

# FOR LEASE



## 183 ROBERTSON BLVD, BREWER, ME

<b>DESCRIPTION</b>	Warehouse/shop building conveniently located in Brewer's East-West Industrial Park
<b>SPACE AVAILABLE</b>	Warehouse: 4,200 +/- sf (60' x 70') <u>Office:</u> 800 +/- sf <b>Total:</b> 5,000 +/- sf
<b>PARKING</b>	Ample, on-site
<b>UTILITIES</b>	Public
<b>ASSessor's Reference</b>	Map 49, Lot 3-1
<b>ZONING</b>	Industrial (IND)
<b>LEASE PRICE</b>	\$10.00/sf plus utilities

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.

# BUILDING DETAILS



**BUILDING SIZE** 9,720 +/- sf

**LOT SIZE** 1.0 +/- acres

**CURRENT TENANTS** Saliba's Rug Sales

## SPACE DETAILS

**CEILING HEIGHT** 14'

**OVERHEAD DOOR** 12' x 12'

**ELECTRICAL** Two, 200 amp

**LIGHTING** LED

**HEATING** Overhead, natural gas-fired, hot-air Modine furnaces in warehouse. Heat pump in office. Heat separately metered.

**RESTROOMS** Two (non-ADA compliant)

**FLOOR DRAIN** One

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# INTERIOR PHOTOS



Warehouse

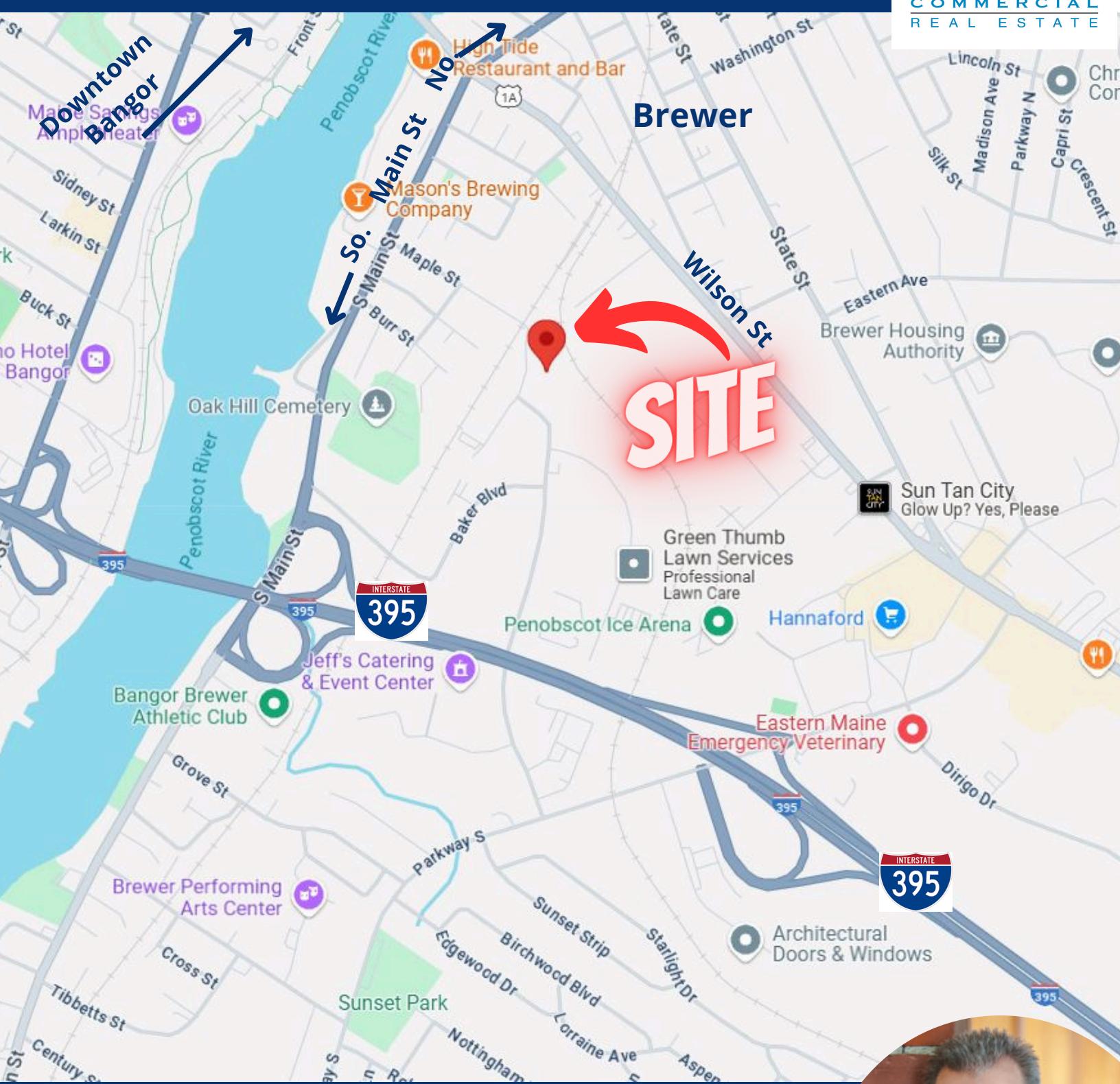


Office





# LOCATION MAP



**FOR FURTHER INFO, CONTACT: DAVID HUGHES**

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