



For Lease

Manufacturing/ Warehouse Building

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31 Sagamore Park Road Hudson, NH

Property Highlights

- Highly sought-after building size and style is available in the Sagamore Industrial Park in Hudson, NH, just across the bridge from Nashua, NH
- 1-story 25,400± SF building has some office area, but primarily consists of manufacturing/warehouse space with a 16'± clear height and includes 2 drive-in doors and 4 loading docks
- HVAC in office and space heaters are in the warehouse
- Great location with excellent highway access in all directions, close to MA border, and numerous amenities including restaurants, shopping, outdoor parks, and more

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Specifications

Address:	31 Sagamore Park Road
Location:	Hudson, NH 03051
Building Type:	Manufacturing/warehouse
Year Built:	1983
Total Building SF:	25,400±
Acreage:	2.91±
Utilities:	Public water & sewer HVAC in office & space heaters in warehouse
Zoning:	Industrial
Clear Height:	16'±
Ceiling Height:	18'±
Column Spacing:	35' x 40'
Drive-in Doors:	2
Loading Docks:	4
Sprinklers:	Wet system
Power:	1200A/480V; 600A/208V; 3 phase
2020 Taxes:	\$35,974.26
Lease Rate:	\$9.50 \$8.95 NNN

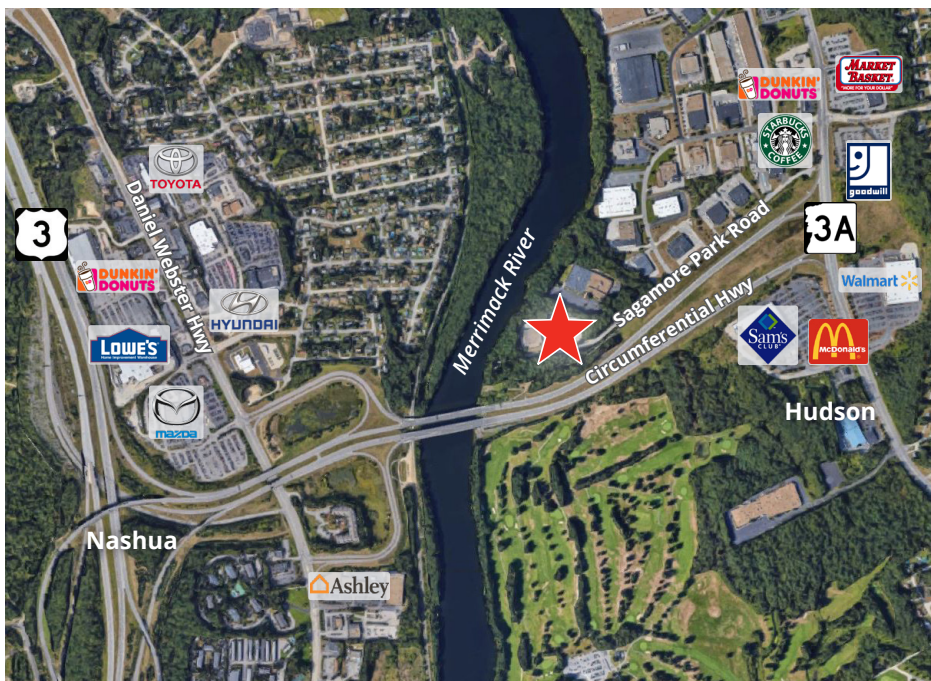


Contact us:

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Aerial Map



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