1170 New Hampshire 119

Rindge, NH 03461

FOR SALE / LEASE

Property Summary



Property Description

This level commercial land parcel at 1170 New Hampshire 119 in Rindge offers an excellent opportunity to develop a custom business site. The property provides a clean, build-ready footprint with the flexibility to accommodate a variety of commercial uses. Its open configuration supports efficient site planning, streamlined construction, and strong curb presence for a future build. Ideal for investors seeking a a location in a growing community, this site combines practicality, visibility, and the freedom to create a tailored commercial destination.

Property Highlights

- Level commercial land parcel
- Build-ready site configuration
- Adjacent to a growing residential community
- Suitable for ground lease opportunities
- Flexible development potential
- Ideal for custom business construction

Offering Summary

Sale Price:	$500,000
Lease Rate:	$4,000 per month (NNN)
Available SF:	1.33 Acres
Lot Size:	1.33 Acres

Demographics	3 Miles	5 Miles	7 Miles
Total Households	1,641	4,453	8,711
Total Population	5,435	12,898	24,059
Average HH Income	$128,752	$117,897	$116,461

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Additional Photos







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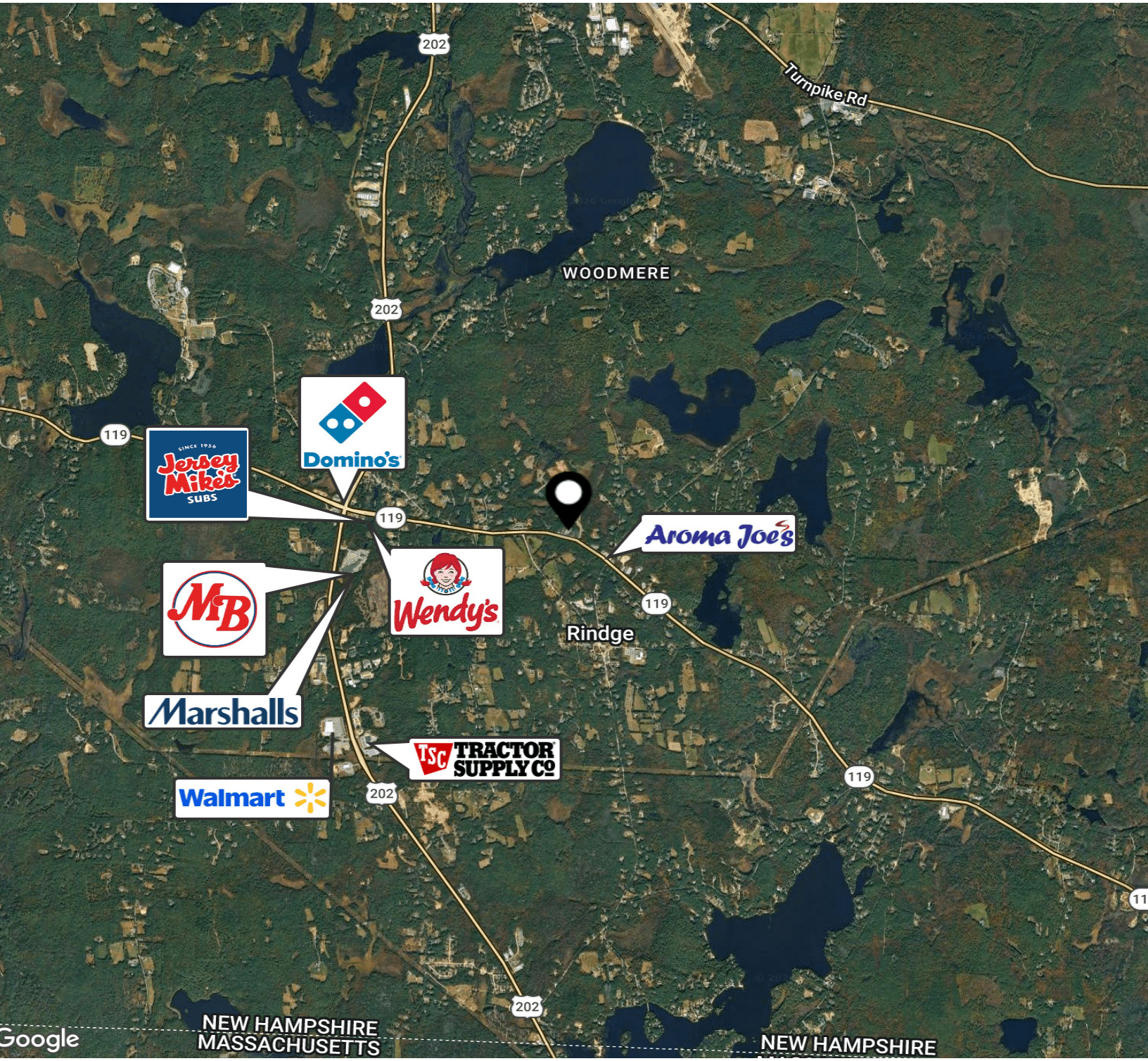
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Location Map



