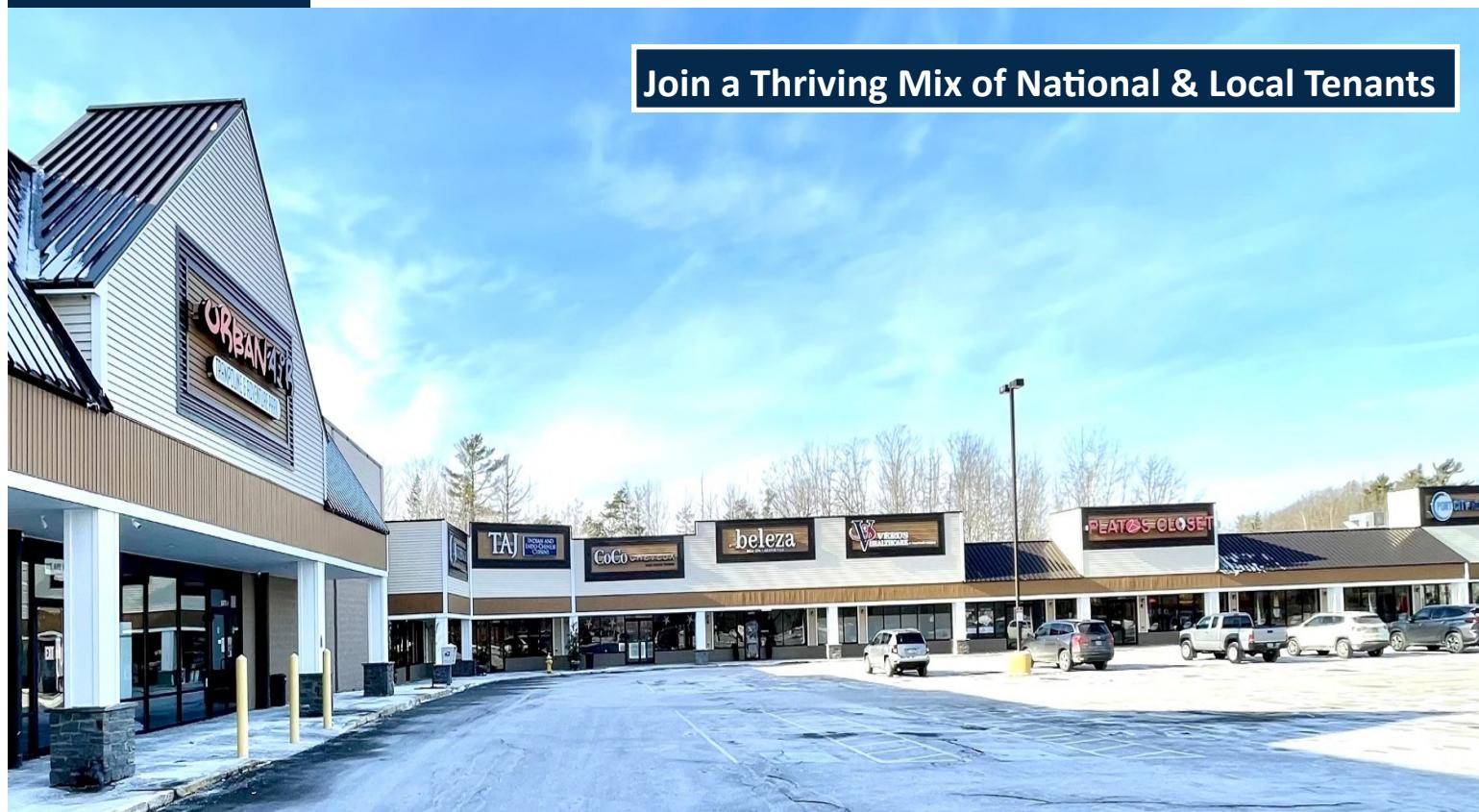




RETAIL FOR LEASE

333 Clark's Pond Parkway, South Portland, ME



Join a Thriving Mix of National & Local Tenants

Property Description:

