

**GENDRON**

COMMERCIAL BOSTON

**FOR SALE**

# 68 Alfred Road Sanford, Maine

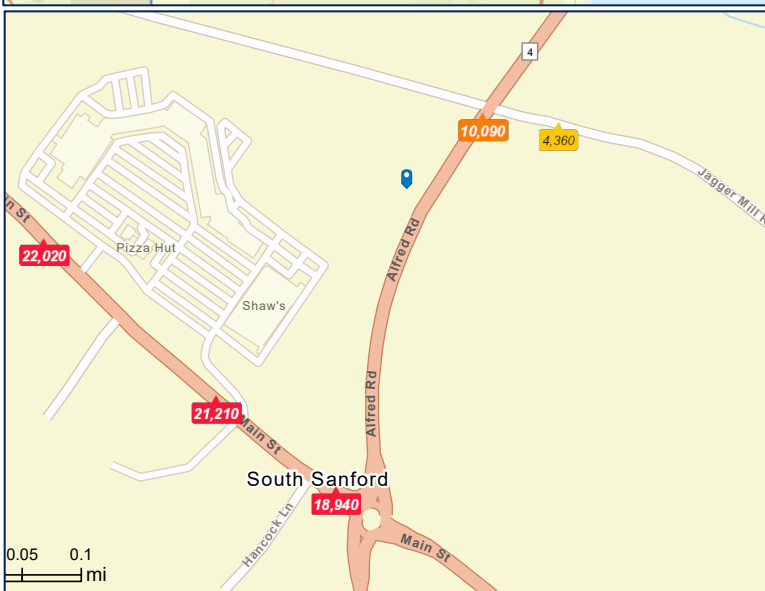
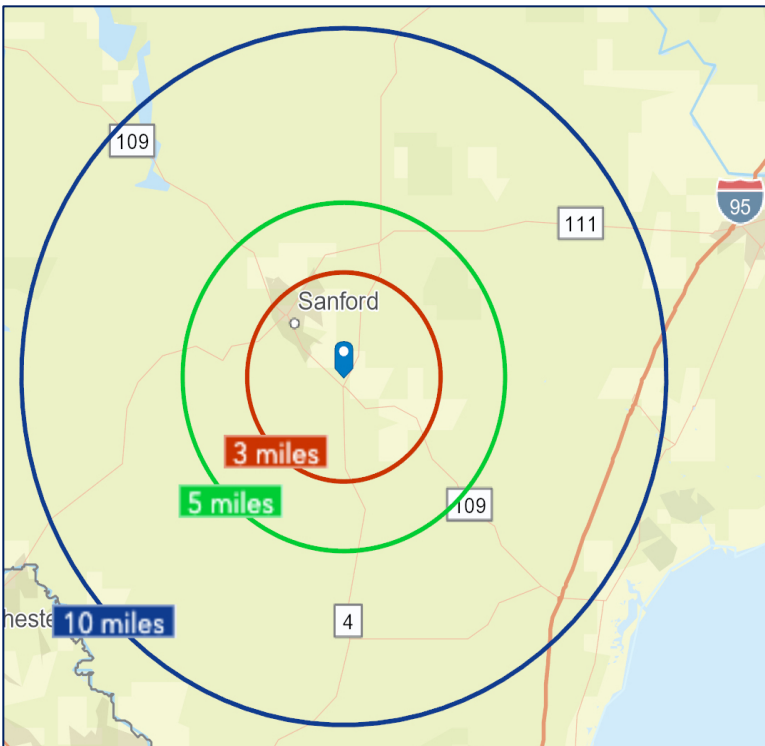


## Vacant Land, Corner Lot For Sale!

|                              |  |
|------------------------------|--|
| FOR SALE:                    | Corner Lot of Vacant Land for Sale!  |
| Property Address:            | 68 Alfred Rd. Sanford, ME  |
| Description:                 | 2.54 +/- AC Corner lot on Rte 4 with access to the City of Sanford's new High School!<br>Site is unimproved with small shed on land. |
| Tax Map/Lot:                 | Map R15, Lot 31 + Land from R15, Lot 32  |
| Frontage:                    | 266 FT   |
| Land Area:                   | 2.54 +/- AC;    Approx. subject to survey  |
| Building Area:               | N/A  |
| Water:                       | Well   |
| Sewer:                       | Septic   |
| Zone:                        | Urban Bus (UB) – Permitted uses include Commercial & Multi Family Development  |
| Sale Price:                  | <b>\$275,000</b>   |
| <b>For More Information:</b> | Marc Brunelle  |
| <i>please call:</i>          | Cell: 207-229-5156 or <a href="mailto:mrbcommercial@gmail.com">mrbcommercial@gmail.com</a>   |
|                              |  |
|                              |  |

