

# FOR LEASE

FLAGSHIP CINEMAS  
*Premium*



Renys



## RETAIL SPACE AT WELLS PLAZA

40-75 WELLS PLAZA, WELLS, ME 04090

### PROPERTY HIGHLIGHTS

- 3,274± of inline retail space available for lease
- This 93,263± SF retail center is in an ideal location with excellent traffic flow and visibility from Route One.
- Plaza neighbors include Hannaford, Flagship Cinemas, Reny's, Saco Bay Physical Therapy, and others. **Coming soon: Starbucks, Azul Agave Mexican Restaurant, and Iron Clad Martial Arts.**
- Abundant on-site parking available.



THE BOULOS COMPANY IS  
PLEASED TO REPRESENT:

  
**BRIDGE33**

  
**THE BOULOS  
COMPANY**

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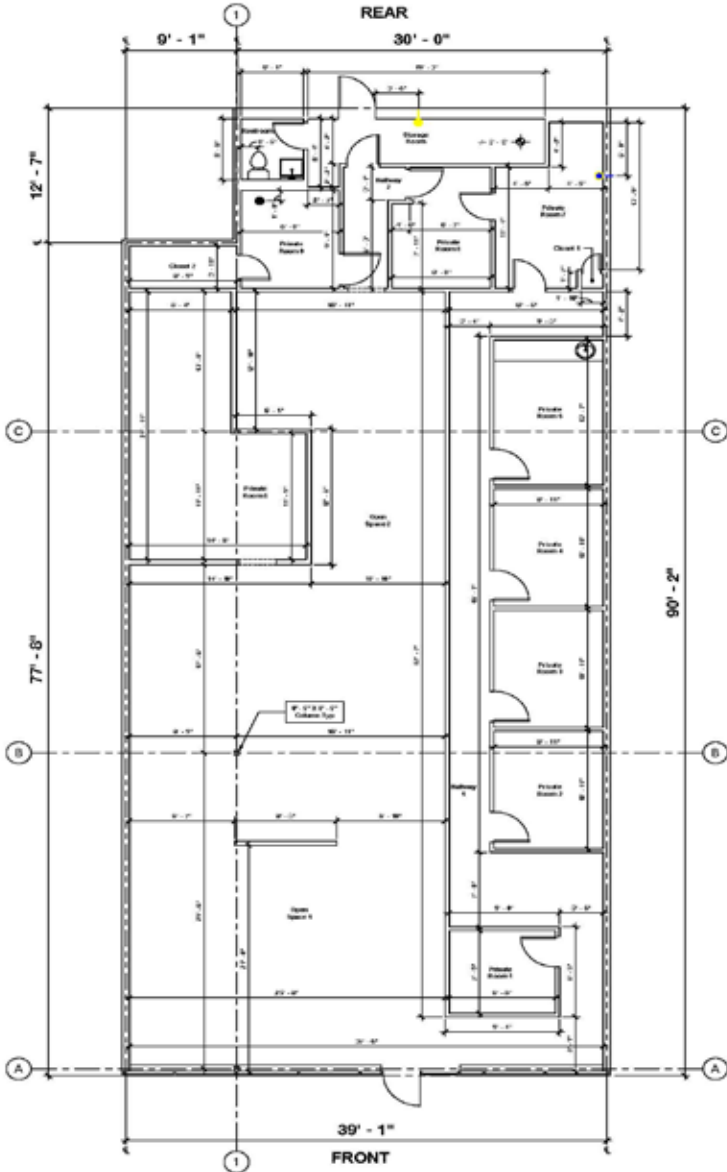
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## PROPERTY DETAILS

<b>OWNER</b>	B33 Wells Plaza II, LLC
<b>DEED REFERENCE</b>	Book 18716, Page 204
<b>ASSESSOR'S REFERENCE</b>	Map 121, Lot 024
<b>BUILDING SIZE</b>	93,263± SF
<b>LOT SIZE</b>	15.03± Acres
<b>ZONING</b>	GB - General Business
<b>AVAILABLE SPACE</b>	Unit 8: 3,274± SF
<b>UTILITIES</b>	Municipal water and sewer
<b>HVAC</b>	Gas-fired forced air heat; Central A/C
<b>SIGNAGE</b>	Pylon at entrance and on building or awning
<b>PARKING</b>	633± on-site spaces (6.81:2,000± SF)
<b>LEASE RATE</b>	Contact listing brokers
<b>NNN EXPENSES</b>	\$6.33/SF