Available Space:
1,287-3,500+/- SF

Lease Rate: \$20.00-\$22.00
PSF NNN

Anchored by Home Depot and supported by a strong mix of national and local tenants, including Home Depot, Urban Air, Taj Indian Cuisine, CoCo Cheveux, Beleza Med Spa + Aesthetics, Maine Warrior Gym, The Axe Pit, and Plato's Closet, The Shops at Clark's Pond offer exceptional visibility and connectivity within one of South Portland's most dynamic retail corridors. Positioned just off I-95 and I-295 in the heart of the Maine Mall trade area, the center benefits from steady enhancements that continue to elevate the overall environment, tenant experience, and customer appeal. Its prominent location, improved site efficiency, and well-maintained presentation make Clark's Pond a standout choice for retailers seeking a high-performing, destination-driven setting in a thriving commercial community.

- Property Address:** 333 Clark's Pond Parkway, South Portland, ME
- Owner:** 333 Clark's Pond LLC
- Zoning:** CCR
- Year Built:** 1991/2017
- Building Size:** 62,068 +/- SF
- No. of Stories:** One (1)
- Utilities:** Rooftop Gas Fired HVAC

- Parking:** Ample on-site parking.
- Area Amenities:** Close to Maine Mall, hotels, parking, shopping, and restaurants.
- NNN:** \$4.60 PSF

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The Shops at Clarks Pond Site Overview

333 Clark's Pond Parkway, South Portland, ME



SIGNAGE OPPORTUNITIES:

Tenants will enjoy 2 slides on the rotating digital board of the street pylon sign along with 1 signage plaque on the street pylon.

