



For Lease

# Downtown Office

## Doug Martin

Vice President  
+1 603 493 8784  
doug.martin@colliers.com

## Laura Nesmith

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



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

## 10 Dixon Avenue Concord, NH

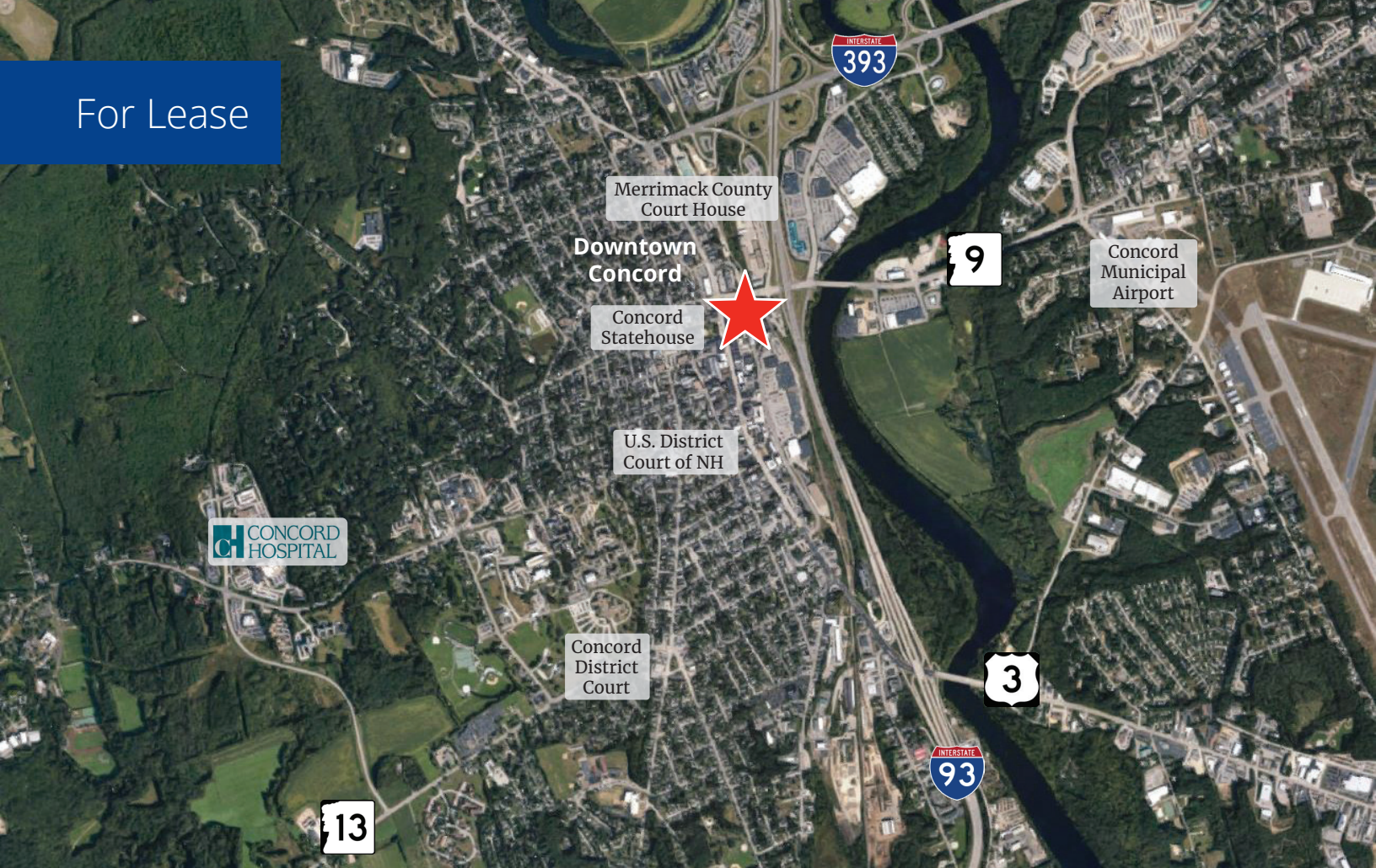
### Property Highlights

- One office suite is available for lease on the 1st floor in the Samuel Harris Dow building in downtown Concord, NH
- Unit A is a 1,041± SF suite that consists of 2 offices, a reception area, open space, a kitchen, and a private restroom
- Building amenities include an outdoor patio/seating area
- Within walking distance to local shops, restaurants, entertainment, and more
- Easy access to I-93 and in close proximity to State House Plaza, Concord Hospital, U.S. District Court of NH, Merrimack County Court House, and Concord District Court

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.



For Lease



## Specifications

Address:	10 Dixon Avenue
Location:	Concord, NH 03301
Building Type:	Office
Year Built:	1900
Total Building SF:	21,112±
Available SF:	Unit A: 1,041±
Acreage:	0.23±
Floors:	2
Elevator:	Yes
Utilities:	Municipal water & sewer Natural gas
Zoning:	Central Business Performance District
Accessibility:	Easy access to I-93 and in close proximity to State House Plaza, Concord Hospital, U.S. District Court of NH, Merrimack County Court House, and Concord District Court
2024 NNN Expenses:	\$7.80 PSF
Lease Rate:	\$12.00 NNN



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