

For Lease

Professional Office Condominium

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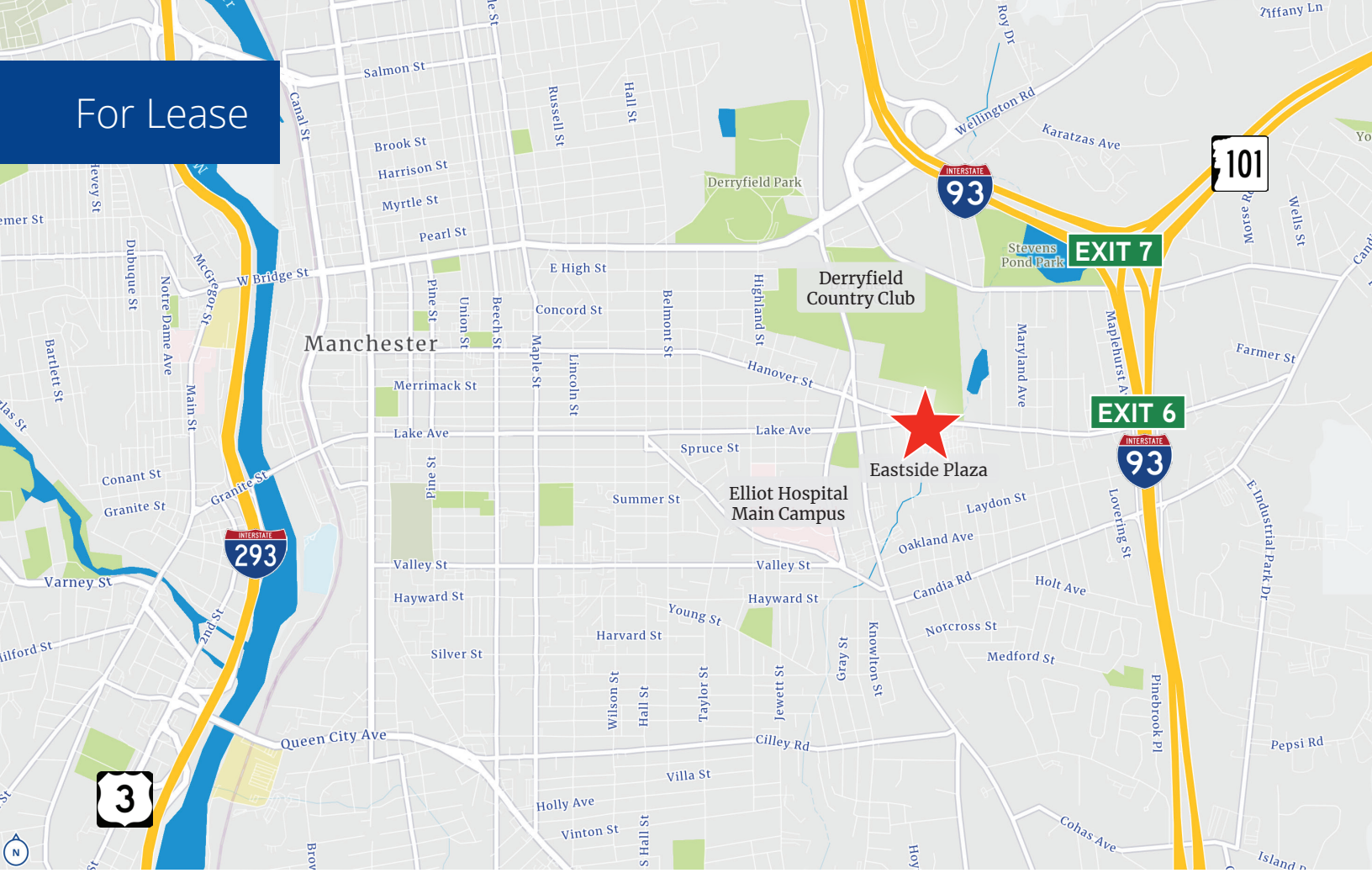
835 Hanover Street Manchester, NH

Property Highlights

- 3-story professional office building with a curtain glass facade and an elevator
- Suite 201 consists of 4,625± SF and features 8 offices, 2 conference rooms, reception area, kitchen area, and 3 restrooms
- Easy access via a lighted intersection; shared entrance with Hannaford anchored East Side Plaza
- 120 on-site parking spaces (3.25/1,000± SF)
- Building is monitored by 24-hour video surveillance
- Join tenants such as Bailin Sloat Law, Citizens Bank, Haus of Dentistry, The Medical Eye Center, Merrimack Valley Physical Therapy, Pinnacle Mortgage, The Vermont Insurance Group, SK Lawyers, and more

