



Lot lines are approximate

PROPERTY HIGHLIGHTS

- 6,800± SF City-owned development site
- Ideal for mixed use
- Established restaurant/retail tenant ready to lease the ground and first floors
- Major employers interested in leasing residential apartments on upper floors
- Located on the banks of the Androscoggin River with spectacular views
- In close proximity to Auburn City Hall, Norway Savings Bank, YMCA, Hilton Garden Inn, TD Bank and the US Post Office
- Projects that create a minimum of \$2 million in assessable value within the district may be eligible for a Credit Enhancement to assist with development costs
- The Auburn City Council has allocated \$1 million toward downtown redevelopment projects
- A maximum of \$250,000 per project is available to assist with substantial development.



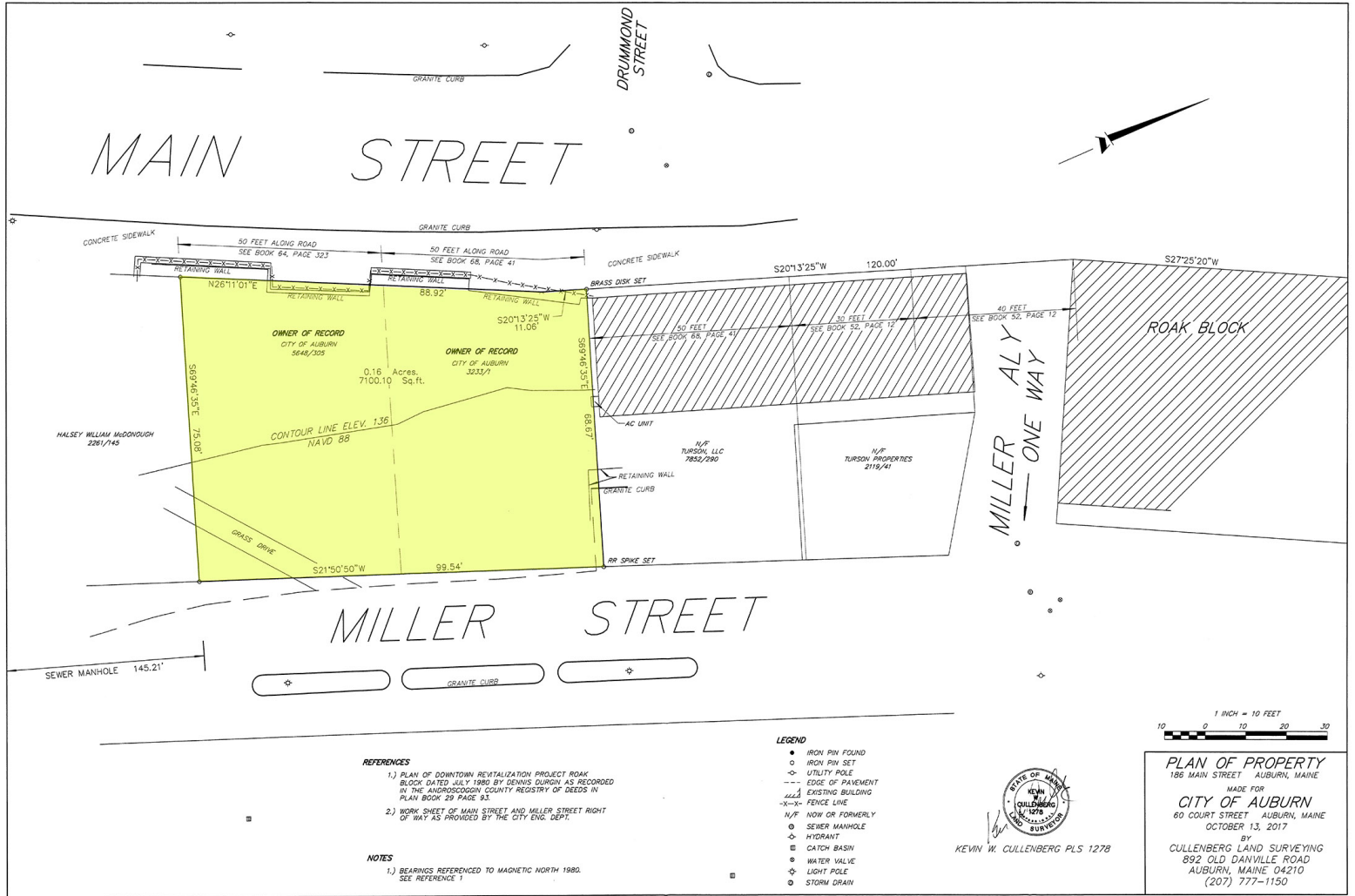
PROPERTY DETAILS

OWNER	City of Auburn
LOT SIZE	6,800± SF (0.16± Acres)
MAP/LOT	231/020
BOOK/PAGE	5648/305 & 3233/1
PARKING	Public parking available nearby
ZONING	T-4.2 - Traditional downtown neighborhood
UTILITIES	Public water/sewer at street
SALE PRICE	See Broker for Incentive Pricing





