



HARTEL COMMERCIAL REAL ESTATE

FALMOUTH - QUINCY

763 MAIN STREET AND 24 SCRANTON AVENUE

FALMOUTH, MA

763 Main St



24 Scranton Ave



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Strategic Real Estate Services

Property Details

763 Main Street

- * 6,611± SF Retail Space
- * .70± Ac Site
- * BR Zone: Business Redevelopment
- * Formerly Occupied by CC5 Bank
- * FY 2020 Assessment: \$1,295,400
- * FY2020 Tax: \$11,127
- * Drive Up Window - Two Lanes
- * 15 Offices/2 Lobbys/2 Plus Server Rooms Kitchenette/Abundant Storage
- * Built 1987
- * FHA Gas - 100% A/C

24 Scranton Avenue

- * Cleared Vacant Lot
- * Mostly Level
- * 1.23± Ac Site
- * B2 Zone: Business 2
- * FY 2020 Assessment: \$651,400
- * FY 2020 Tax: \$5,596

763 Main Street & 24 Scranton Avenue

- * Combined 1.93± Ac Site
- * Combined FY 2020 Assessment: \$1,946,800
- * Combined FY 2020 Tax: \$16,723
- * Heavily Traveled Route 28 - Year Round Activity

Offered For Sale at \$2,600,000



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230 Jones Road
Suite 6
Falmouth MA 02540

40 Willard Street
Suite 207
Quincy MA 02169

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508-444-0172
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Measurements Not to Scale

