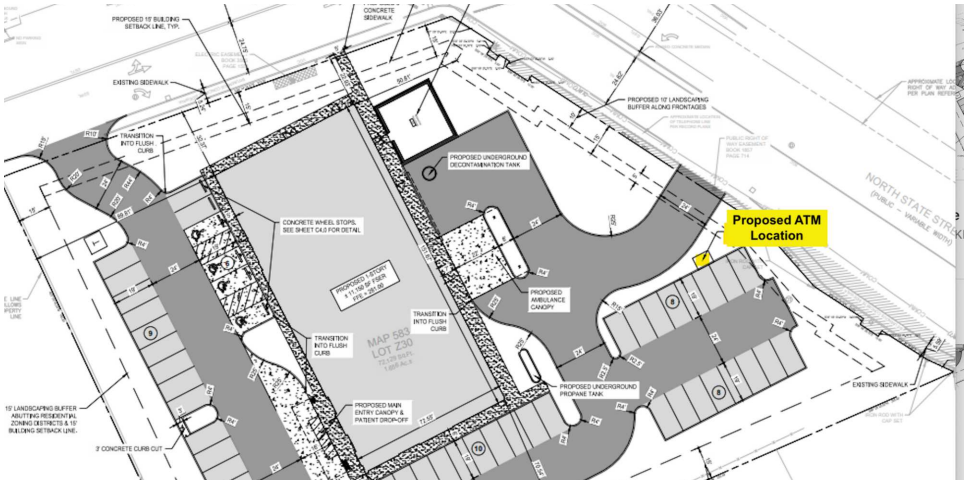
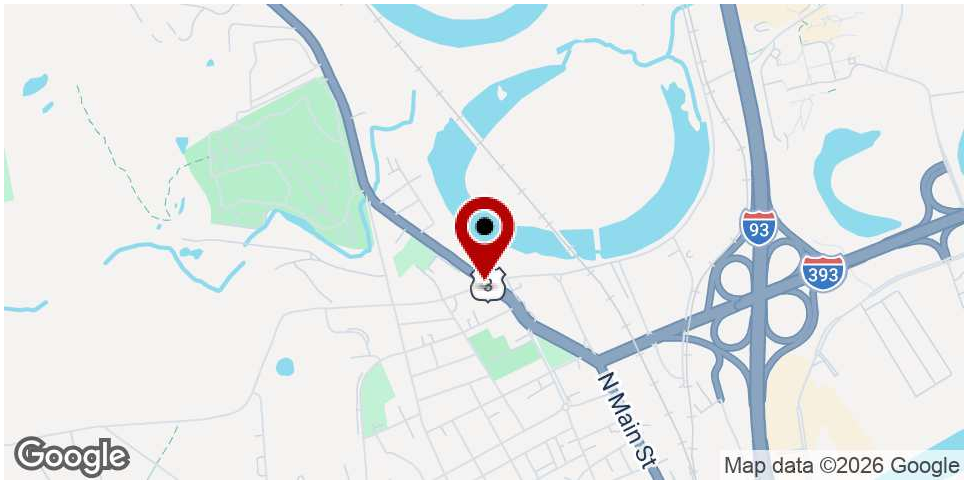
AUTO TELLER MACHINE (ATM) FOR LEASE

161 N STATE ST, CONCORD

161 N State St, Concord, NH 03301





OFFERING SUMMARY

Lease Rate:	$20,000 per year (NNN)
Building Size:	0 SF
Available SF:	1 SF
Lot Size:	75,614 SF
Number of Units:	1
Year Built:	2026
Zoning:	CU
Market:	Concord

PROPERTY OVERVIEW

Introducing an outstanding opportunity to locate your walk up ATM in front of a new-build medical facility in Concord, NH. Located on North State St., this site is in the front of an HCA Emergency Room facility currently under construction. With great visibility, high traffic counts, and convenient parking, this site is a can't miss location for your walk-up your ATM.

