



For Sale

Fully Leased Retail Condominium

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64 Lafayette Road, Unit 1 North Hampton, NH

Property Highlights

- 1,808± SF first floor retail condominium is available for sale in North Hampton, NH
- Unit 1 is currently occupied by Nail Time under a NNN lease, providing stable income for the owner
- Ideally located with high visibility near the intersection of Lafayette Road/Route 1 and Atlantic Avenue/Route 111
- Other tenants in the building include Cindy Courtney, CPA, CFP; Castle Asset Management, LLC; Full Circle Health; INTEGRITY movement lab; The Masiello Group; Shear Visions; and 3D Vitality Sports and Therapeutic Massage
- Neighboring businesses include Rite Aid, NH Liquor & Wine Outlet, L.L. Bean, Shaw's, The Home Depot, Marshalls, Dunkin', and Citizens Bank

Financial information available upon signing of an NDA

Information herein has been obtained from sources deemed reliable, however its accuracy cannot be guaranteed by Colliers International | New Hampshire & Maine. The user is required to conduct their own due diligence and verification. Colliers International | New Hampshire & Maine is independently owned and operated.

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Specifications

Address:	64 Lafayette Road
Location:	North Hampton, NH 03862
Building Type:	Office/retail condominium
Year Built:	1987
Condominium SF:	1,808±
Floors:	2
Utilities:	Public water & private sewer Natural gas
Zoning:	Industrial-Business/Residential (IB/R)
Parking:	8 unreserved
2024 Condo Fees:	\$800.37
2024 Taxes:	\$2,706.97
Lease Term:	December 31, 2029
Cap Rate:	7.6%
List Price:	\$439,000 \$419,000



Contact us:

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Non-Disclosure Agreement

The undersigned acknowledges that Colliers in New Hampshire ("Colliers") is the Seller's agent and will furnish to the undersigned potential buyer ("Buyer") certain proprietary data ("Confidential Information") relating to the business affairs and operations of the following for **64 Lafayette Road, Unit 1, North Hampton, NH.**

It is acknowledged by Buyer that the information provided by Colliers is confidential; therefore, Buyer agrees not to disclose it and not to disclose that any discussions or contracts with Colliers | New Hampshire or **Sojourn Property Management, LLC**, ("Seller") have occurred or are intended, other than as provided for in the following paragraph.

It is acknowledged by Buyer that information to be furnished is in all respects confidential in nature, other than information which is in the public domain through other means and that any disclosure or use of same by Buyer, except as provided in this agreement, may cause serious harm or damage to Seller's company, and its owners and officers. Therefore, Buyer agrees that Buyer will not use the information furnished for any purpose other than as stated above, and agrees that Buyer will not either directly or indirectly by agent, employee, or representative, disclose this information, either in whole or in part to any third party; provided, however that (a) information furnished maybe disclosed only to those directors, officers and employees of Buyer and to Buyer's advisors or their representatives who need such information for the purpose of evaluating any possible transaction (it being understood that those directors, officers, employees, advisors and representatives shall be informed by Buyer of the confidential nature of such information and shall be directed by Buyer to treat such information confidentially), and (b) any disclosure of information may be made to which Colliers consents in writing. At the close of negotiations, Buyer will return to Colliers all records, reports, documents, and memoranda furnished and will not make or retain any copy thereof.

BUYER:

Signature

Date

Name (typed or printed)



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