



For Sale

# Northbridge Business Park Office Condominiums

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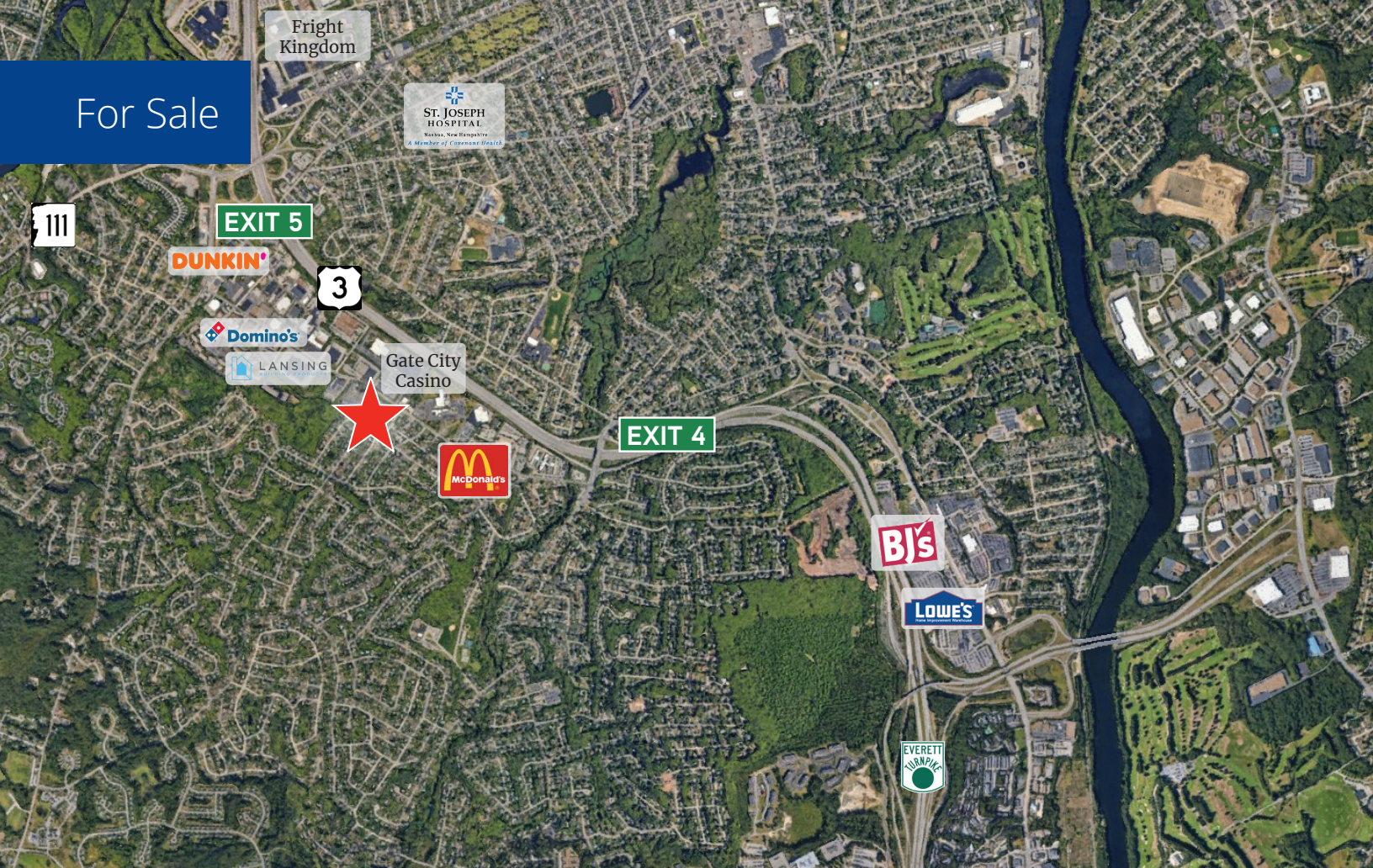
## 74 Northeastern Boulevard Nashua, NH

### Property Highlights

- Two office condominium units, totaling 5,000± SF, are available for sale in Northbridge Business Park in Nashua, NH
- Units 7 & 8 offer an upper and lower entrance, providing flexibility and convenience for various business needs
- Upper level consists of a reception area, 7 private offices, a conference room, kitchenette, and restrooms
- Lower level consists of 2 private offices, a kitchenette, open area, and restrooms
- Ample on-site parking
- Conveniently located between Exits 4 and 5 on the Everett Turnpike/Route 3, offering easy access for employees and clients

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## Specifications

Address:	74 Northeastern Boulevard
Location:	Nashua, NH 03062
Building Type:	Office condominium
Year Built:	1985
Condominium SF:	5,000±
Floors:	2
Utilities:	Municipal water & sewer Natural gas
Zoning:	Park Industrial
Parking:	Ample on-site
2023 Taxes:	\$6,316.70
2024 Condominium Fees:	\$24,960/annually
Accessibility:	Conveniently located between Exits 4 & 5 on the Everett Turnpike/Route 3
List Price:	\$499,000



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