



For Lease

Well-Located Office Suites

Laura Nesmith

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



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

2 Wellman Avenue Nashua, NH

Property Highlights

- Four office suites are available in a 3 floor professional office building with ample parking in Nashua, NH
- Unit 110 is 1,007± SF on the 1st floor and consists of 3 offices and open area; can be divided into two 503± SF units
- Unit 210 is 350± SF on the 2nd floor and consists of 2 rooms
- Unit 215 is 350± SF on the 2nd floor and consists of 2 rooms; can be combined with Unit 210 for a total of 700± SF
- Unit 230 is 432± SF on the 2nd floor and consists of 2 rooms
- Each floor has shared bathrooms
- Conveniently situated just off of busy Amherst Street, with excellent access to Exit 7 off Route 3, and a short distance from downtown

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EXIT 7W

3



101 A



130

Amherst Street



Nashua DMV



EXIT 6



Mine Falls Park

Nashua River

Downtown Nashua

Specifications

Address:	2 Wellman Avenue
Location:	Nashua, NH 03060
Building Type:	Office
Year Built:	1978
Total Building SF:	11,000±
Available SF:	Unit 110: 1,007± Unit 210: 350± Unit 215: 350± Unit 230: 432± Contiguous: 700± (Units 210 & 215)
Floors:	3
Utilities:	Municipal water & sewer Electric heat
Zoning:	Local Business
Parking:	Ample
Lease Rate:	\$16.00 modified gross + electric

Contact us:

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