

R10-049-1 - Sale Date Thursday, June 24th 10:30 am

CORPORATE OFFICE/ GARAGE/ LAND

1 AMMO PARK RD
HAMPDEN, ME
Map 10 Lot 56-3



Parcel consists of 3.7± acres beautifully landscaped lot with an office building and 4 bay garage. The corporate office, built in 2002, is a 9,600 square ft., two story, steel building (80'x60'). The first floor shows 8 offices, 2 restrooms, reception area and 5 cubicle work area, while the second floor consists of 10 offices, furnace room, utility, conference room and 2 restrooms. There is a back-up generator with the facility.

The 4 bay service garage is 8400 sq.ft., 80'x60' with in-floor radiant heat. Garage is equipped with a waste oil furnace and Ingersoll Rand Compressor.

Parcel is zoned Industrial 2 with level topography and drilled well/septic system.

*Parcel adjacent to Quarry (R10-049-2), which will be sold as a separate parcel immediately following Corporate Office sale.