Space A Photos

333 Clark's Pond Parkway, South Portland, ME





COMPASS
COMMERCIAL BROKERS

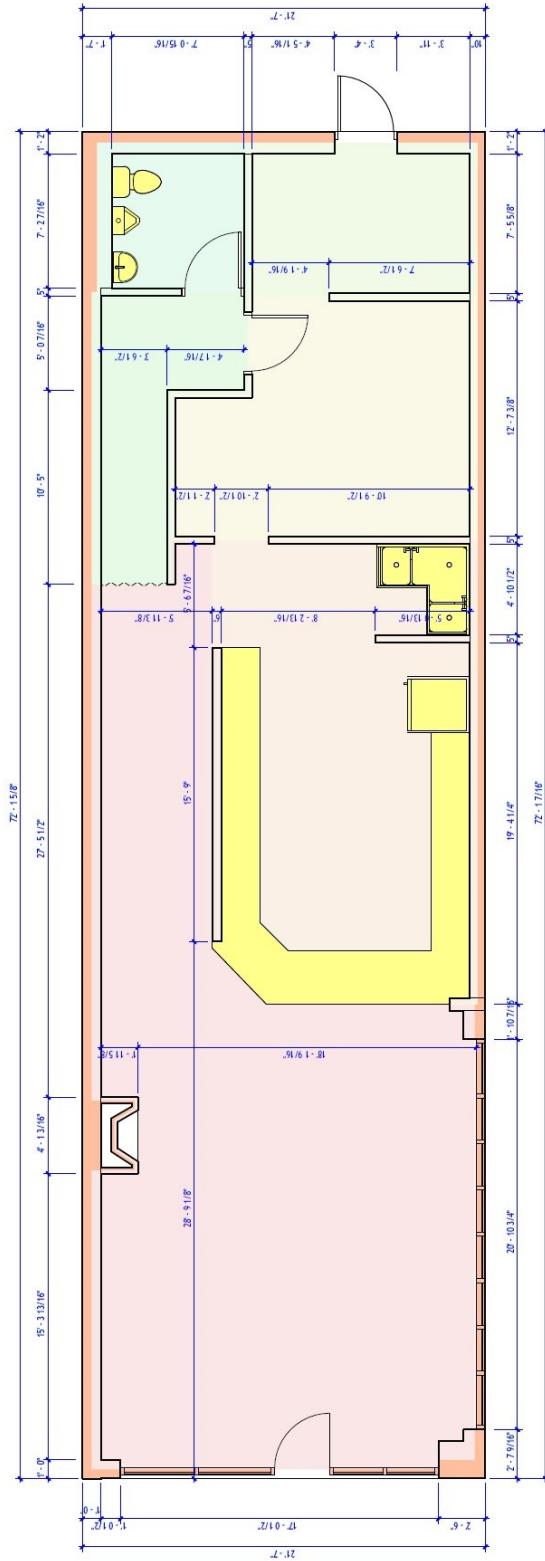
Space A Floorplan

333 Clark's Pond Parkway, South Portland, ME

SQUARE FOOTAGE

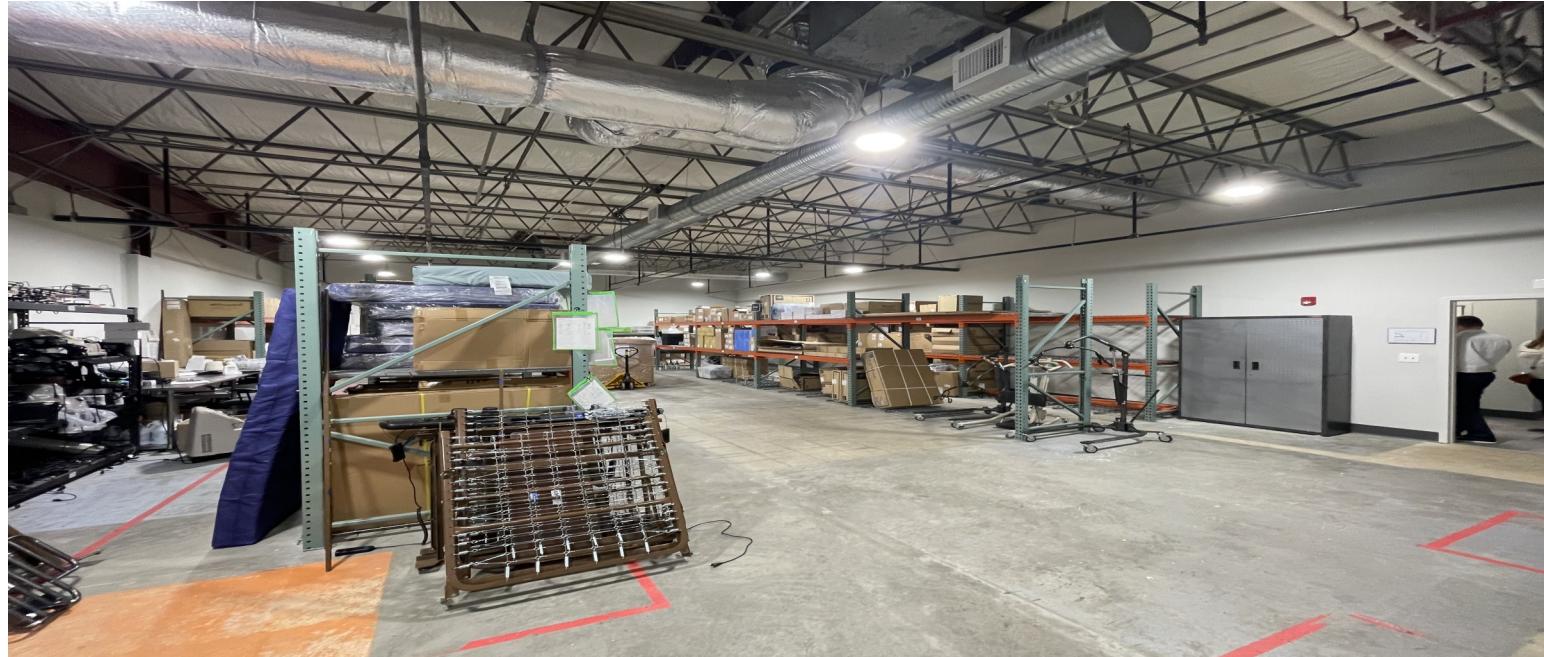
1,557+/- SF

(BOMA)