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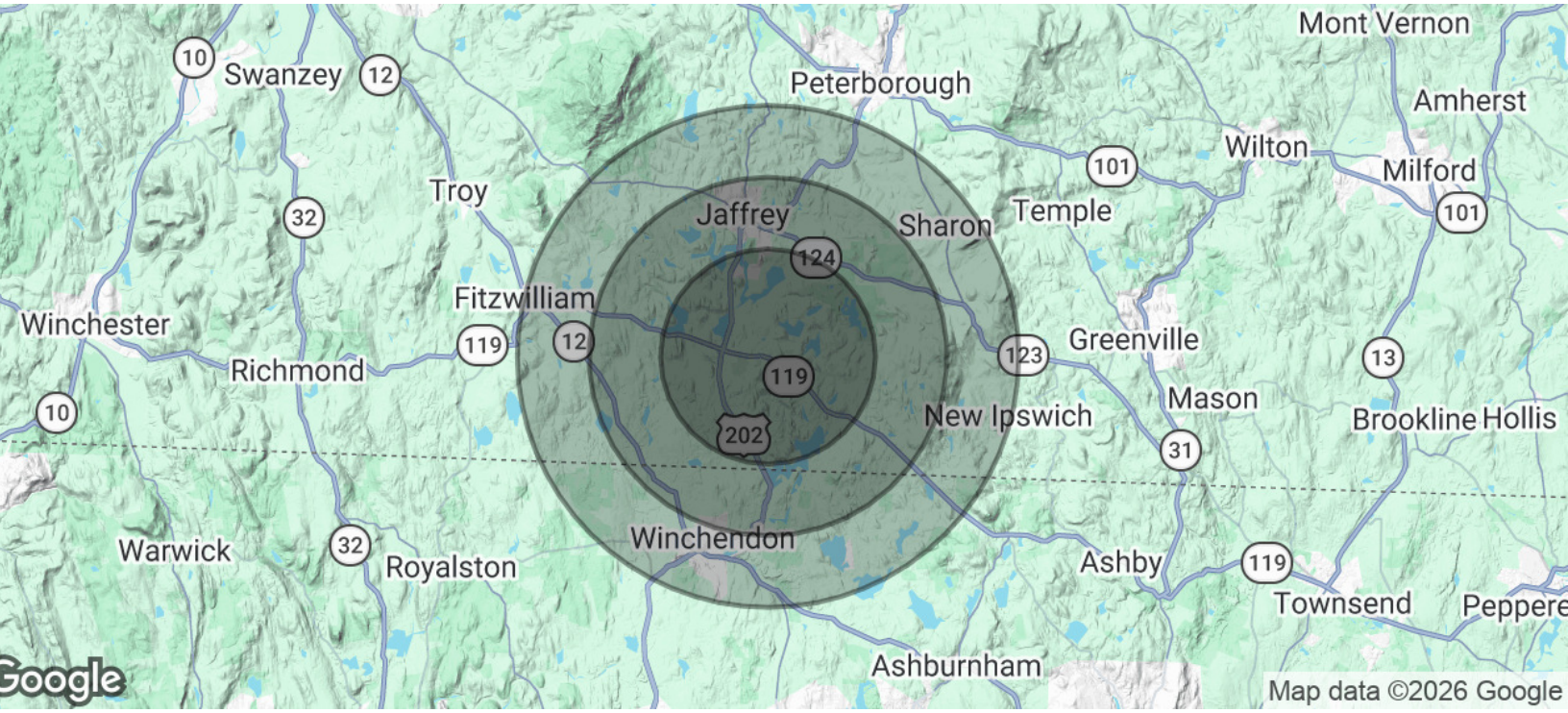
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Demographics Map & Report



Population	3 Miles	5 Miles	7 Miles
Total Population	5,435	12,898	24,059
Average Age	34.2	38.6	41.4
Average Age (Male)	36.3	38.6	41
Average Age (Female)	33.8	38.9	41.3

Households & Income	3 Miles	5 Miles	7 Miles
Total Households	1,641	4,453	8,711
# of Persons per HH	3.3	2.9	2.8
Average HH Income	$128,752	$117,897	$116,461
Average House Value	$355,577	$336,158	$321,645

2023 American Community Survey (ACS)

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