## 68 Alfred Rd. Sanford, ME

### Demographics



#### Demographics:

Mile 3 - 14,595  
Mile 5 - 24,633  
Mile 10 - 58,620

#### Median-Income:

Mile 3- \$46,963  
Mile 5- \$53,087  
Mile 10- \$64,874

**Average Daily Traffic Count:  
14,450**

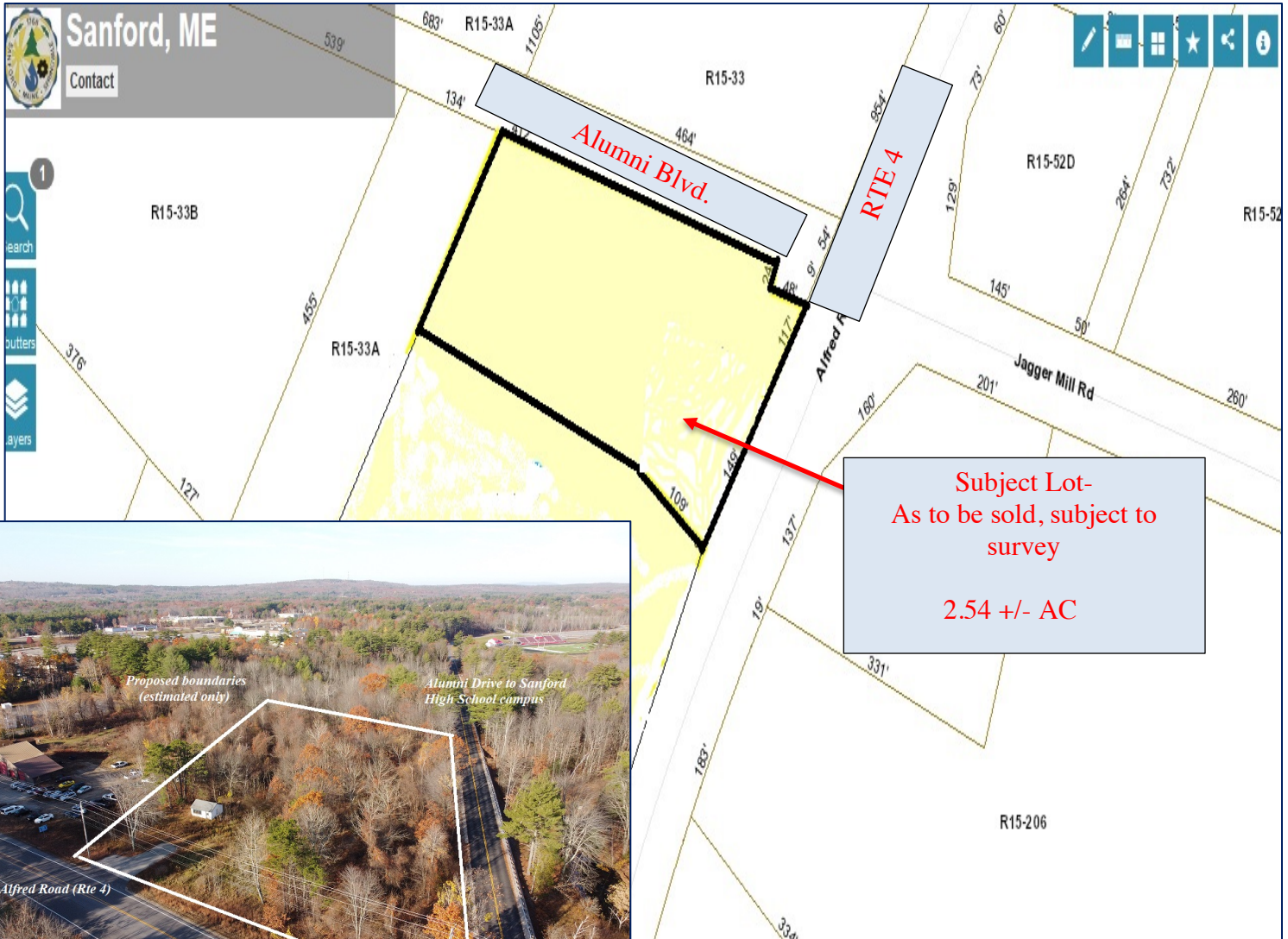
**Corner of Route 4 & Jagger  
Mill Rd**

# GENDRON

COMMERCIAL BOSTON

## 56 Alfred Rd. Sanford, ME

### Tax Map



*For More Information:*

**Marc Brunelle**

**207-229-5156**

**[mrbcommercial@gmail.com](mailto:mrbcommercial@gmail.com)**

Portland, Maine

• Boston, Massachusetts

• New York, New York