

FOR LEASE | PROFESSIONAL OFFICES

Thomas Block | 100 Commercial Street, Portland, ME



THE THOMAS BLOCK

- Suites vary from 371± SF - 2,050± SF offices
- Historic brick and stone building
- Water views or Commercial Street views
- On-site property management
- Parking spaces available for lease at the Fore Street Garage

LEASE RATE: \$25.75 - \$29.75/SF MG



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PROPERTY SUMMARY

Thomas Block | 100 Commercial Street, Portland, ME



PROPERTY DETAILS

OWNER: Soley Wharf LLC

DEED: Book 14227, Page 74

ASSESSOR: Map 30, Block C, Lots 1-8

LOT SIZE: 0.35± AC

BUILDING SIZE: 61,657± SF

STORIES: Four (4)

YEAR BUILT: 1900

CONSTRUCTION: Fieldstone

ROOF: Flat

SIDING: Brick & stone

FLOOR: Hardwood floors, carpet & tile mix

CEILING HEIGHT: 10-12'±

ELECTRICITY: 100 amp

HVAC: Electric

UTILITIES: Municipal

RESTROOMS: 2nd Floor - common area
3rd & 4th Floor - restrooms in suite

ELEVATOR: Yes

SIGNAGE: Directory board in lobby

ZONING: B3 Downtown Business District
PAD Pedestrian Activity Overlay

SUITE 202

SIZE: 1,596± SF

LAYOUT: Four offices, open area and reception area

LEASE RATE: \$28.75/SF MG

SUITE 211

SIZE: 371± SF

LAYOUT: One open office suite with windows overlooking Commercial Street

LEASE RATE: \$825/mo MG

SUITE 305/307

SIZE: 1,614± SF

LAYOUT: Four offices, storage room, kitchen, private restroom and reception area

LEASE RATE: \$25.75/SF MG

SUITE 410/412

SIZE: 2,050± SF

LAYOUT: Mix of open area and private offices, reception, conference room, kitchen, private restroom, waterviews and balcony

LEASE RATE: \$29.75/SF MG

SUITE 411/415

SIZE: 1,532± SF

LAYOUT: Open concept with reception area, server room, one restroom

LEASE RATE: \$25.75/SF MG

FLOOR PLANS

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EXISTING 2ND FLOOR

1/8" = 1'-0"



EXISTING 4TH FLOOR

1/8" = 1'-0"

FLOOR PLANS

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SUITES 305 & 307 - EXISTING CONDITIONS FLOOR PLAN

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