



For Lease

Street Retail at Beacon Building

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814 Elm Street Manchester, NH

Property Highlights

- Rare opportunity for street level retail space in the meticulously maintained historic Beacon Building situated in the heart of vibrant downtown Manchester
- Suite 101 is 703± SF featuring a prominent window line along Elm Street, dedicated entrance, open retail floor, plus a storage room
- Building interior features a beautiful atrium highlighted by exposed brick, an on-site café, and is ADA accessible with an elevator
- Walking distance to a variety of shops, restaurants, businesses, hotels, municipal buildings, and court houses
- Neighbors include The Palace Theatre, The Hanover Street Chop House, Citizens Bank, Manchester Chamber of Commerce, SNHU Arena, The DoubleTree by Hilton Convention Center, and more

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Granite Street

Canal Street

Elm Street

Lake Ave

Center of New Hampshire

Veterans Park

Logos include: Texas Instruments, United Therapeutics, Riverstone, PillPack, Waterworks, DEKA, Cotton, Armi, Morgan Self Storage, tru, WST, BerryDunn, Sheehan Phinney, Northwestern Mutual, Hop Knot, Cross, Margaritas, 603 Bar & Grill, BuBa, REX, Palace Theatre, Red Oak, Citizens, 110 Grill, Thirsty Tap House Moose, Shopper's, Residence Inn Marriott, snhu arena, Murphy's Diner, SOHO, The Goat, Market Basket, WMUR 9, Office Alternatives, Foundry, and many others.

Address:	814 Elm Street
Location:	Manchester, NH 03101
Building Type:	Mixed-use
Year Built:	1890
Total Building SF:	50,000±
Available SF:	Suite 101: 703±
Utilities:	Municipal water & sewer Natural gas
Zoning:	Central Business District
Accessibility:	Easy access to Exit 5, I-293, and just 10 minutes from Manchester-Boston Regional Airport
Lease Rate:	\$2,500/month plus utilities



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