FOR LEASE

8 HEATH STREET
OLD ORCHARD BEACH, MAINE

ellis COMMERCIAL DEVELOPMENT
LEASING & MANAGEMENT

AVAILABLE SPACE:	2,160 +/- SF 3,000 +/- SF (Can be combined into one 5,160 +/- SF)
TOTAL BUILDING SIZE:	18,554 +/- SF
LOCATION:	Less than 10 minutes from Interstate-95 in a busy commercial neighborhood in close proximity to the beach.
DESCRIPTION:	In-line center

For more information contact:
Stacy Jenkins, Commercial Lease Administrator
(o) 207.848.5704
(c) 207.745.3307
(e) stacyj@hrsservices.net
www.elliscommercial.com

Information in this document is furnished from sources deemed reliable. No warranty is made to the accuracy thereof.

SITE SPECS/AREA INFO

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EXTERIOR:	Clear aluminum storefront with premium stacked stone, cedar shakes and carved wood siding
INTERIOR FINISH:	Floors are exposed concrete ready for custom fit-up and walls are exposed beams ready for drywall
HVAC & ELECTRICAL:	Determined by Tenant's specifications
FIRE SUPRESSION:	Sprinkler system
LOT SIZE:	1.8 +/- Acres
PARKING:	Ample on-site parking in paved, striped lot
TAX MAP:	Map 206, Lot 27-13
PERMITTED USES:	Retail, Restaurants & Cafes, Laundromats & Dry Cleaning, Tanning & Hair Salons, Professional Offices, Recreational Rentals/Sales/Supplies, Health Clubs, and Lodges & Fraternal Organizations, Medical & Dental Offices
POPULATION:	8,624 year round residents, 75,000+/- in the summer
MEDIAN HOUSEHOLD INCOME:	$45,776.00
LEASE RATE:	Negotiable

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FLOOR PLAN

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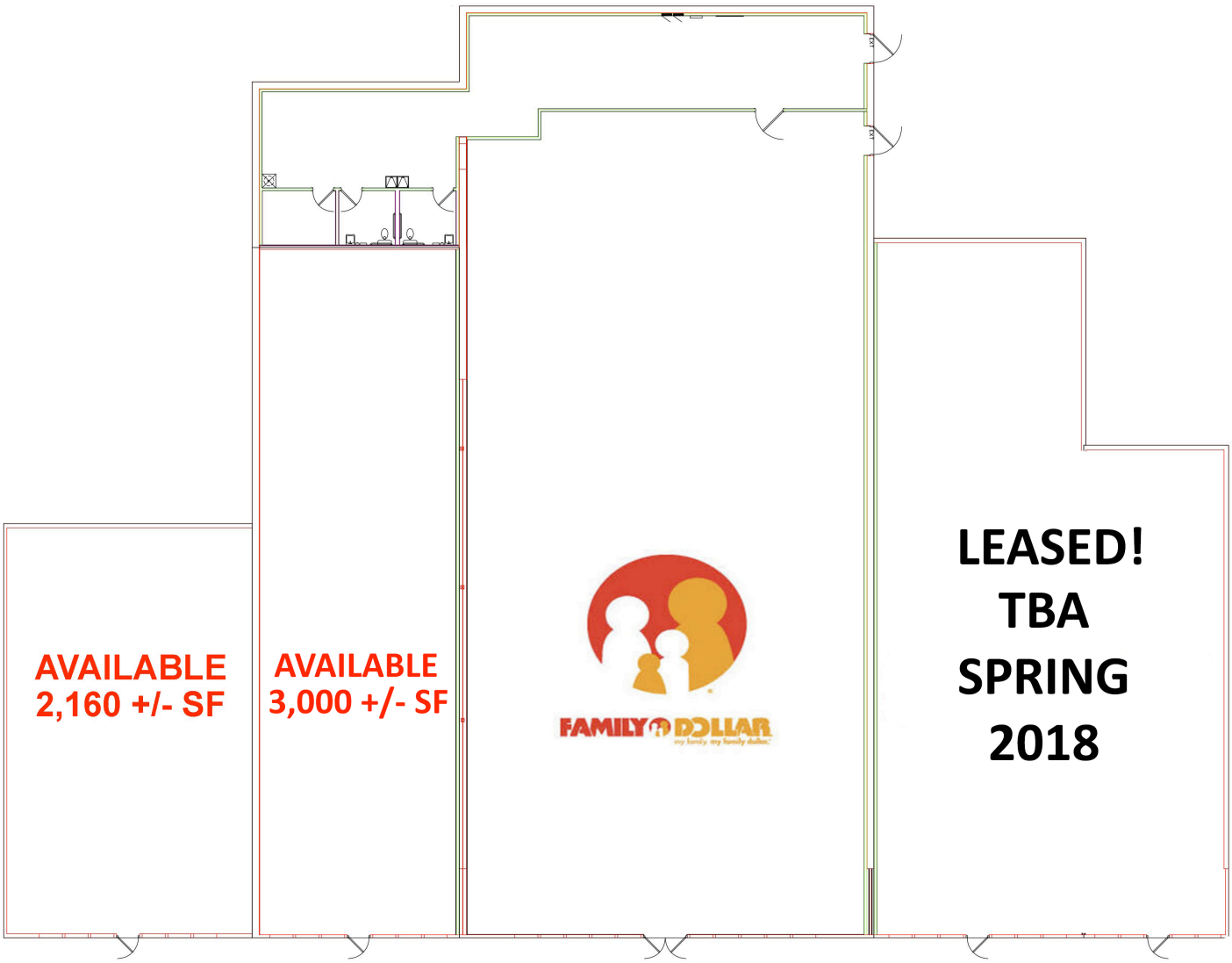

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