Space B Photos

333 Clark's Pond Parkway, South Portland, ME





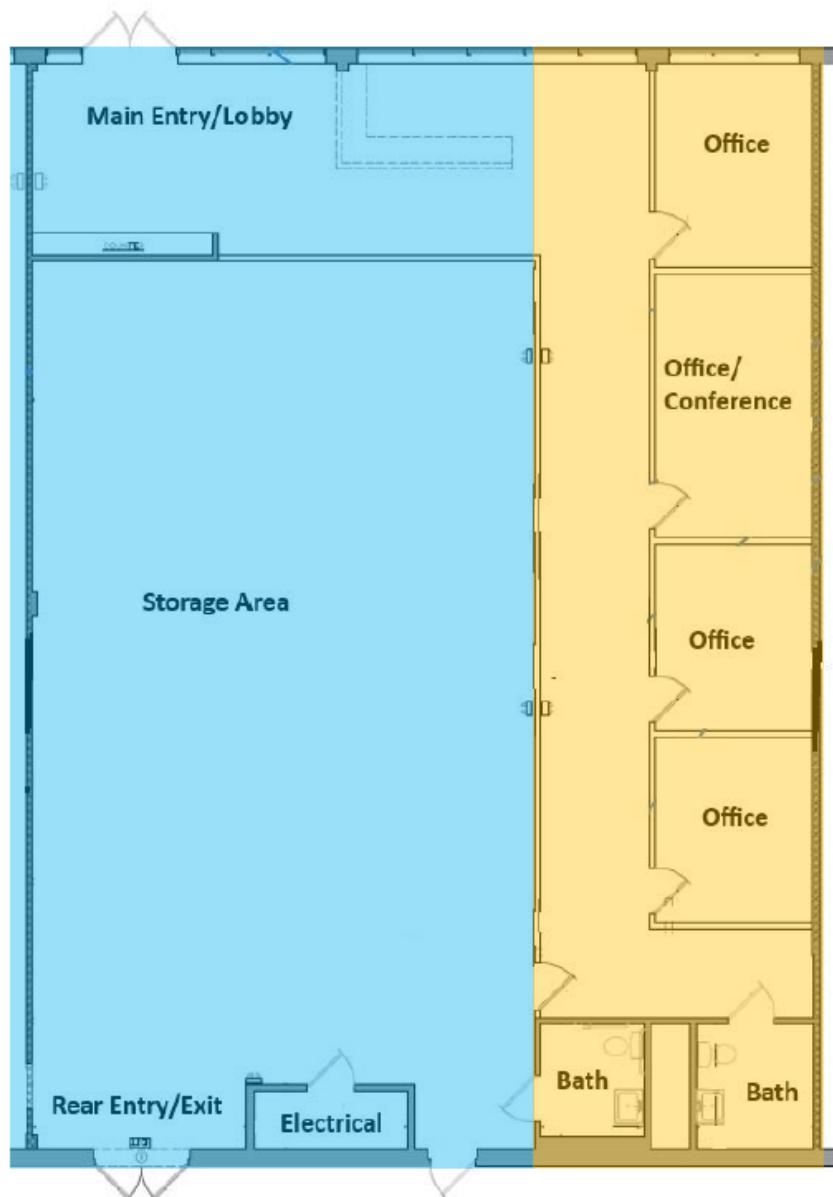
Space B Floorplan

333 Clark's Pond Parkway, South Portland, ME

DIVISION PLAN BREAKDOWN

- Suite A: 2,388+/- SF 
- Suite B: 1,287+/- SF 
- Suites A&B Combined: 

3,500+/- SF



*A new main entry for Suite B would be created. (See Broker for Details).

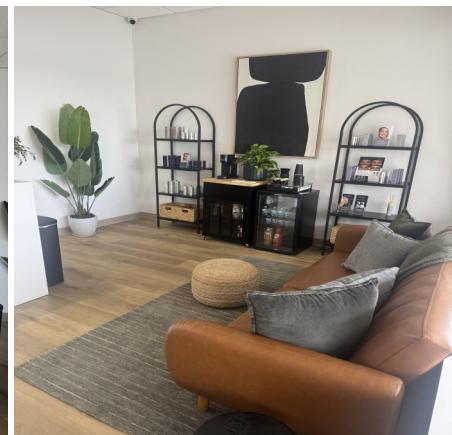


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Neighboring Tenants Interior Photos

333 Clark's Pond Parkway, South Portland, ME

beleza



CoCo
CHEVEUX



TAJ
INDIAN CUISINE





COMPASS
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Site & Surrounding Businesses

333 Clark's Pond Parkway, South Portland, ME

