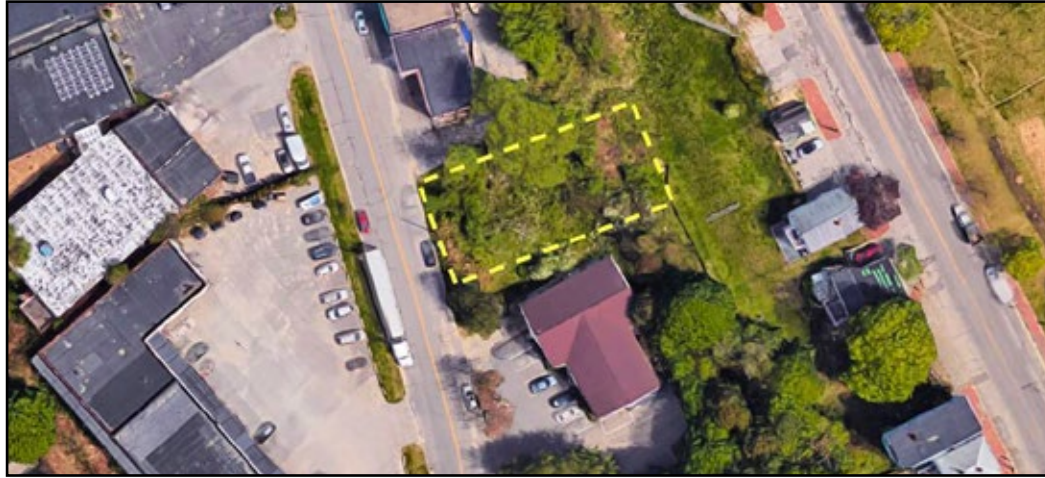




207 ANDERSON STREET • PORTLAND, MAINE



PREMIER LAND DEVELOPMENT OPPORTUNITY

Cardente Real Estate is pleased to offer for sale a rare development opportunity in Portland's East Bayside. Consisting of .17± acre (7,433± SF), the property is ideally suited for development in one of the city's most desirable areas known for vibrant breweries, artisans, craftsmen and manufacturers. East Bayside offers excellent accessibility to downtown as well as easy I-295 access via Franklin and Washington Streets and Marginal Way. Infrastructure improvements include two water lines (domestic and sprinkler), sewer, natural gas and electricity. Area businesses include: Rising Tide Brewing Company, Coffee By Design, Lone Pine Brewing, World Gym, Whole Foods, Running with Scissors, Beacon Fitness, Good Fire Brewing, Urban Farm Fermentory and many others. This is an ideal parcel for an owner-user or developer looking to locate in the heart of this exciting peninsula neighborhood.

207 Anderson Street • Portland, Maine



Cardente Real Estate
322 Fore Street • Portland, ME 04101
207.775.7363



Mike Cobb
cobb@cardente.com





207 Anderson Street • Portland, Maine

Property Details

Sale Details

Property Address: 207 Anderson Street, Portland, Maine
Location: Portland's East Bayside District
 Map 10/ Block A/ Lot 13
Property Type: Vacant land parcel
Lot Size: .17± acres (7,433± SF)
Zoning: ILB (Industrial Light Business)
Electricity: On-site
Natural Gas: On-site
Water and Sewage: Two (2) new water lines
 (Domestic and Sprinkler)
Area Businesses: Rising Tide Brewing Company,
 World Gym, Urban Farm
 Fermentory, Whole Foods, Coffee By
 Design, Young's Furniture and Lone
 Pine Brewing, among many others

Sale Price: \$515,000
Book and Page: 32179 / 001

