

## OFFICE FOR LEASE

# 29 PARKWAY COMPLEX

29 Westminster, Lewiston, ME 04240



### PROPERTY DESCRIPTION

Ideal location for retail or office space. Whatever your criteria, this lease can meet your needs. 2500+/- sq ft available but other spaces could be configured if more room is needed. There is ample parking for all of your vehicles. Close to Maine Turnpike, Alfred A. Plourde Parkway, and the east-west corridor- Rt 196. Other business park occupants include manufacturing, warehouse, and distribution facilities and the Lewiston campus of the University of Maine.

### PROPERTY HIGHLIGHTS

- High Visibility Route 196 Location less than 1/2 mile to exit 80 Maine Turnpike
- Busy Commuter Corridor
- Tenants Include a Mix of Retail, Service, Office, and Industrial
- Road Frontage 550+/- Ft
- Ceiling Height 10-16 Ft
- Uses: Retail, Light Manufacturing, Office, Warehouse

### OFFERING SUMMARY

Lease Rate:	\$12.00 SF/yr (MG)
Available SF:	2,500 SF
Building Size:	2,500 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	923	16,098	27,313
Total Population	1,990	33,756	57,765
Average HH Income	\$73,366	\$49,935	\$56,903

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

### DAVID COSTELLO

Associate Broker/Business Broker  
O: 207.879.9800  
C: 207.754.7494  
dcostello@rockwaterme.com  
ME #BA923558

### KW COMMERCIAL

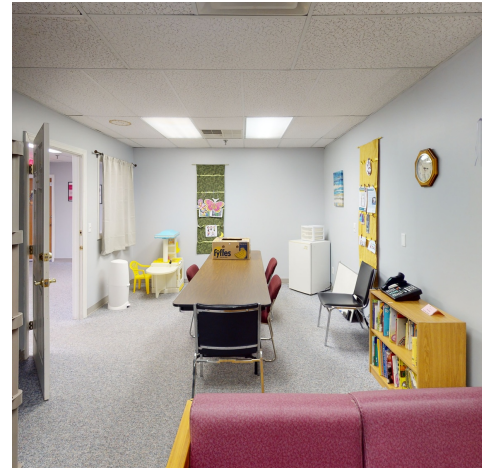
50 Sewall Street  
Second Floor  
Portland, ME 04102

Each Office Independently Owned and Operated [kwcommercial.com](http://kwcommercial.com)

**OFFICE FOR LEASE**

# 29 PARKWAY COMPLEX

29 Westminster, Lewiston, ME 04240



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

## DAVID COSTELLO

Associate Broker/Business Broker  
O: 207.879.9800  
C: 207.754.7494  
dcostello@rockwaterme.com  
ME #BA923558

## KW COMMERCIAL

50 Sewall Street  
Second Floor  
Portland, ME 04102

Each Office Independently Owned and Operated [kwcommercial.com](http://kwcommercial.com)

OFFICE FOR LEASE

# 29 PARKWAY COMPLEX

29 Westminster, Lewiston, ME 04240



We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

**DAVID COSTELLO**

Associate Broker/Business Broker  
O: 207.879.9800  
C: 207.754.7494  
dcostello@rockwaterme.com  
ME #BA923558

