

Public Detail Report

MLS #: 1554230  
 Status: Active

County: Knox  
 Property Type:  
 Commercial

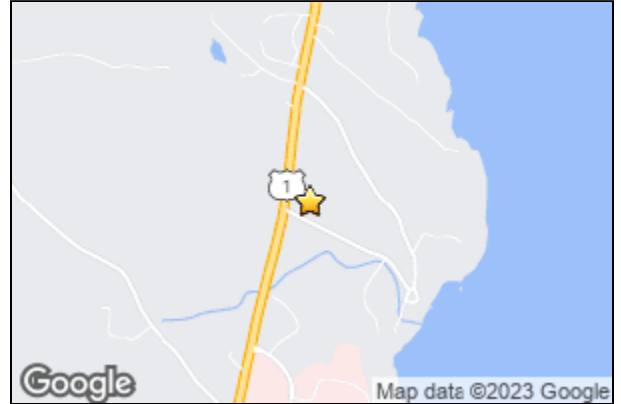
List Price: \$699,000  
 Original List Price:  
 \$699,000

Directions: From Rockland, take Route #1 North, continue through Rockport past the hospital traffic light, property is on right after Dearborn Lane, just before the Oakland Park bowling alley.



770 Commercial Street  
 Rockport, ME 04856

List Price: \$699,000  
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General Information

Year Built +/-: 1955      Lot Size Acres +/-: 2.61      Sqft Fin Total +/-: 7,234  
 Sub-Type: Retail

Land Information

Leased Land: No      Waterfront: No      Zoning: commercial  
 Surveyed: Yes      Srce of Wtrfrt: Seller      Zoning Overlay: No  
 Lot Size Acres +/-: 2.61      Water Views: No

Interior Information

Total SqFt: 7,234      Year Built +/-: 1955  
 Retail SqFt: 7,234

Property Features

<b>Utilities:</b> Utilities On: Yes	<b>Basement:</b> Finished; Full; Walkout	<b>Heat System:</b> Forced Air
<b>Parking:</b> 21+ Spaces; Off Street; On Site; Paved	Access	<b>Heat Fuel:</b> Gas Bottled
<b>Location:</b> Near Airport; Near Shopping; Near Turnpike/Interstate	<b>Construction:</b> Wood Frame	<b>Water:</b> Public
<b>Electric:</b> Circuit Breakers	<b>Foundation Materials:</b> Poured Concrete	<b>Sewer:</b> Public Sewer
<b>Gas:</b> Bottled	<b>Exterior:</b> Vinyl Siding	
	<b>Roof:</b> Composition; Shingle	

Tax/Deed Information

Book/Page/Deed: 3502/0309/All      Full Tax Amt/Yr: \$5,756/ 2021      Map/Block/Lot: 10//235  
 Deed/Conveyance Type: Quit Claim w/      Tax ID: ROCT-000010-000000-000235  
 Offered: Covenant  
 Deed Restrictions: Yes

Remarks

Remarks: Well established restaurant with a long successful history and customer base. Prime location between Rockport and Camden. Easily accessible from all areas of Knox County. Seating capacity is presently 102 seats. Extensive kitchen with a wide array of restaurant equipment. There is an opportunity to expand upon that with approvals from Local and State agencies. There is space in the lower level to accommodate meetings, events and private functions. Ideal opportunity for a couple or partners to expand and grow the business..

LO: ERA Dawson-Bradford Co.

Listing provided courtesy of:

**ERA Dawson-Bradford Co.**  
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Prepared by ERA Dawson-Bradford Co. on Monday, March 20, 2023 2:50 PM.

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