

FOR LEASE > RETAIL SHOWROOM

# Downtown Showroom

17 SECOND STREET, DOVER, NH 03820



## Snapshot > Retail Showroom

Colliers International is pleased to present the availability of a retail showroom in downtown Dover.

Building Type	Mixed use
Year Built	1920
Total Building SF	8,340±
Lot Size	0.22±
Available SF	1,319± <i>Additional 1,773± SF of warehouse space available upon request</i>
Utilities	Municipal water and sewer Forced hot water heat by oil
Road Frontage	115' on Second Street
Zoning	Central Business District
<b>Lease Rate</b>	<b>\$1,750/month + electric</b>



RETAIL SHOWROOM



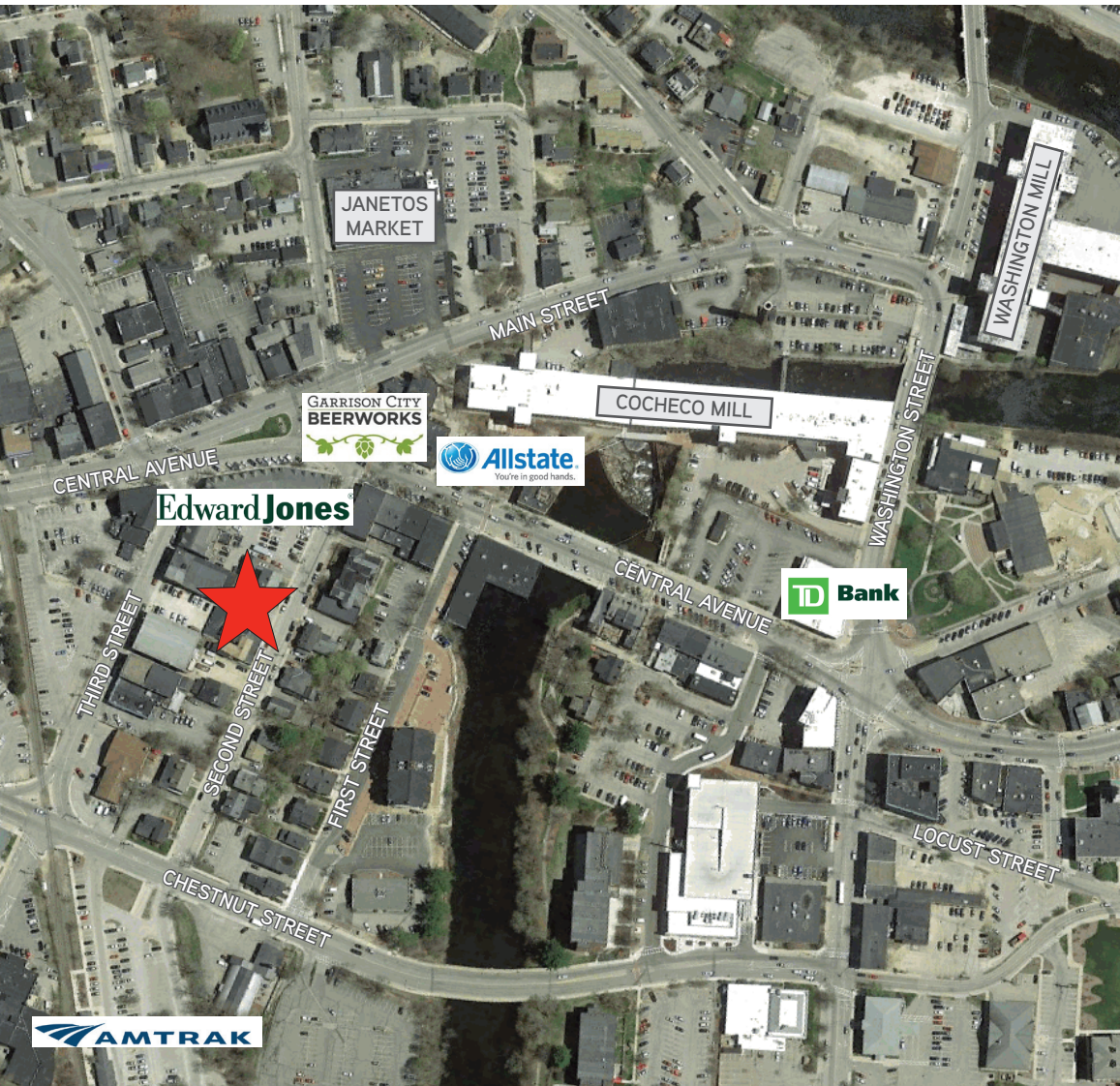
RETAIL SHOWROOM

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# 17 Second Street, Dover, NH



RETAIL SHOWROOM



WAREHOUSE SPACE



WAREHOUSE SPACE

## Property Highlights

- › Great retail location with excellent signage opportunities within easy walking distance of all of downtown Dover
- › 1,319± SF of street level retail/showroom space available for lease with an extra 1,773± SF of warehouse space available for additional rent
- › Retail/showroom features large window frontage allowing for ample light and exposure
- › Optional warehouse space features a flat roof, central AC, modine heater with a separate thermostat, and 200 amps
- › Ample on-street municipal parking located nearby, and 2 on-site parking spaces in front of building

## Contact Us

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# Floor Plan

17 SECOND STREET, DOVER, NH 03820



SECOND STREET

