

GENDRON

COMMERCIAL BOSTON

FOR SALE



297 Main St. Lewiston, ME

(Former Medical Office Building)

Portland, Maine • Boston, Massachusetts • New York, New York

GENDRON

COMMERCIAL BOSTON

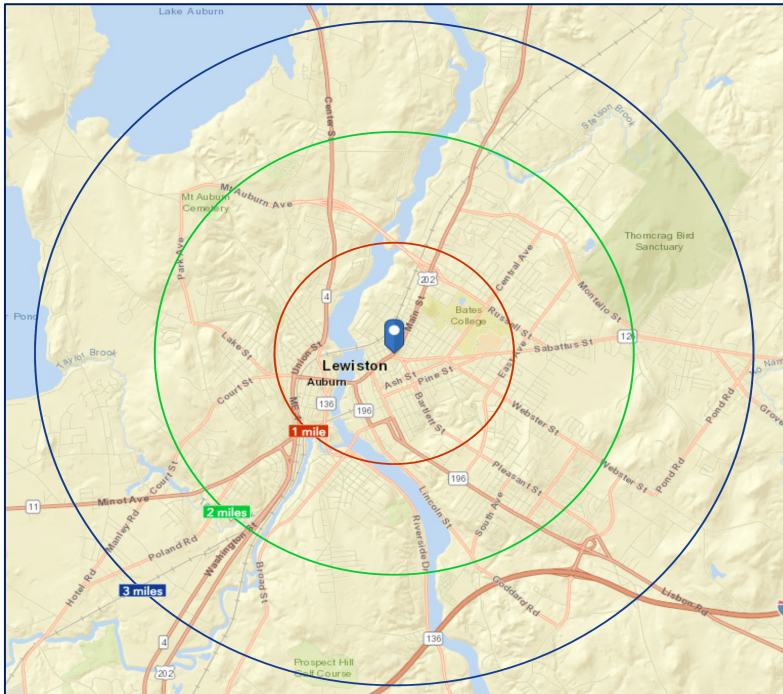
PROPERTY DATA SHEET

Property Address:	297 Main St. Lewiston, ME
Description:	Former Medical Office Building located on Main Street in Lewiston! Property is currently vacant and abuts Rite Aid Pharmacy and located across the Street from Central Maine Medical Center. The property is owed by the same owners of the Rite Aid Building, which is also for sale. Contact John at 207-939-8500 for information on both properties.
Tax Map/Lot:	Tax Map 195, Lot 49
Tax Assessments:	Lot 49
	Land Value: \$122,880
	Building Value: \$91,080
	Total Value: \$213,960
2018 Real Estate Taxes:	\$6,097.58
Land Area:	.32 Acres
Zone:	CV- Centreville District – allows a number of uses such as retail, service, financial, government, professional, entertainment and some residential.
Square Feet:	7,215
Built:	1893
Sale Price:	\$495,000
<i>please call:</i>	John R. Gendron, CCIM Cell: 207-939-8500 or johngendron@me.com

The statement and figures presented herein, while not guaranteed, are secured from sources we believe authoritative. The Broker, whether a listing or leasing Broker or potential selling or leasing Broker, hereby discloses that he/she is acting solely as an agent for the Owner, Landlord, or Seller in the leasing, lease negotiations, marketing and sale or leasing of this property.

297 Main St. Lewiston, ME

Demographic



Demographic:

Mile 1- 19,420

Mile 2- 39,474

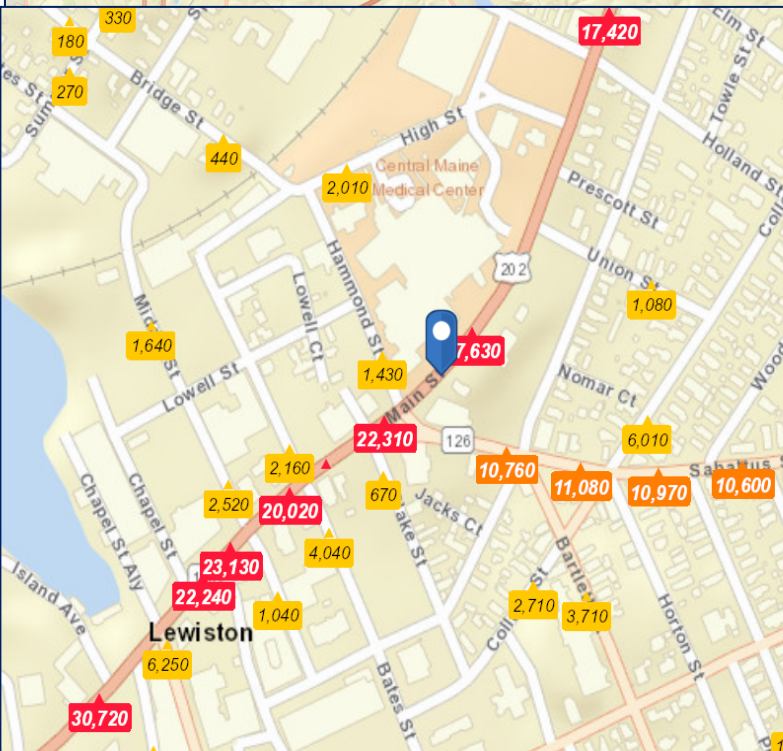
Mile 3- 49,291

Median-Income:

Mile 1- \$22,989

Mile 2- \$35,298

Mile 3- \$38,846



Average Daily Traffic

Count:

17,630

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297 Main St. Lewiston, ME

Aerial Photo

10/24/2018

Lewiston Parcel Viewer



City of Lewiston
Parcel Viewer



<https://webapps2.cgis-solutions.com/Lewiston/Basic/index.html>

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For More Information:
John R. Gendron, CCIM
207-939-8500
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