

FOR LEASE



617 WILSON ST - BREWER, MAINE

DESCRIPTION

Freestanding, renovated warehouse/service building located on a corner lot at signaled intersection. Location provides excellent access and visibility. On Wilson Street, Brewer's major retail artery, this property provides for exceptional signage opportunities and great parking.

LOCATION

Located at the intersection of Wilson Street and Sparks Avenue. Within one mile of I-395 interchange.

SPACE AVAILABLE

3,000 +/- sf

CURB CUTS

Two on Sparks Ave

ACREAGE

1.91 acres

ASSESSOR'S REFERENCE

Map 7, Lot 7A

ZONING

General Business

OVERHEAD DOORS

Two 12'x8' in rear (Drive-thru)
Two 12'x8' in front

HEAT

Natural gas fired blowers

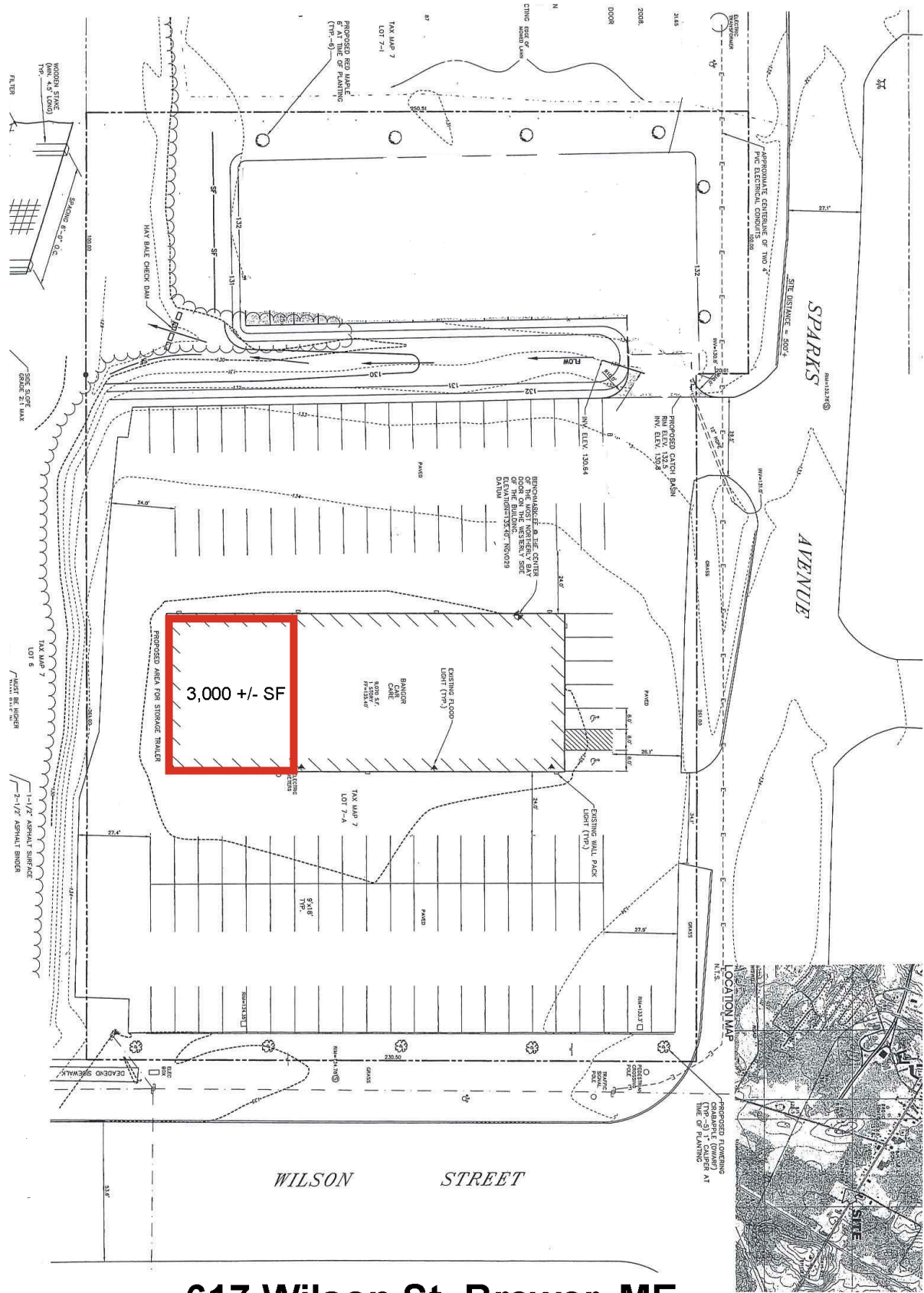
TRAFFIC COUNT

13,480 cars per day (Wilson St. at Pierce Rd 2017)

