



CARDENTE
REAL ESTATE
Commercial / Investment Brokerage

For Sublease

40 Manson Libby Road • Scarborough, Maine

Premier Office Space For Sublease in Scarborough Industrial Park



4,035 +/- SQUARE FEET OF OFFICE SPACE

Cardente Real Estate is pleased to offer 40 Manson Libby Road for Sublease. Conveniently located in the popular Scarborough Industrial Park, this 4,035+/-SF space is part of the 16,000+/- SF fleet building with a unique blend of appointed office space and modern warehouse space. This site has ample parking, excellent exposure to both Manson Libby Road and Washington Avenue with being just seconds to Route One and minutes from I-95 via Haigis Parkway. This space is ideal for a small business in need of inventory space. Contact Broker for further details.



(o): 207.775.7363
(f): 207.773.0066
(d): 207.558.6116
(c): 207.838.8146
greg@cardente.com
Greg Perry
Senior Broker / Partner



322 FORE STREET • PORTLAND, MAINE

207.775.7363

WWW.CARDENTE.COM

Information furnished is from sources deemed reliable, but no warranty is made as to the accuracy thereof. All information should be independently verified. This Agency/Licensee represents the Seller's /Landlord's interest and, as such, has a fiduciary duty to the Seller/Landlord information which is material to the Sale/Lease, acquired from the Buyer/Tenant or any other source, except in cases of disclosed dual agency.



40 Manson Libby Road • Scarborough, Maine

Property & Lease Details

Property Address:	40 Manson Libby Rd, Scarborough, ME
Property Type:	Flex
Number of Stories:	Single Story
Owner:	E&M Properties LLC
Building Size:	16,000+/-SF
Available Space:	4,035 +/-SF
Year Built:	1988
Interior Description:	Combination of working office spaces, conference room, warehouse space, kitchen, rest room, and waiting room upon entrance.
Signage:	Optional by Tenant
Parking:	Ample on site parking
Zoning:	Industrial
Lease Type:	Modified Gross



Aerial of 40 Manson Libby Road



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Photography



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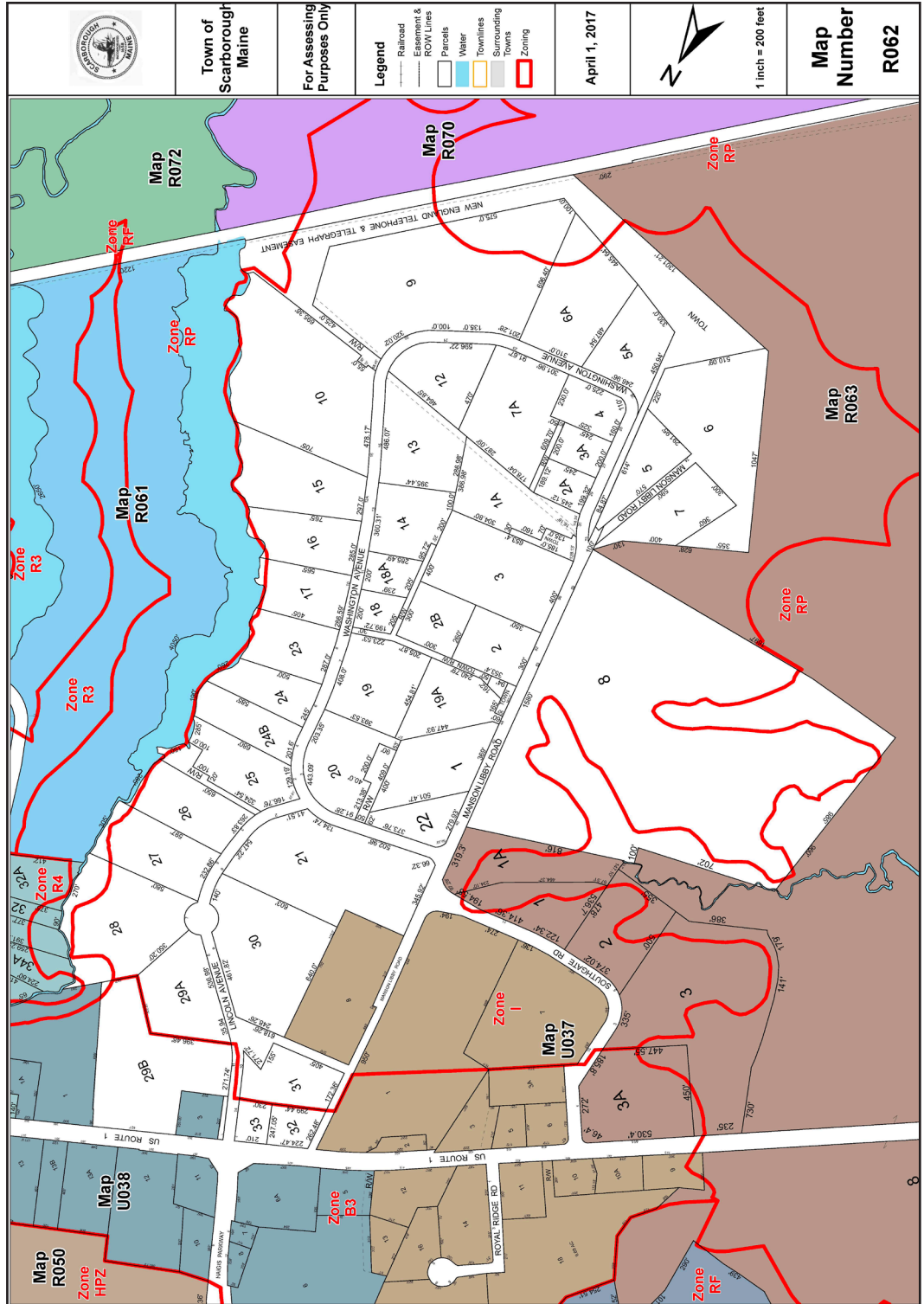
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Tax Map