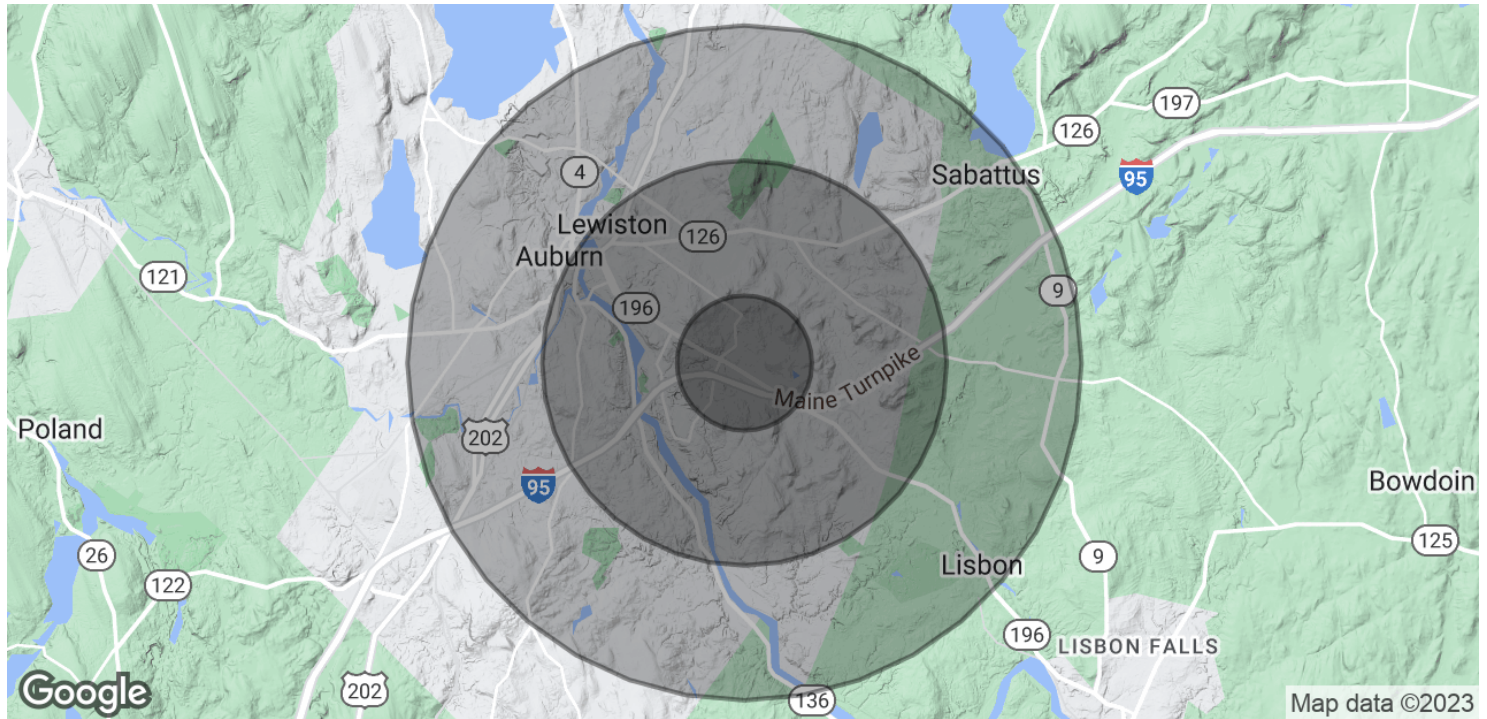
**KW COMMERCIAL**

50 Sewall Street  
Second Floor  
Portland, ME 04102

Each Office Independently Owned and Operated [kwcommercial.com](http://kwcommercial.com)

## 29 PARKWAY COMPLEX

29 Westminster, Lewiston, ME 04240



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	1,990	33,756	57,765
Average Age	50.7	39.7	40.6
Average Age (Male)	50.5	38.0	38.8
Average Age (Female)	51.6	40.7	41.4

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	923	16,098	27,313
# of Persons per HH	2.2	2.1	2.1
Average HH Income	\$73,366	\$49,935	\$56,903
Average House Value	\$166,729	\$127,245	\$138,985

\* Demographic data derived from 2020 ACS - US Census

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

## DAVID COSTELLO

Associate Broker/Business Broker  
 O: 207.879.9800  
 C: 207.754.7494  
 dcostello@rockwaterme.com  
 ME #BA923558

## KW COMMERCIAL

50 Sewall Street  
 Second Floor  
 Portland, ME 04102