

FOR SALE | COMMERCIAL / RESIDENTIAL OPPORTUNITY

88 MAIN STREET, BUXTON, ME 04093

PRICE REDUCED



PROPERTY HIGHLIGHTS

- Great opportunity for a single tenant office space or residential conversion.
- Convenient location in the heart of Buxton.
- Ideal for a professional office or daycare.
- Area businesses include Hannaford, Dunkin', Dollar General & Aubuchon Hardware.

SALE PRICE: ~~\$295,000~~ \$249,000



FOR SALE | **COMMERCIAL / RESIDENTIAL OPPORTUNITY**
88 MAIN STREET, BUXTON, ME 04093

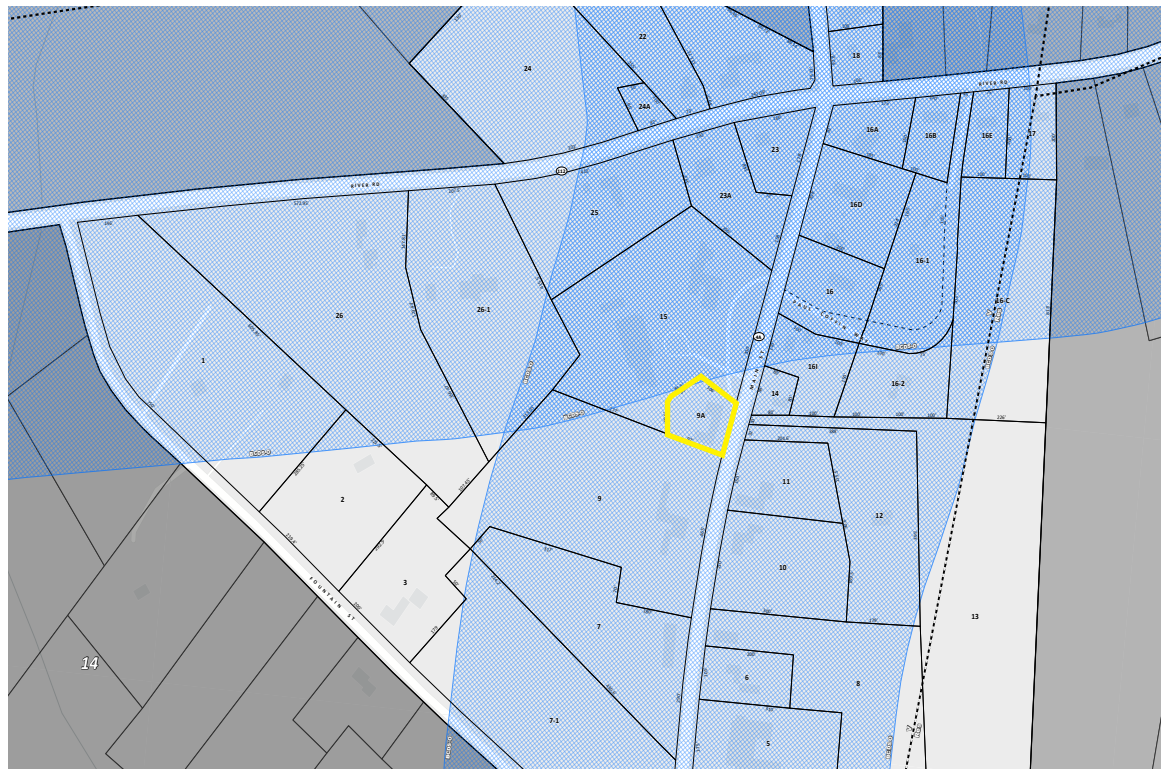




PROPERTY DETAILS

OWNER	First Congregational Church of Buxton	# OF STORIES	One (1)
BOOK/PAGE	7661/42	UTILITIES	Private water and sewer
ASSESSOR'S REFERENCE	0013-009A	HEATING SYSTEM	Forced hot-air; oil
BUILDING SIZE	3,502± SF	RESTROOMS	Two (2)
LOT SIZE	0.14± AC	PARKING	On-site
ZONING	Village	ASSESSED VALUE	Land: \$117,600 Building: <u>\$385,700</u> Total: \$503,300
YEAR BUILT	1850	R.E. TAXES	Currently exempt 2026 mil rate \$11.40/1,000
YEAR RENOVATED	1994	SALE PRICE	\$249,000

TAX MAP



FOR SALE | COMMERCIAL / RESIDENTIAL OPPORTUNITY

88 MAIN STREET, BUXTON, ME 04093



CONTACT US



CHRIS GALLAGHER
Broker

207.553.1728 D
917.673.1178 C
cgallagher@boulos.com



NATE ROOP
Associate Broker

207.553.1737 D
207.756.3002 C
nroop@boulos.com



Property details have been gathered from sources deemed reliable, but no warranty is made as to its accuracy. All information should be independently verified.