LOCATION OVERVIEW

Located on the corner of busy North State St and Penacook St in Concord, NH, this pad site is a strong location for your ATM. With traffic counts on North State in excess of 17,000 VPD, and 3600 VPD on Penacook St., this is a busy but convenient location for an ATM with convenient off-street parking.

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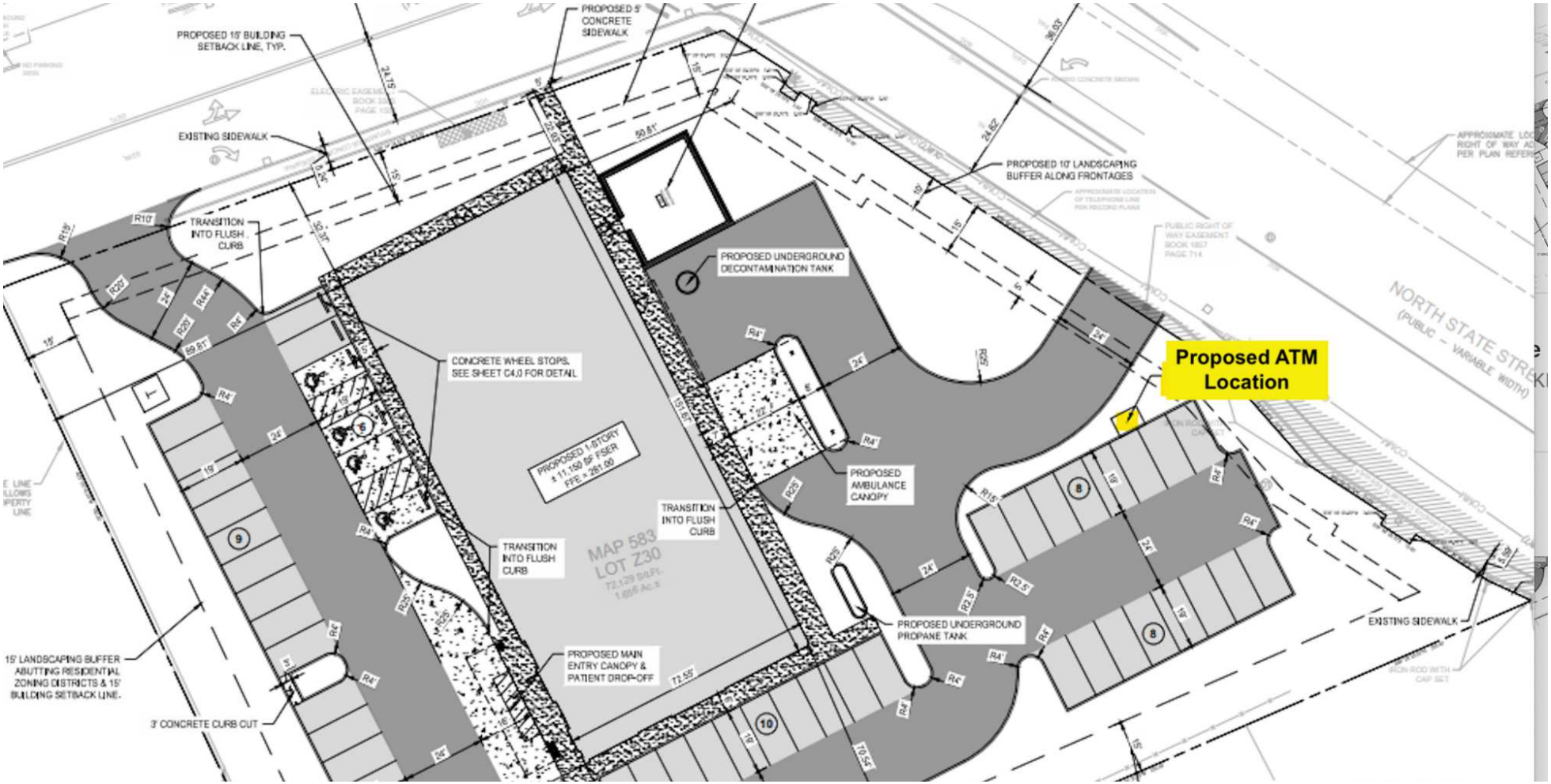
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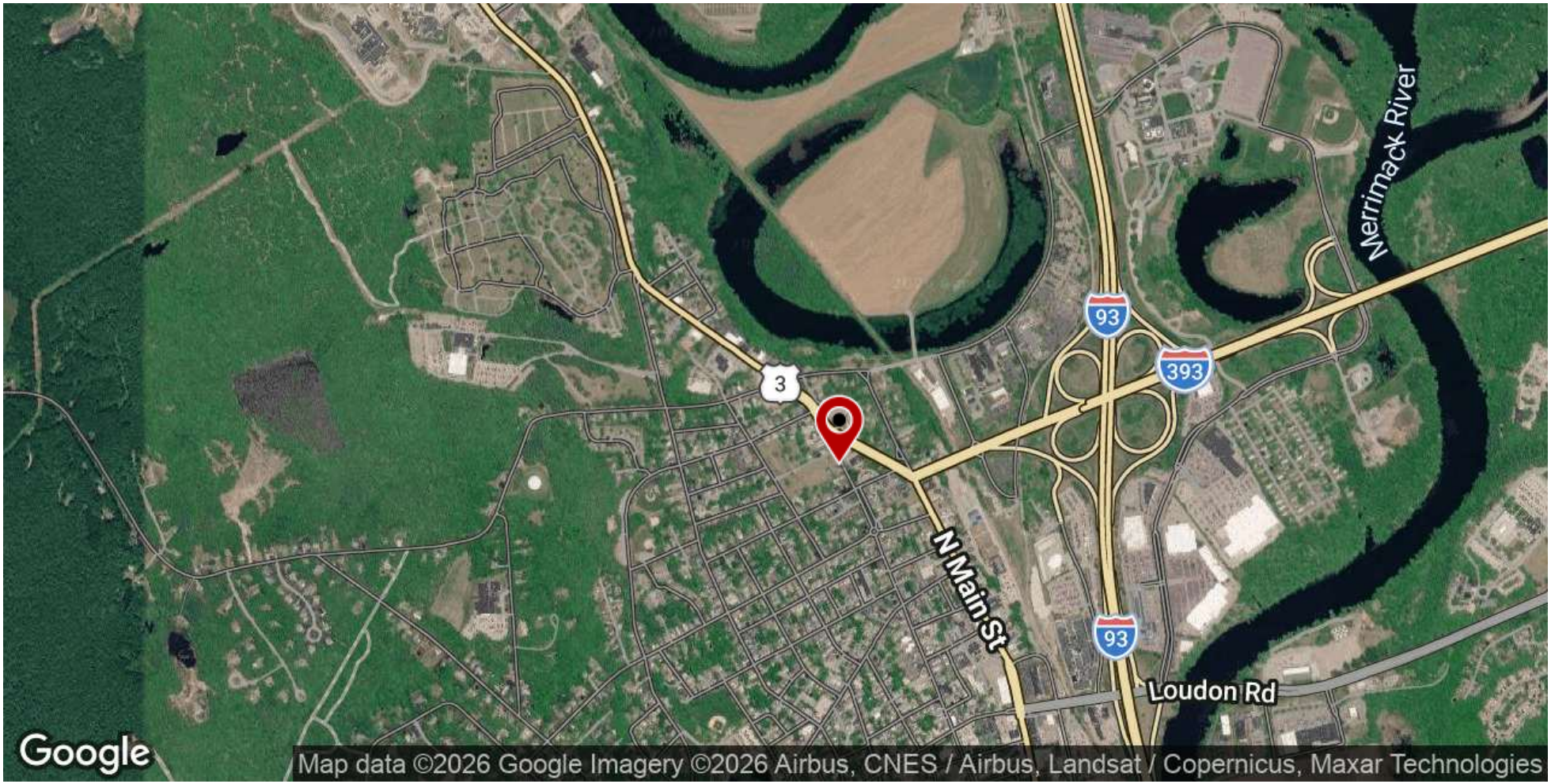