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Specifications

Address:	835 Hanover Street
Location:	Manchester, NH 03103
Building Type:	Office condominium
Year Built:	1985
Total Building SF:	36,000±
Available SF:	Suite 201: 4,625±
Utilities:	Municipal water & sewer Forced hot air
Zoning:	B-2
Parking:	3.25/1,000± SF
2025 NNN Expenses:	$6.37 PSF
Accessibility:	Less than 1 mile to I-93 and less than 2 miles to downtown Manchester
Lease Rate:	$11.50 NNN





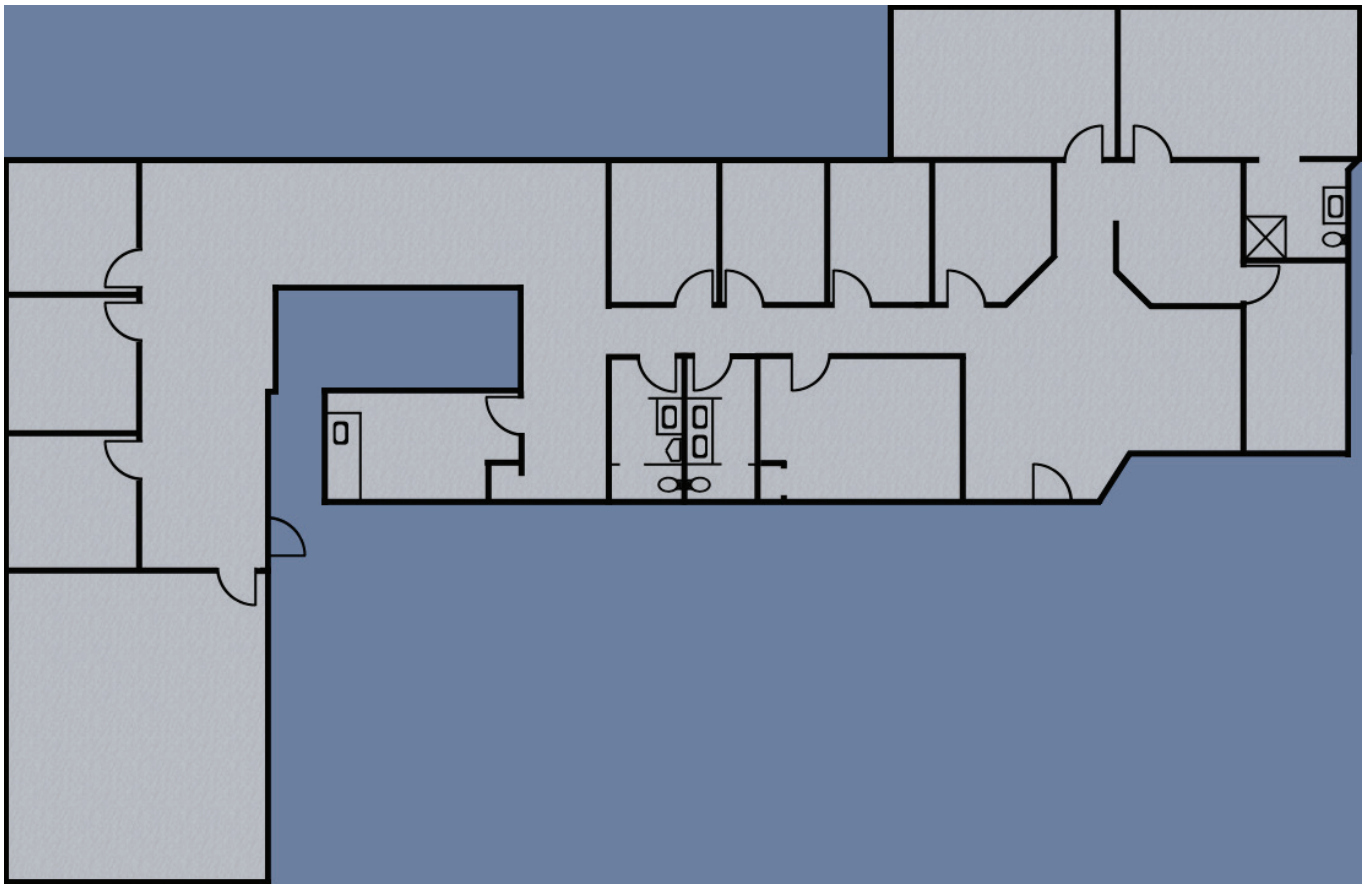


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Suite 201 Floor Plan



Available Space

*Not to scale.