



# FLEX/INDUSTRIAL FOR SUBLEASE

## 15 Washington Ave, Scarborough, ME

**Available Space:** 1,500 ± SF

**Lease Rate:** \$1,750.00 Monthly  
NNN

### Property Description:

We are pleased to offer for sublease a highly versatile industrial/flex unit located at 15 Washington Ave, Scarborough, ME. Strategically located in the heart of Scarborough's highly accessible industrial park. This industrial/flex unit is an ideal solution for businesses looking for a cost-effective, functional space that can accommodate a variety of operations. Don't miss your chance at this limited opportunity.



- **Property Address:** 15 Washington Ave, Unit 3, Scarborough, Maine 04074
- **Year Built:** 2017
- **Ceiling Height:** 16'
- **Zoning:** I-Industrial
- **No. of Stories:** One (1)
- **Sprinkler:** Yes, west system
- **Sub-Landlord:** CAHILL ASSET INC.
- **NNN's:** \$2.80 Est.
- **Electric:** 400 amp, 3-Phase
- **Parking:** On-Site (3 per unit).
- **HVAC:** Gas-Fired
- **Overhead Door:** 12'x10'
- **Water/Sewer:** Municipal

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# Interior Photos

15 Washington Ave, Scarborough, ME







# Exterior Photos

15 Washington Ave, Scarborough, ME







# Area Map

15 Washington Ave, Scarborough, ME

