

MLS #: 1426641

Status: Active

County: Washington

Property Type:

Commercial

List Price: \$699,000

Directions: From US-1 and Route 9 to Industrial Drive FKA 35 DiCenzo Ave North Calais ME

**35 Dicenzo Avenue**

Calais, ME 04619

List Price: \$699,000MLS#: **1426641****General Information**

Year Built +/-: 1982

Lot Size Acres +/-: 29.7

Sqft Fin Total +/-: 21,882

Sub-Type: General Commercial

Land Information

Leased Land: No

Surveyed: Yes

Lot Size Acres +/-: 29.7

Zoning: Commercial

Zoning Overlay: No

Bank Owned REO: No

Interior Information

Leases: No

Maximum Floor Capacity: 15,362

Office SqFt +/-: 2,520

Total SqFt: 21,882

Total # Floors: 1

Ceiling Height +/-: 20

Manufacturing SqFt: 2,520

Year Built +/-: 1982

Year Renovated +/-: 1990

Property Features

Utilities: Utilities On: Yes

Building: Internet Access Available; Overhead

Features: Doors

Parking: 21+ Spaces; Garage; Paved

Location: Business District; Industrial Park;

Water Frontage

Electric: Circuit Breakers; Three Phase

Gas: No Gas; Other Gas

Basement: Finished; Full; Slab

Construction: Steel Frame

Foundation Materials: Poured Concrete; Slab

Exterior: Block; Brick

Roof: Metal; Shingle

Heat System: Baseboard; Blowers; Hot

Air

Heat Fuel: Electric; Oil; Wood

Water: Public

Sewer: Septic Existing on Site

Accessibility Amenities: 36+ Inch Doors

Tax/Deed Information

Book/Page: 2408 & 3204/207 & 208

Full Tax Amt/Yr: \$15,536/ 2017

Map/Block/Lot: 24//01-J-M & 3

Tax ID: 35DicenzoAvenueCalais04619

Deed/Conveyance Type: Quit Claim w/

Offered: Covenant

Remarks

Remarks: 29 acres of land located in the Calais Industrial Park, 1/2 miles from the Canadian Border, 5 miles from Route 9 and 30 miles from the deep-water port in Eastport. This property features Town water/sewer with onsite Railroad access and water access from the St Croix River. Property includes 3 buildings totaling 22,000 +/- total square feet. Building 1: 15,362 sq. ft. with 3-14 ft, 3-12 ft and 3 10-ft garage doors, 20 ft ceilings, piped for exhaust and compressed air & 1 ton lift. Building 2: 4,000 sq. ft. building featuring a 1000 sq. ft. paint booth area with 18 ft. ceilings, 2-14 ft 2-12 ft garage doors, three phase electricity. Building 3 is a 2500 +/- office building with 6 offices, 2 conference rooms, kitchen, 2 bathrooms and a vault. Property has 4 active fuel storage tanks installed in 1998 with three fueling stations.

LO: ERA Dawson-Bradford Co.

Listing provided courtesy of:**ERA Dawson-Bradford Co.**

ERA Dawson-Bradford Co.

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Prepared by ERA Dawson-Bradford Co. on Tuesday, December 10, 2019 12:21 PM.

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