PRICE

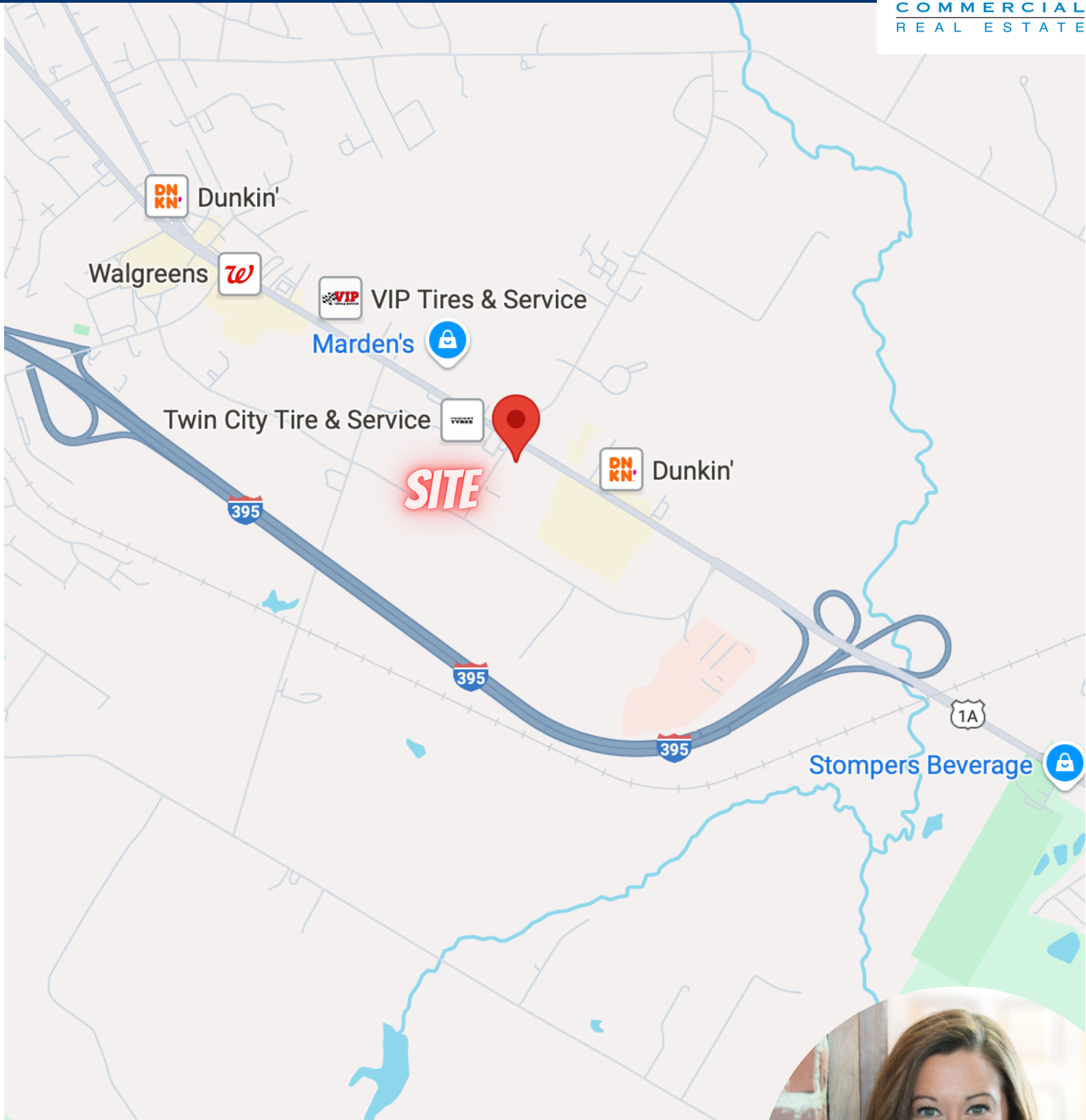
\$11.95/sf NNN

Information furnished is from sources deemed reliable, but no warranty is made to the accuracy thereof. The listing broker hereby discloses that she/he is acting solely as an agent for the seller in the marketing, negotiation, and sale/lease of this property. Broker further discloses that she/he represents the seller's interest and has a fiduciary duty to disclose to the seller information which is material to the sale acquired from the buyer or any other source.



617 Wilson St, Brewer, ME

LOCATION MAP



FOR FURTHER INFO, CONTACT: MOLLY BRIGGS

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