



For Lease

Retail/Office Unit

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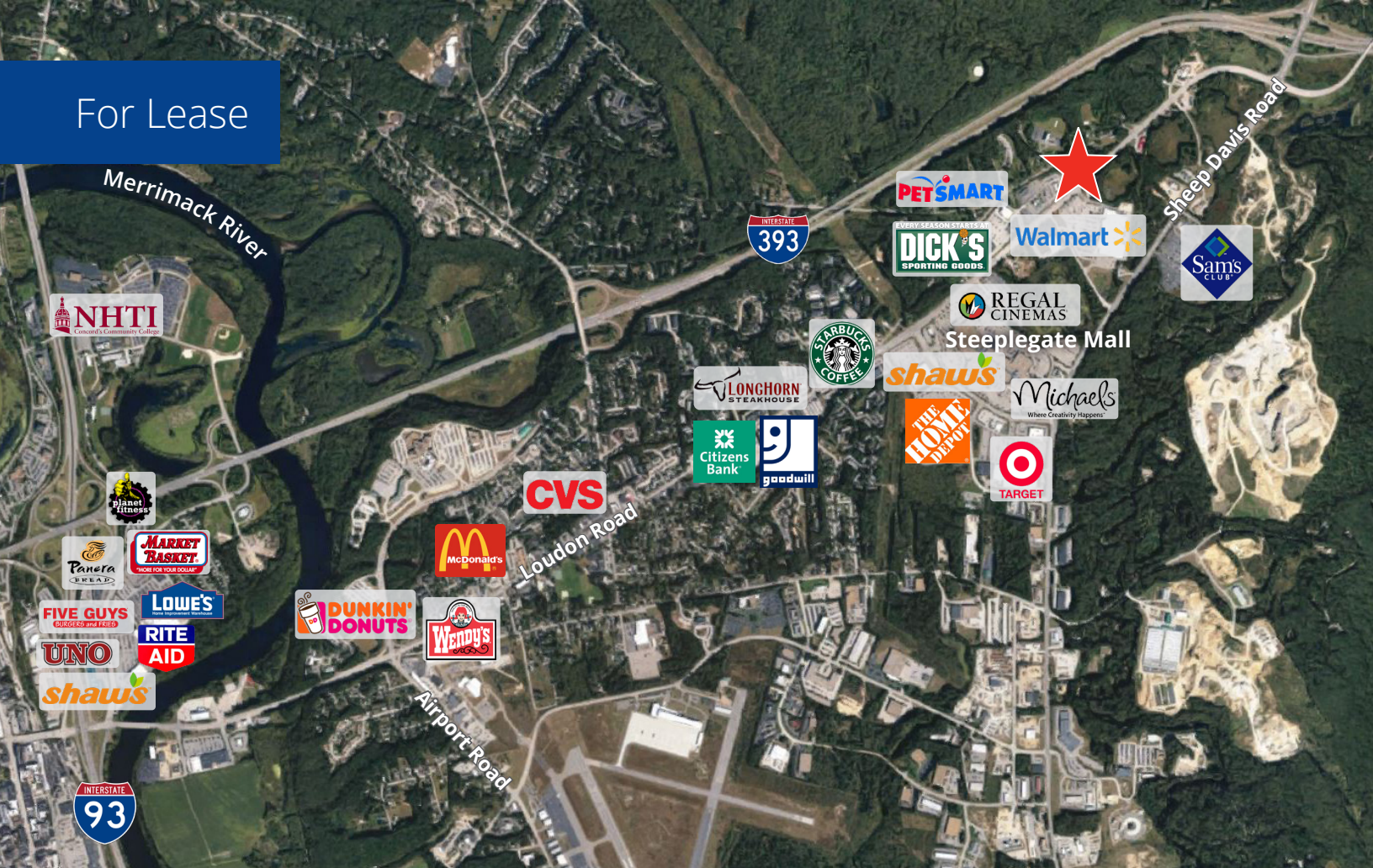
341 Loudon Road, Unit 1 Concord, NH

Property Highlights

- 2,525± SF of retail/office space is available at 341 Loudon Road, Concord, NH
- Unit 1 consists of a mix of open display space and office area
- Excellent road signage and visibility on Loudon Road, with 9,491 AADT per NHDOT 2020
- Ample on-site parking and handicap accessible
- Situated on Concord's major retail corridor, right off Exit 14, I-93 and Exit 2, I-393
- Located in close proximity to the Steeplegate Mall, as well as other high profile national tenants such as Walmart, Target, PetSmart, Sam's Club, Starbucks, Shaw's, The Home Depot, Citizens Bank, and much more

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Specifications

Address:	341 Loudon Road
Location:	Concord, NH 03301
Building Type:	Retail/office
Year Built:	2002
Total Building SF:	6,028±
Available SF:	2,525±
Utilities:	Municipal water & sewer Natural gas
Zoning:	GWP
Parking:	Ample on-site
2021 NNN Expenses:	\$5.77 PSF
Accessibility:	Located on Concord's major retail corridor, right off Exit 14, I-93 and Exit 2, I-393
Lease Rate:	\$16.00 NNN



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