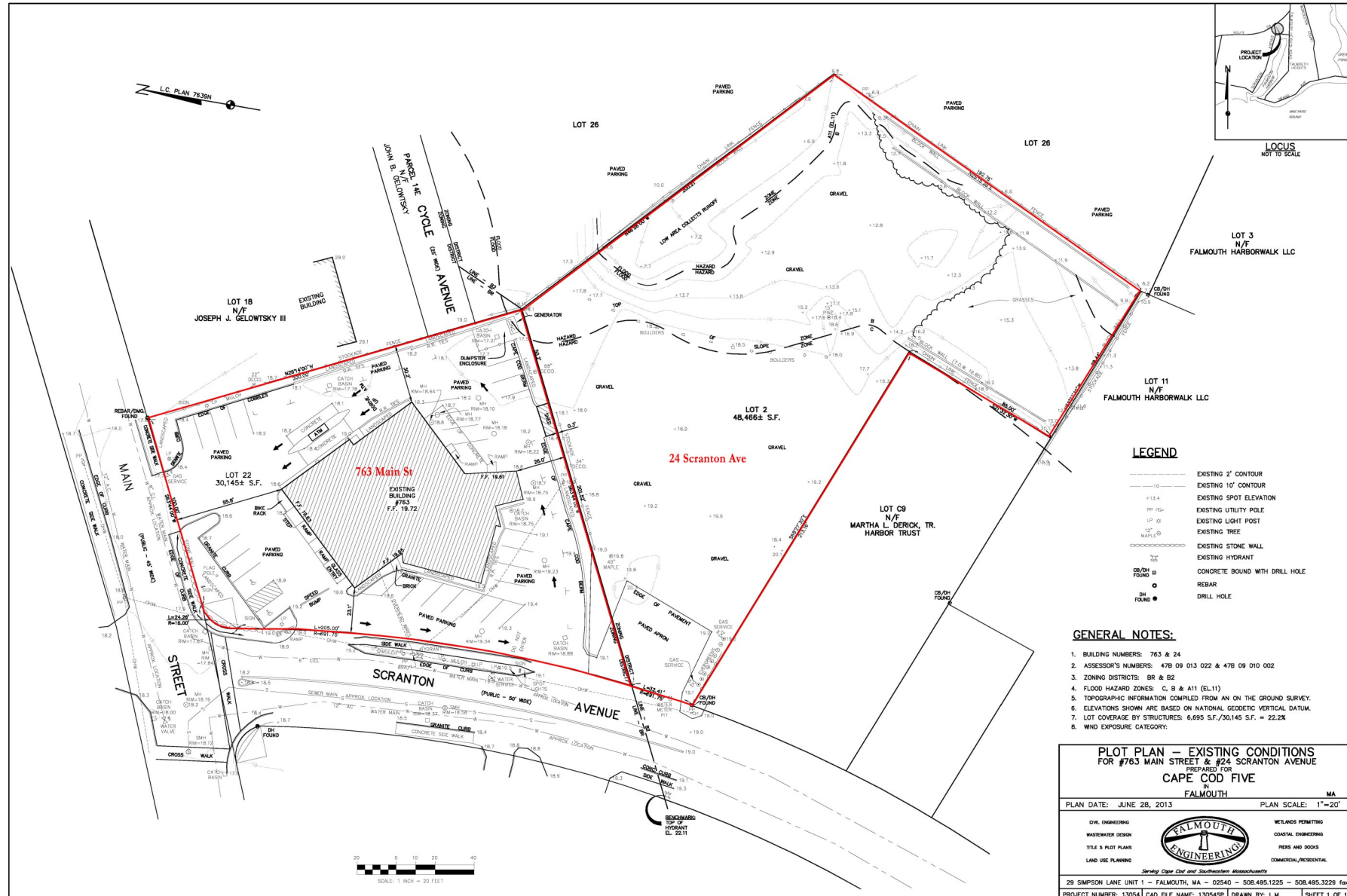


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Existing Conditions Plan - 2013

