

FOR SALE • PRIME PORTLAND PENINSULA DEVELOPMENT SITE 129-139 Fox Street • Portland, ME



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RETAIL/WAREHOUSE BUILDING

- 6,112± SF flex building on 1.03± Acres
- Great visibility from I-295 with traffic counts of 23,000± cars/day
- Located at the gateway to downtown Portland and developing Bayside area off of Franklin Arterial
- One of the last redevelopment opportunities with visibility and accessibility in Portland
- Lot has been compacted down with over 6' of gravel added
- VIP transportation business is not included in this sale, however please contact Broker for sale details on the business only

SALE PRICE: \$4,200,000



PROPERTY SUMMARY

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Site Info

OWNER:	RA-MA Equipment, Inc.
DEED:	Book 32909, Page 076
ASSESSOR:	Map 24, Block A, Lot 1 & 2
LOT SIZE:	1.03± AC
SIGNAGE:	Highly visible pylon sign
PARKING:	Ample onsite parking
ROAD FRONTAGE:	127'± on Fox Street 215'± on Franklin Arterial 102'± on N. Boyd Street
ZONING:	B-5 – Urban Commercial

Building Info

BUILDING SIZE:	Flex Building: 5,160± SF Office Building: 952± SF Total: 6,112± SF
YEAR BUILT:	1979
CEILING HEIGHT:	15'± in warehouse with up to 14'± clear
UTILITIES:	Municipal water/sewer
LOADING:	Four 14x14' overhead doors – vehicles can be driven in & out
RESTROOM:	Two (2)



ZONING INFORMATION

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Zoning Permitted & Conditional Uses

- Two-family dwellings
- Three-family dwellings
- Four-family dwellings
- Townhouse dwellings
- Multi-family dwellings
- Live/work dwellings
- Lodging houses
- Child care centers
- Clinics
- Cultural facilities
- Elementary, middle and secondary schools
- Emergency shelters
- Governmental uses
- Places of assembly
- Post-secondary schools
- Residential care facilities
- Bars
- Exhibition, meeting and convention halls
- General office
- General services
- Hostels
- Hotels
- Intermodal transportation facilities
- Market gardens
- Recreation and amusement centers
- Restaurants
- Retail
- Specialty food service
- Theaters and performance halls
- Veterinary services
- Animal-related services
- Communication studios
- Laboratory and research facilities
- Low-impact industrial
- Printing and publishing
- Studios for artists and craftspeople
- Marine uses
- Off-street parking
- Parks and open spaces
- Social service centers
- Solar energy systems
- Utility substations
- Wind energy systems



LOCATION MAP

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