



For Lease

Small Bay Industrial Units

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4 Marsha Drive Northfield, NH

Property Highlights

- Brand new high efficiency industrial warehouse space in a modern development just a 2 minute drive from I-93
- 6,000± to 30,000± SF available for lease, designed for flexibility and performance, ideal for distribution, light manufacturing, contractors, storage users, and growing businesses
- Features include 22'± to 32'± clear height, wet and dry sprinklers, 14' x 14' drive-in doors, and 10' x 10' dock height doors with levelers
- Secure your space early while customization options are still available
- Anticipated completion by July 2026

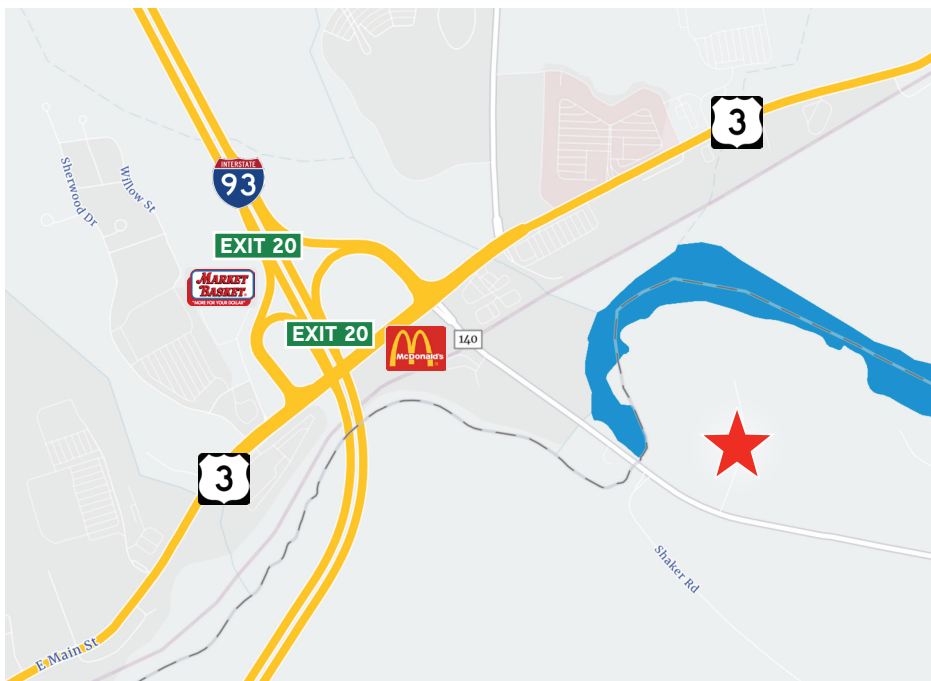
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Specifications

Address:	4 Marsha Drive
Location:	Northfield, NH 03276
Building Type:	Industrial
Year Built:	2026
Total Building SF:	36,000±
Available SF:	6,000± to 30,000±
Road Frontage:	175'± on Industrial Drive
Utilities:	Municipal water; septic; propane gas
Zoning:	C/I-2
Clear Height:	22'± to 32'±
Ceiling Height:	32'±
Drive-in Doors:	5
Loading Docks:	5
Sprinklers:	Wet & dry system
Power:	200A
NNN Expenses:	TBD
Lease Rate:	\$14.00 NNN
Availability:	July 2026

Locator Map



Contact us:

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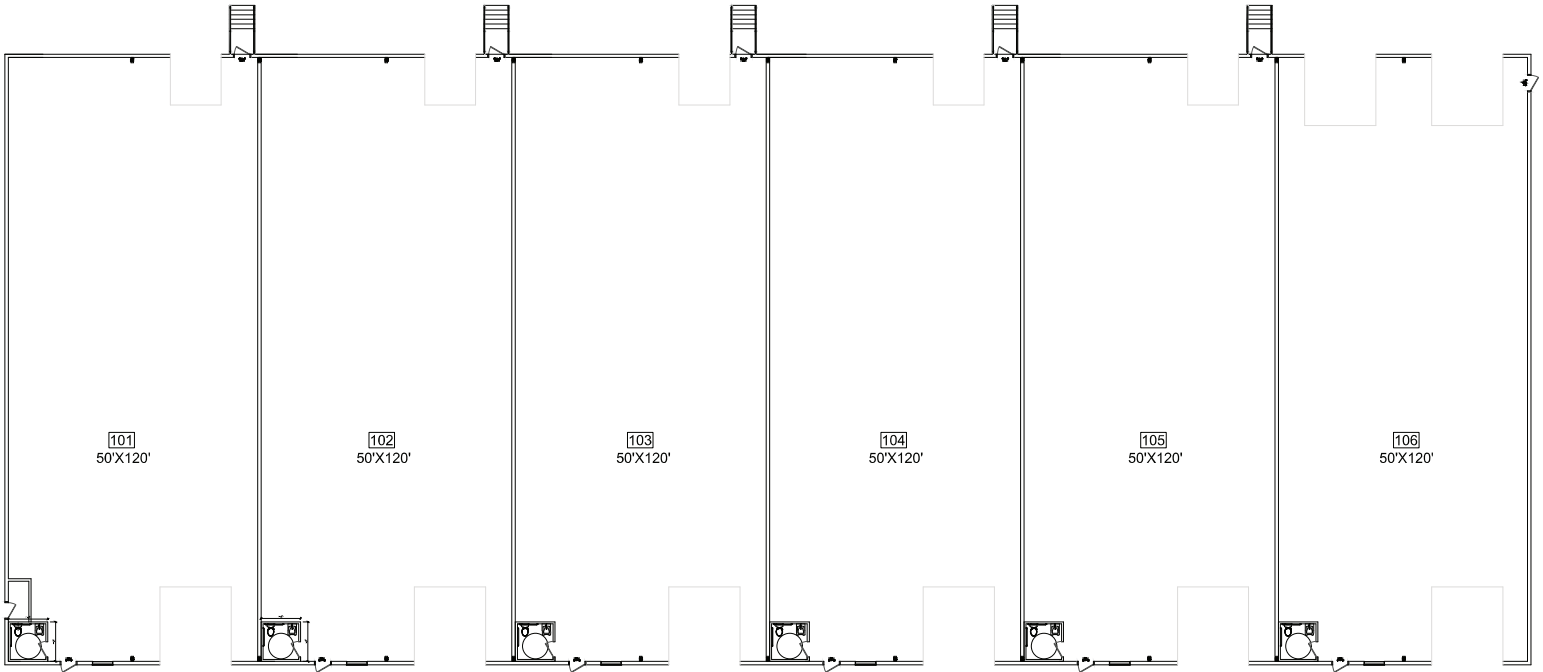
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Floor Plans



00	SHEET NUMBER	FLOOR PLAN	SHEET	REVISIONS	DATE	NO. DESCRIPTION	REVISIONS
				DATE			
ENDRIUNAS BLDG. 2 NH INDUSTRIAL ROAD, NORTHFIELD, NH 03276							