Note: 24 Scranton Ave. is 1.23± Ac Per Falmouth Assessor FY 2020

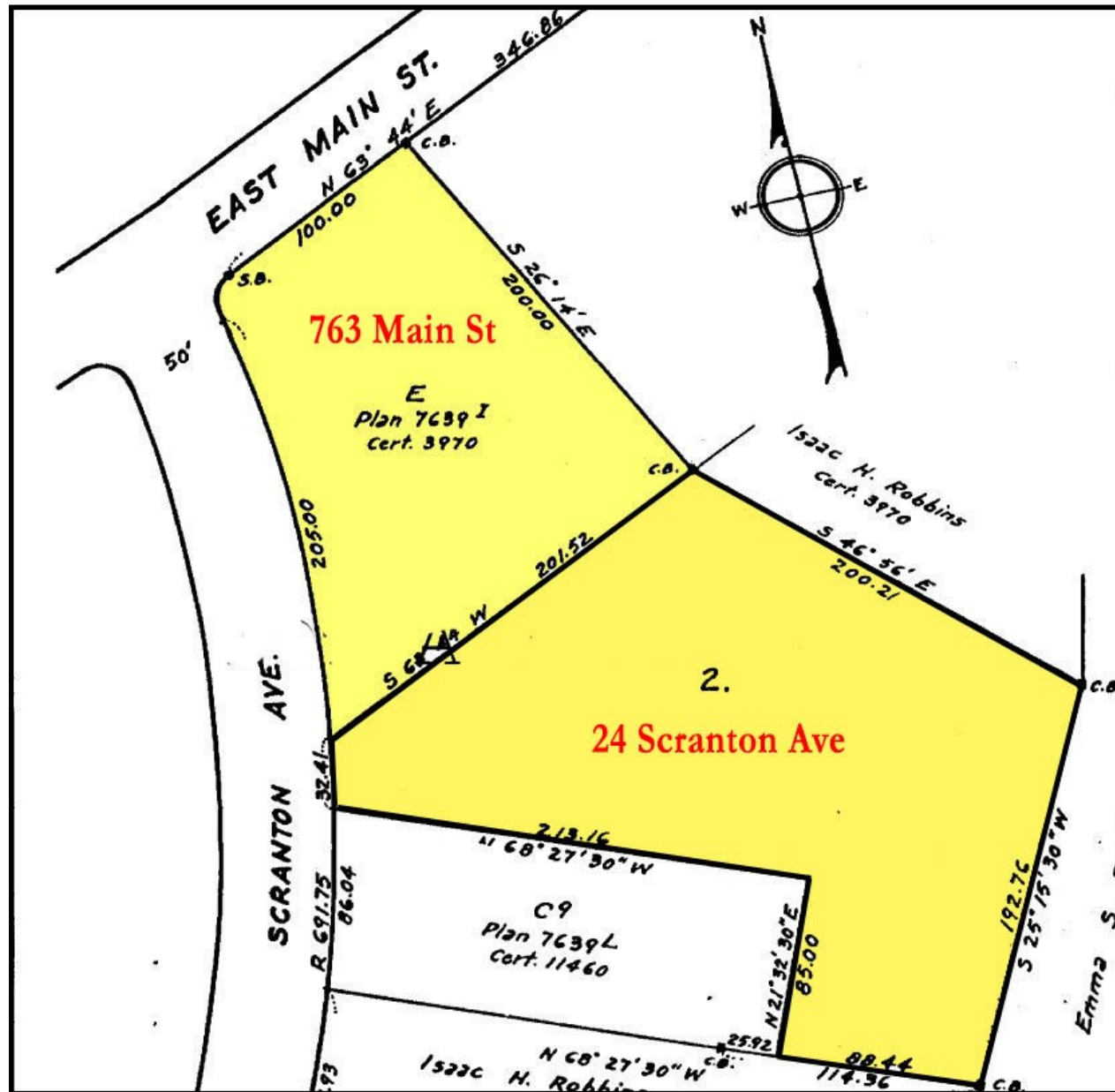




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Plan of Land





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Satellite View



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Neighborhood View



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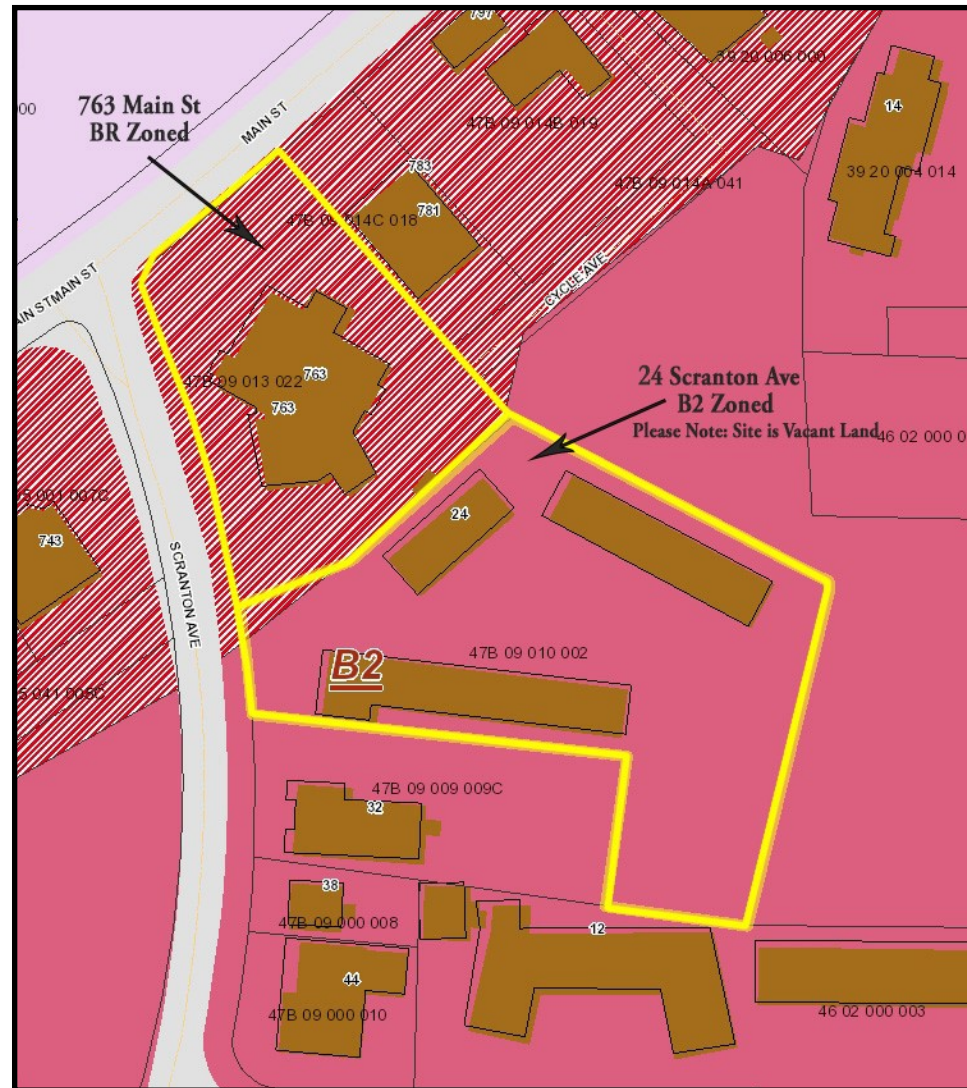
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Zoning Map



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