## FLOOR PLAN

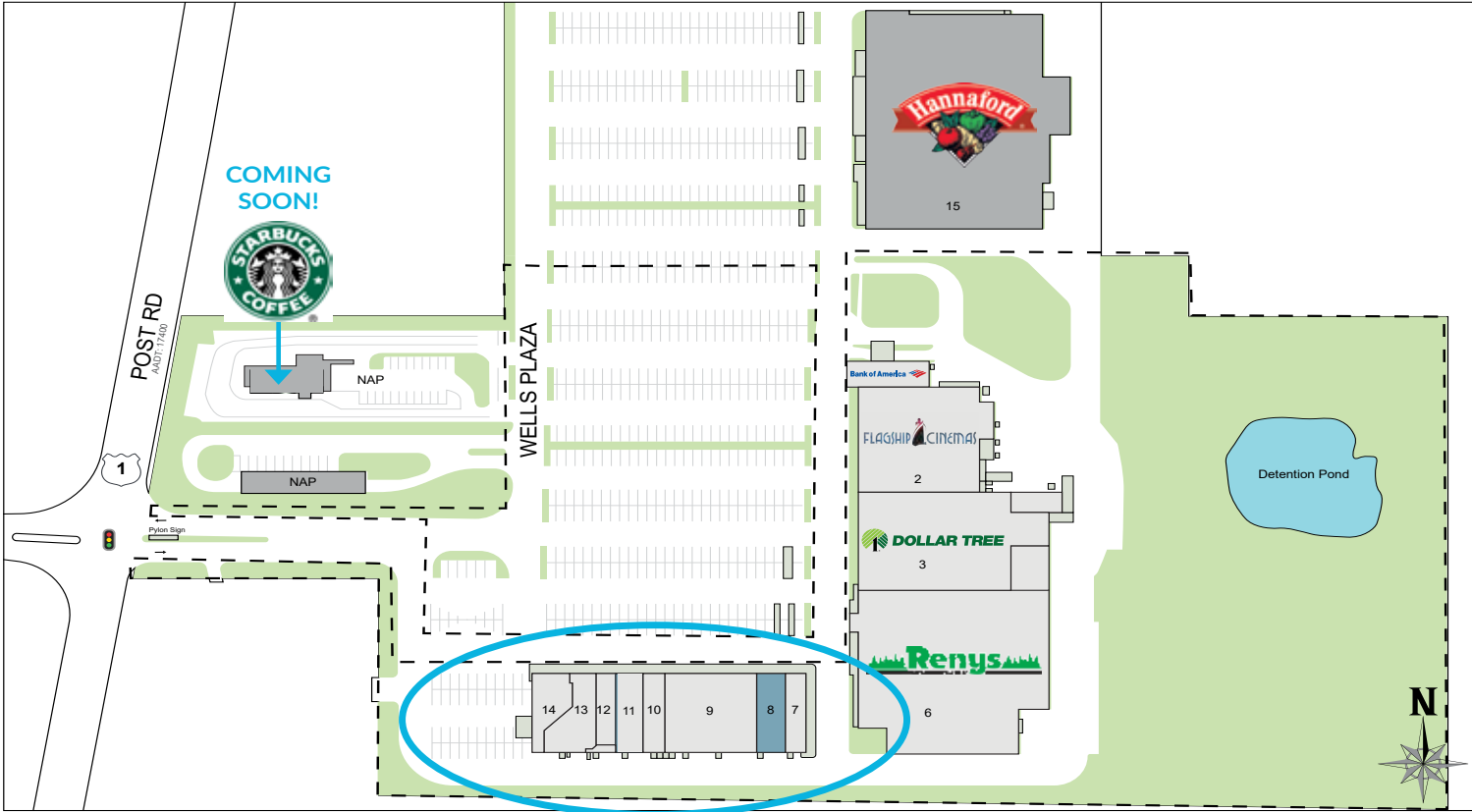


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## SITE PLAN



AVAILABLE SPACE - SUITE 8: 3,274± SF



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## CONTACT US



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