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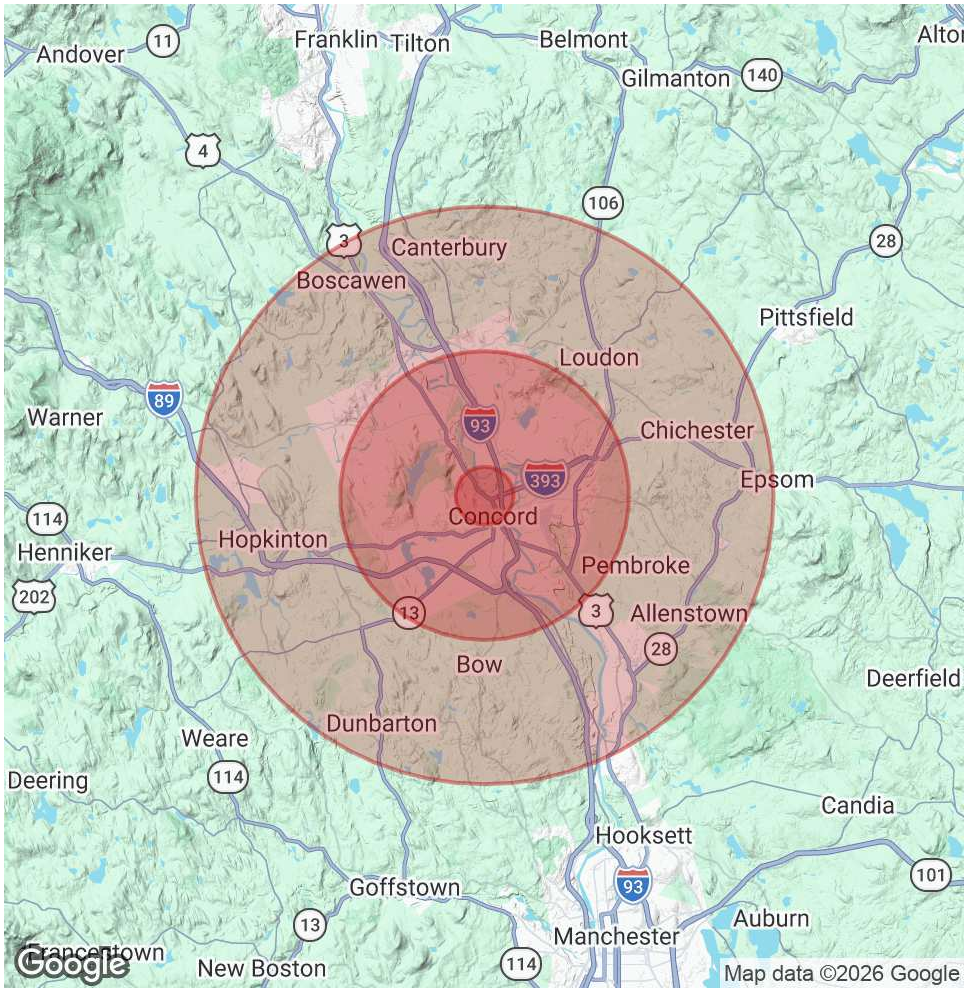
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	5,725	46,703	88,434
Average Age	36.9	40.6	42.0
Average Age (Male)	36.0	39.6	41.4
Average Age (Female)	40.2	44.0	43.6