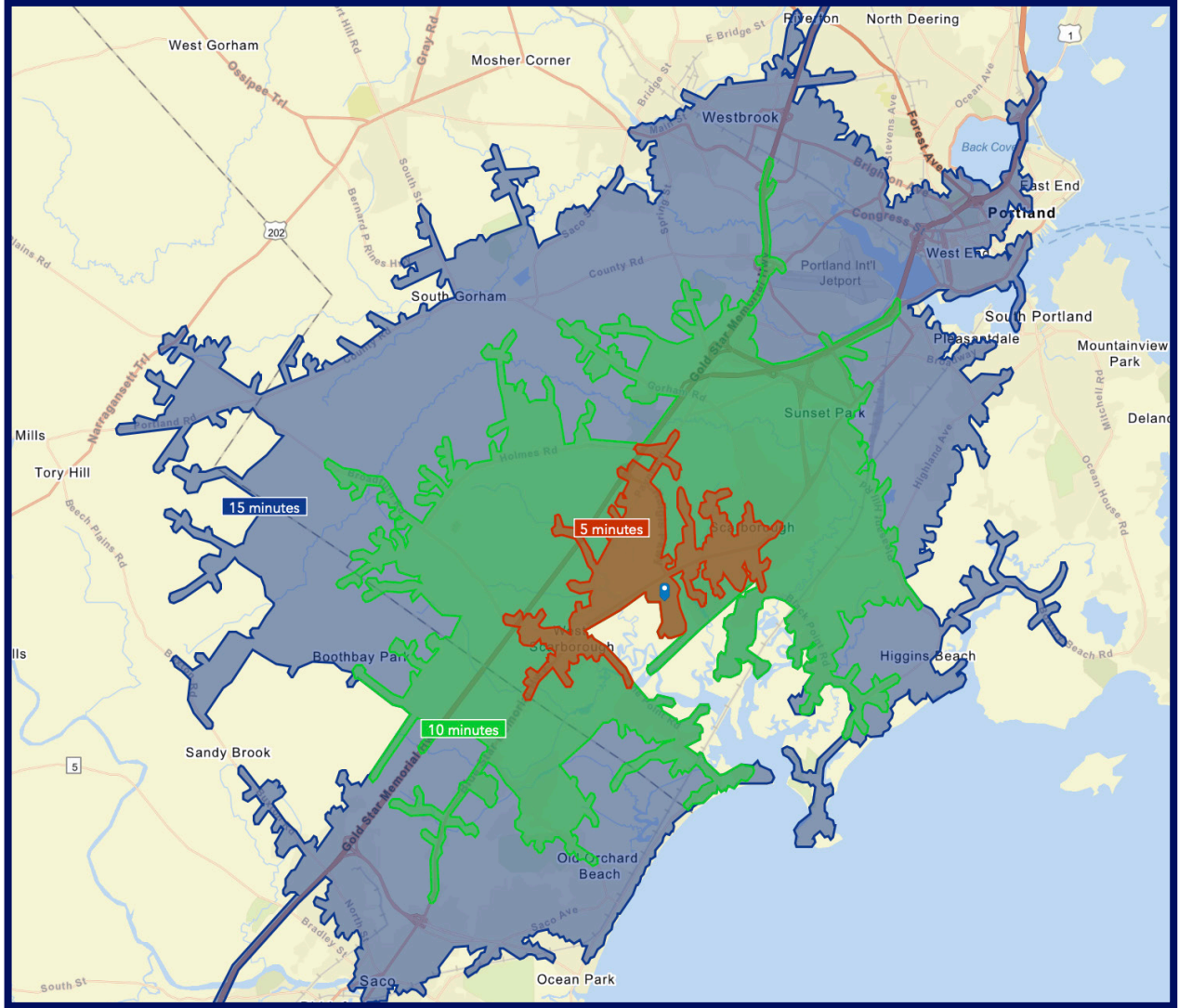


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Drive Time Map Based 5, 10, & 15 Minutes From Site



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