

EXIT 20

Maine Beer Company



Maine Golf Center
Freeport

L.L. Bean Order
Fulfillment Center

STONEWOOD DR

LOT 1

LOT 4

US ROUTE ONE

LOT LINES ARE APPROXIMATE

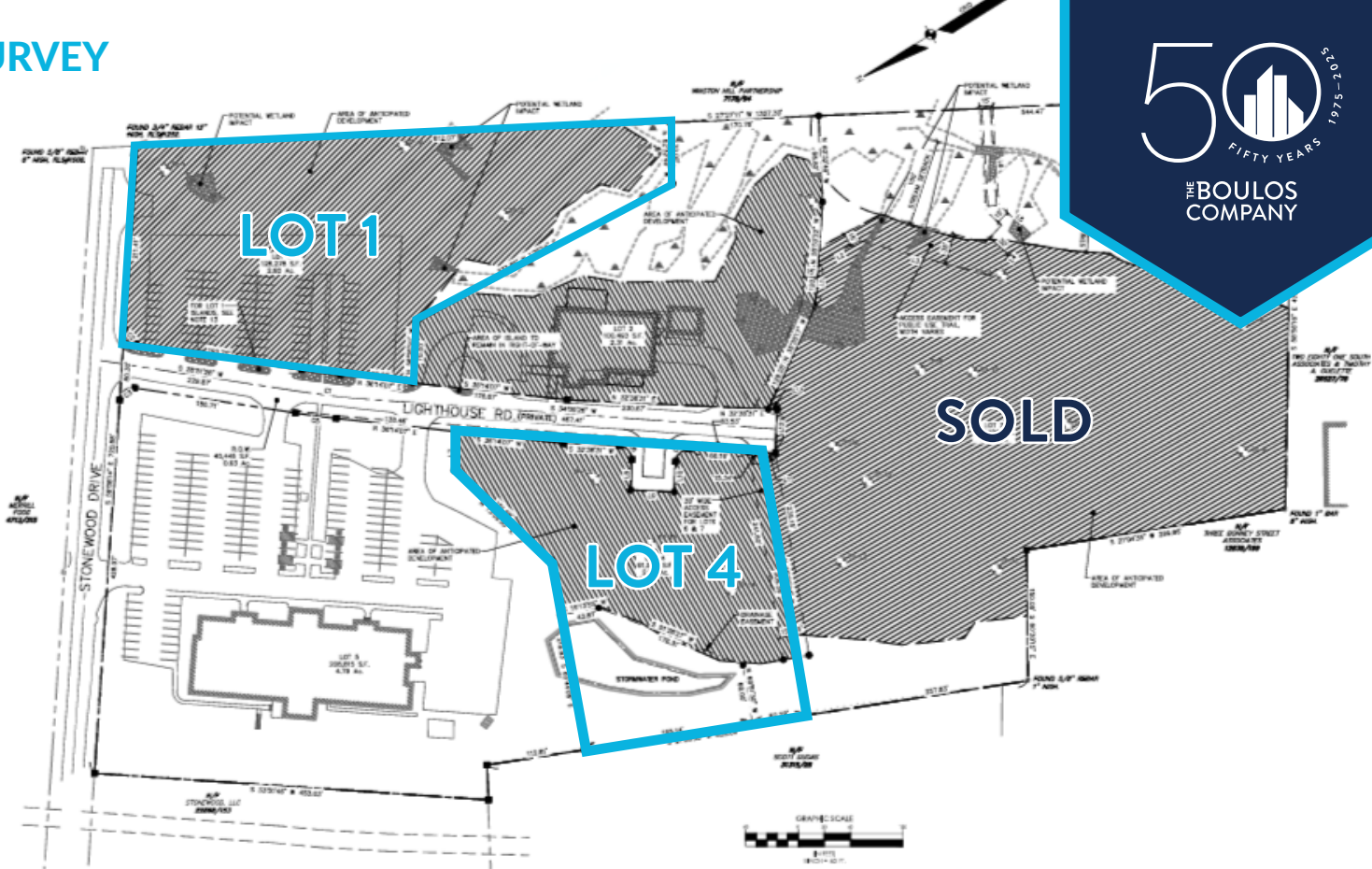
FOR SALE

PRIME DEVELOPMENT SITES

0 LIGHTHOUSE ROAD
LOTS 1 & 4
FREEPORT, ME 04032

PROPERTY HIGHLIGHTS

- Two separate lots ready for immediate development. Lot 1 is cleared and shovel ready.
- Zoned for commercial use, ideal for a range of development options including mixed use, office, and hospitality.
- Utilities in place.
- Convenient location just minutes from I-295 Exits 17 & 20, providing easy access to Portland, Brunswick, and surrounding cities.
- **Sale Price: LOT 1: \$475,000**
LOT 4: \$265,000



PROPERTY DETAILS

OWNER	Two Stonewood LLC
DEED REFERENCE	PB219/0103
ASSESSOR'S REFERENCE	23/70/B/1 & 23/70/B/7
ZONING	C-I Commercial District I
UTILITIES	Municipal water & sewer
HEATING & COOLING	Natural gas stubbed to site
POWER	3-phase

LOT #	TOTAL LAND AREA	BUILDABLE LAND AREA	R.E. TAXES (FY 2025)	SALE PRICE
LOT 1	2.90± AC	2.70± AC	\$4,337.42	\$475,000
LOT 4	2.10± AC	1.51± AC	\$3,234.71	\$265,000

CONTACT US



DREW SIGFRIDSON, SIOR
Senior Partner
+1 207.553.1705 D
+1 207.831.5838 C
dsigfridson@boulos.com



REESE MCFARLANE
Associate Broker
+1 207.553.1734 D
+1 207.712.6987 C
rmcfarlane@boulos.com

©2025 The Boulos Company, Inc. All rights reserved. This information has been obtained from sources believed reliable but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. The Boulos Company and The Boulos Company logo are service marks of The Boulos Company, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.