



For Lease

High Profile Professional Office

Laura Nesmith

Senior Associate
+1 603 860 9359
laura.nesmith@colliers.com

Property listed
and managed by



175 Canal Street, Suite 401
Manchester, NH 03101
+1 603 623 0100
colliersnh.com

288 Route 101 Bedford, NH

Property Highlights

- 14,000± SF professionally managed office building featuring ample parking and 175' of frontage along busy Route 101
- 2,200± SF of second floor office space is available for lease consisting of private offices, open area, 2 restrooms, and a kitchen
- Attractive stucco exterior and an expansive window line that provides abundant natural light, creating a welcoming and bright environment
- Nearby Hannaford Supermarket, Walgreens, Primary Bank, Goedecke Decorating, Bedford Fields, and more
- Tremendous east/west highway access and located less than 5 miles from Exit 12 off the Everett Turnpike and I-293, making it convenient for commuters and customers alike

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For Lease

Specifications

Address:	288 Route 101
Location:	Bedford, NH 03110
Building Type:	Office
Year Built:	1986
Total Building SF:	14,000±
Available SF:	2nd floor: 2,200±
Floors:	2
Acreage:	1.5±
Utilities:	Private water & sewer LP gas
Zoning:	CO-Commercial
Parking:	Ample
Road Frontage:	175'
2024 NNN Expenses:	\$5.50 PSF
Lease Rate:	\$12.50 NNN



Locator Map



Contact us:

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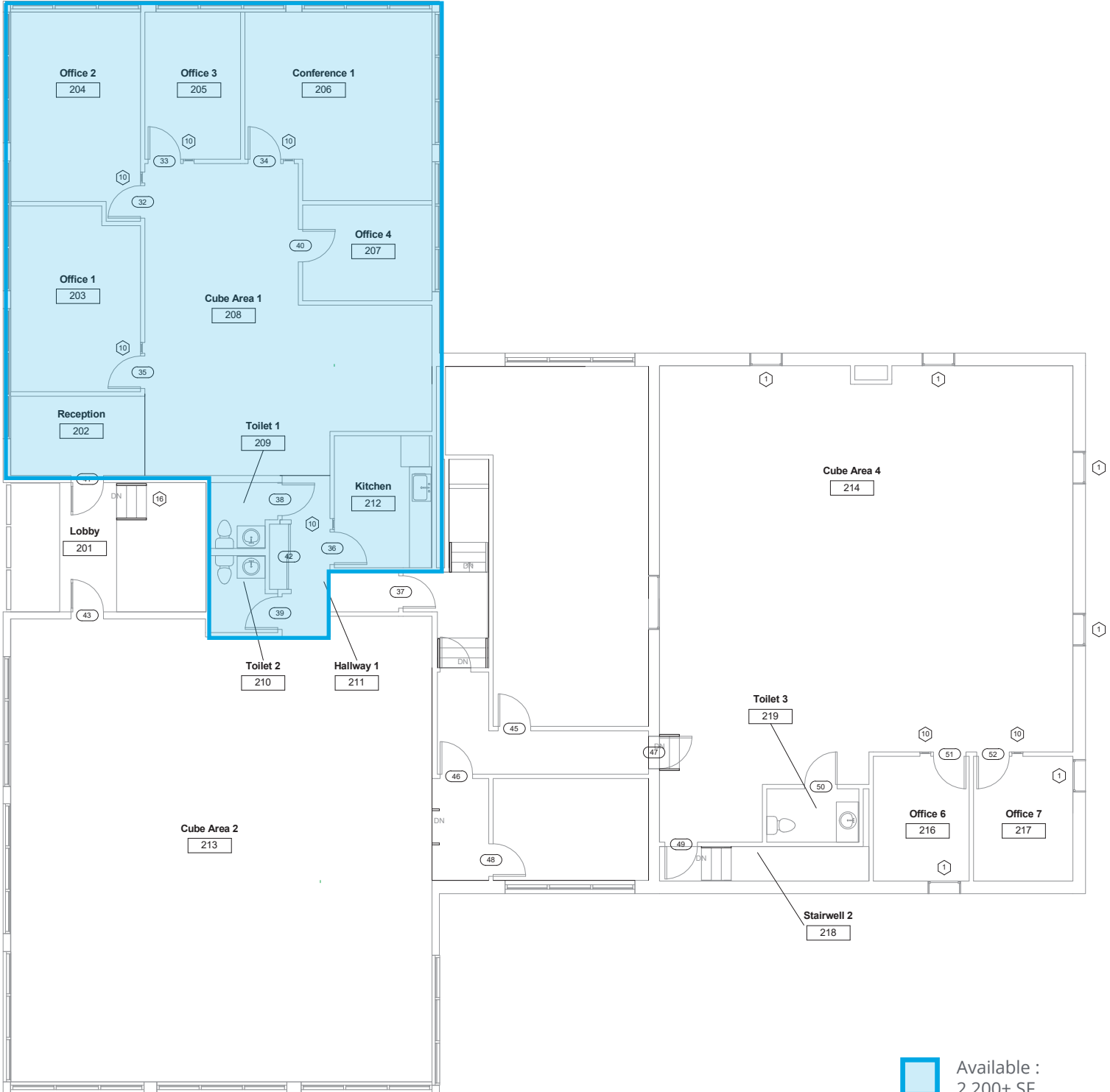
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2nd Floor Plan



Available :
2,200± SF