

MLS #: 1651683

Status: Active

Directions: 115 Franklin Street. Elevator to 4th floor.

County: Penobscot

Property Type: Commercial

Public Detail Report

Association Fee: \$511/ Monthly

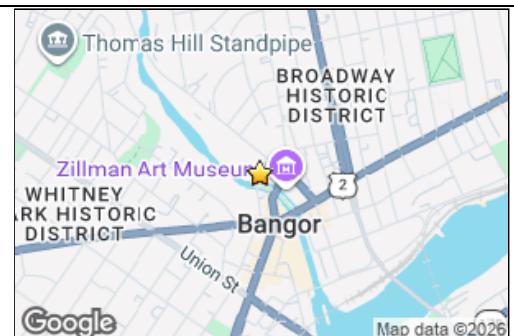
List Price: \$219,000

Original List Price: \$219,000



115 Franklin Street, Unit #: Suite 4 Bangor, ME 04401-4973

List Price: \$219,000
MLS#: 1651683



General Information

Year Built +/-: 1912

Lot Size Acres +/-: 0.05

Sqft Fin Total +/-: 2,014

Sub-Type: Office

Land Information

Leased Land: No

Zoning: Downtown Development

Surveyed: Unknown

Lot Size Acres +/-: 0.05

Interior Information

Leases: No

Total # Floors: 1

Year Built +/-: 1912

Total SqFt: 2,014

Year Renovated +/-: 1983

Property Features

Utilities: Utilities On: Yes

Basement: Full

Heat System: Forced Air

Building: Elevator Passenger; Storage

Foundation Materials: Block; Poured Concrete

Heat Fuel: Electric

Features:

Exterior: Brick

Water: Public

Parking: Assigned; Off Street; On Street

Location: Bus Line; Business District; Downtown; Historic

District; Near Shopping; Public Transport

Access

Electric: Circuit Breakers

Sewer: Public

Sewer: Public Sewer

Tax/Deed Information

Book/Page/Deed: 17401/206-209/All

Full Tax Amt/Yr: \$3,502.83/ 2025

Map/Block/Lot: 411/82

Deed/Conveyance Type Offered: Warranty

Tax ID: BANG-000041-000082-000115A-000004

Deed Restrictions: Yes

Remarks

Remarks: Located in the heart of downtown Bangor, this fourth-floor commercial condo offers a rare opportunity for an owner-occupied business or an investor seeking flexible office space. Everything you and your clients need outside the office is also minutes in any direction - restaurants, shops, City Hall, the post office, and the library. It all comes together to create an ideal setting for you to plant your business and grow. The 2,014± square foot unit features six dedicated private offices, a larger office that easily functions as a conference room, and two additional workstations in the reception area - maximizing both privacy and productivity. The space was freshly painted within the last year and includes a full kitchen and a private restroom with a shower, adding comfort and convenience. Currently owned and occupied by a single business, the layout also lends itself well to income generation by leasing individual offices to professionals in need of downtown workspace. Additional features include direct elevator access to the unit, approximately 150 square feet of secure basement storage, and dedicated parking behind the building. There is also plenty of free on-street parking, along with a paid public parking lot directly across the street. Overall, this well-maintained office condo offers location, flexibility, and long-term potential to work for you - or earn for you. The space is available for occupancy in June.

LO: ERA Dawson-Bradford Co.

Listing provided courtesy of:

ERA Dawson-Bradford Co.

ERA Dawson-Bradford Co.

417 Main Street

Bangor, ME 04401

207-947-3363

207-947-6788

requests@eradawson.com

Prepared by ERA Dawson-Bradford Co. on Thursday, February 12, 2026 10:46 AM.

The information on MLS listings has been assembled from various sources of varying degrees of reliability. Any information that is critical to your buying decision should be independently verified. All dimensions are approximate and not guaranteed. Copyright Maine Listings © 2026 and FBS.