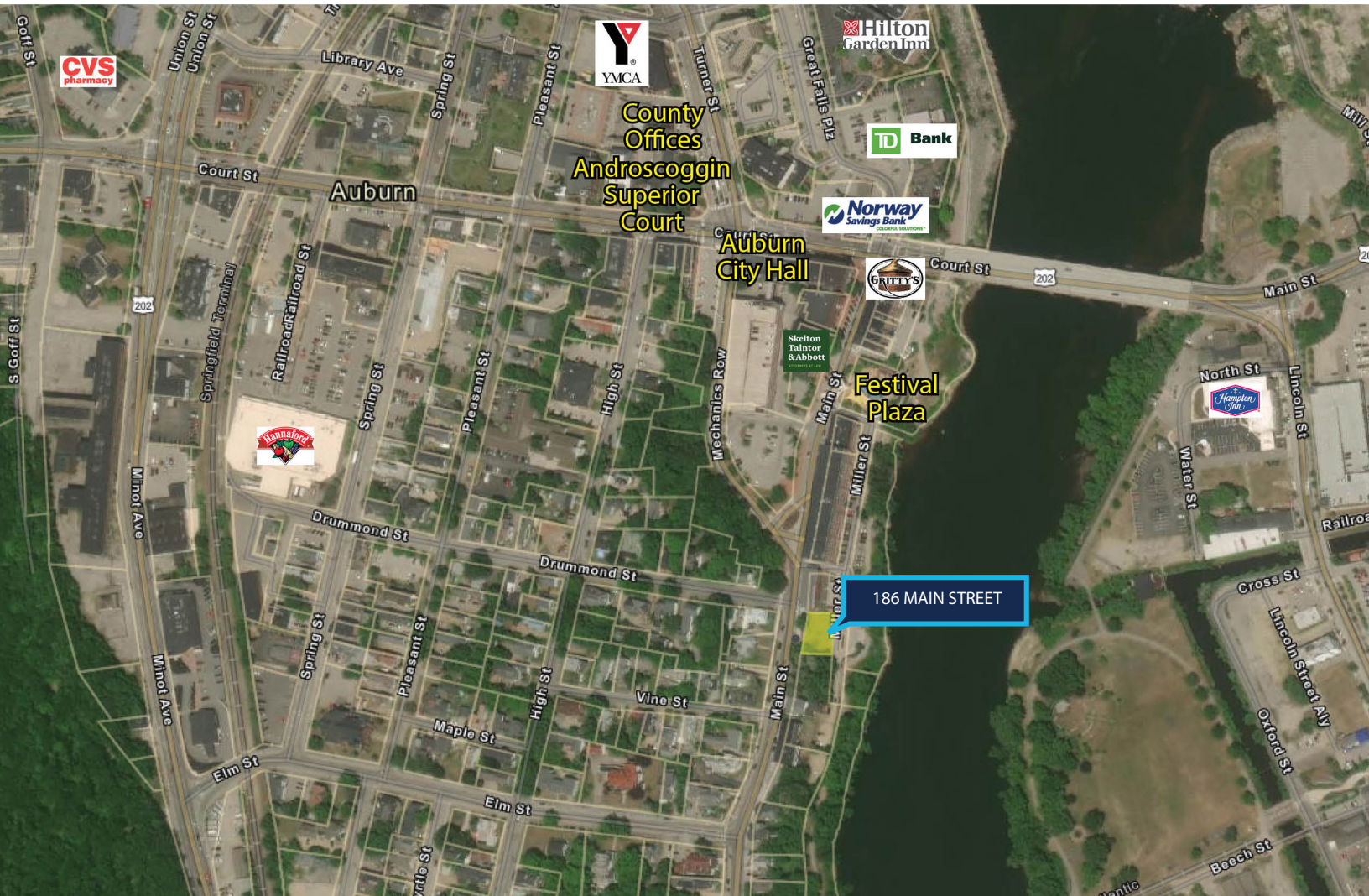
SITE PLAN



Note: City will consider conveying a portion of Miller Street and dedicating parking in public lots for residential tenants.

FOR SALE | URBAN INFILL DEVELOPMENT SITE

186 MAIN STREET, AUBURN, ME 04210



CONTACT US



CHRIS PASZYC, SIOR, CCIM
Partner

+1 207.553.1709 D

+1 207.939.4147 C

cpaszyc@boulos.com

©2021 The Boulos Company, Inc. All rights reserved. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk. The Boulos Company and The Boulos Company logo are service marks of The Boulos Company, Inc. All other marks displayed on this document are the property of their respective owners. Photos herein are the property of their respective owners. Use of these images without the express written consent of the owner is prohibited.