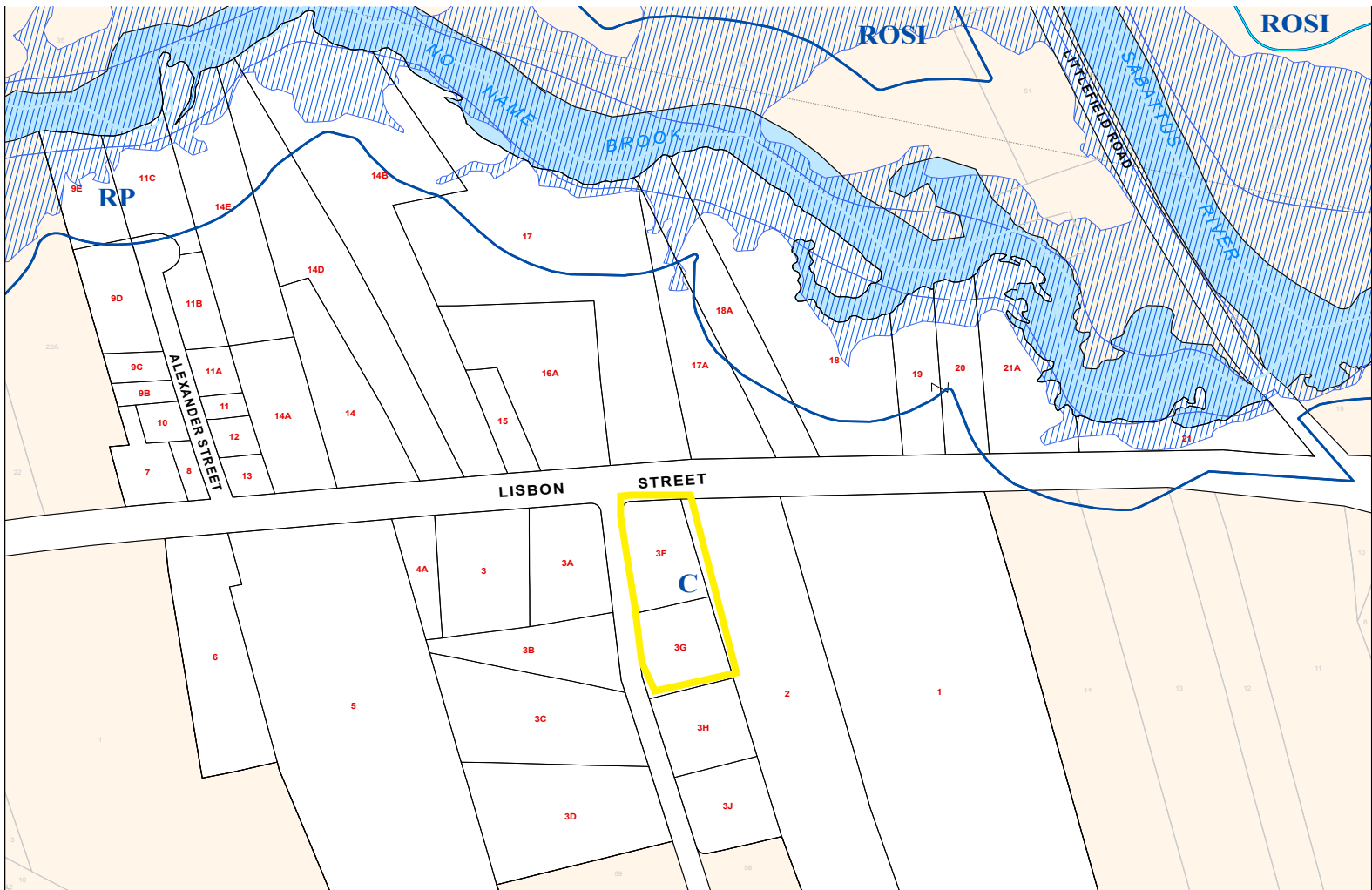
DIMENSIONS: Lot G: 260.41' x 116.15' x 252' x 185.41'
Lot F: 167.43' x 185.41' x 217.5' x 207.5'

ASSESSOR: Map U23, Block G & F, Lot 3

Lot G: Industrial Road - 167.43'±

LOT SIZE: Lot G: 1± AC
Lot F: 1± AC

FRONTAGE: Lot F: Route 196 - 116.15'±
Industrial Road - 260.41'±



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