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	2,674	19,055	34,736
# of Persons per HH	2.1	2.5	2.5
Average HH Income	$95,311	$109,637	$122,482
Average House Value	$331,381	$338,521	$354,402

2023 American Community Survey (ACS)



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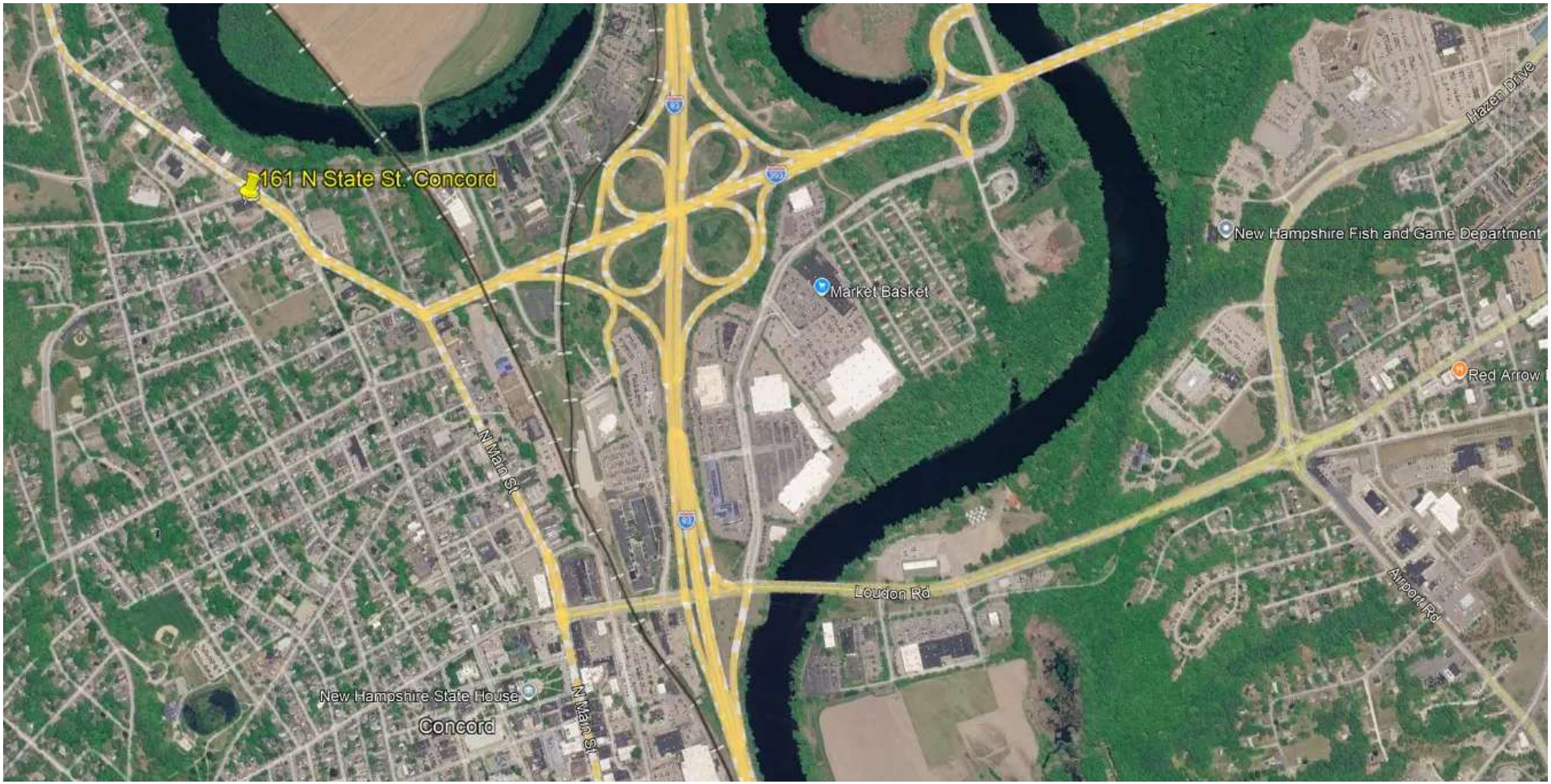
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