



For Lease

Well-Located Office Campus

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
colliers.com

1 Granite Place Concord, NH

Property Highlights

- Office space available in a campus setting with well-maintained landscaping and ample parking
- 1st floor can accommodate one or more users from 4,000± to 18,536± SF; move-in ready space is available
- 2nd floor space has 5 offices, conference room, storage room, and open space; 22,000± SF is available
- 4th floor space, formerly fit-up as a cafeteria/meeting area, is 9,900± SF of open layout
- Located in close proximity to downtown Concord with easy access to I-93 and I-393 and just minutes to Concord Hospital

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.

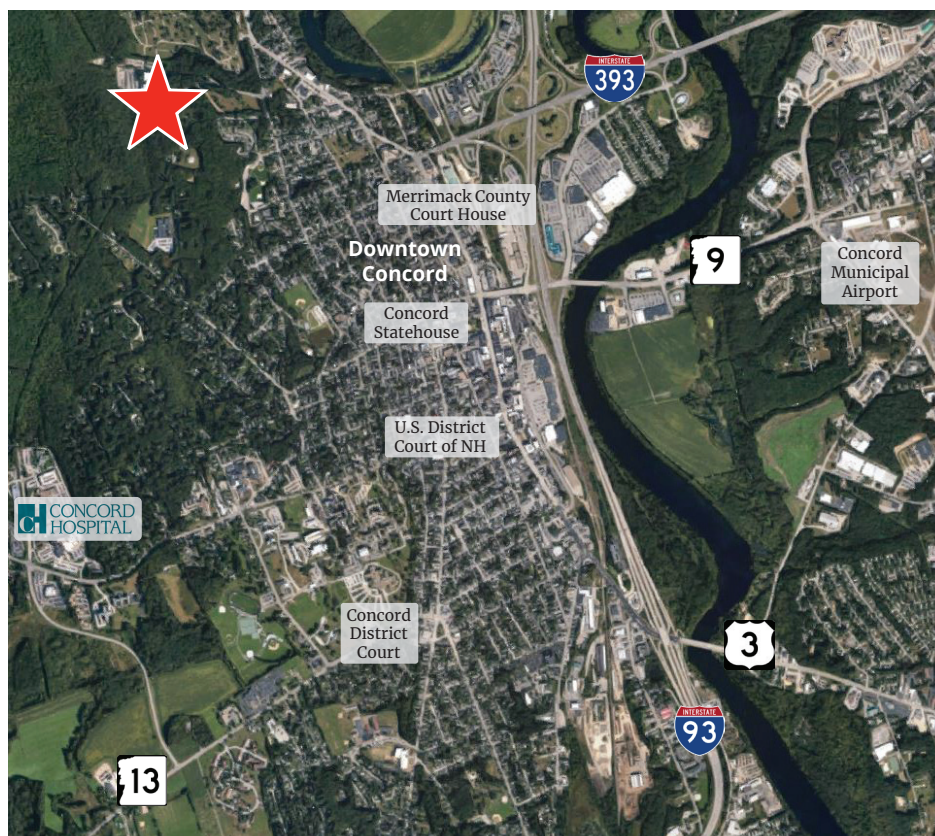
For Lease

Specifications

Address:	1 Granite Place
Location:	Concord, NH 03301
Building Type:	Office
Year Built:	1975
Total Building SF:	96,353±
Available SF:	1st Floor: 4,000± to 18,536± 2nd Floor: 22,000± 4th Floor: 9,900±
Floors:	4
Utilities:	Municipal water & sewer Oil
Zoning:	Institutional District
Parking:	Ample
Elevator:	Yes
Lease Rate:	\$12.00 modified gross



Aerial



Contact us:

Doug Martin

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

Laura Nesmith

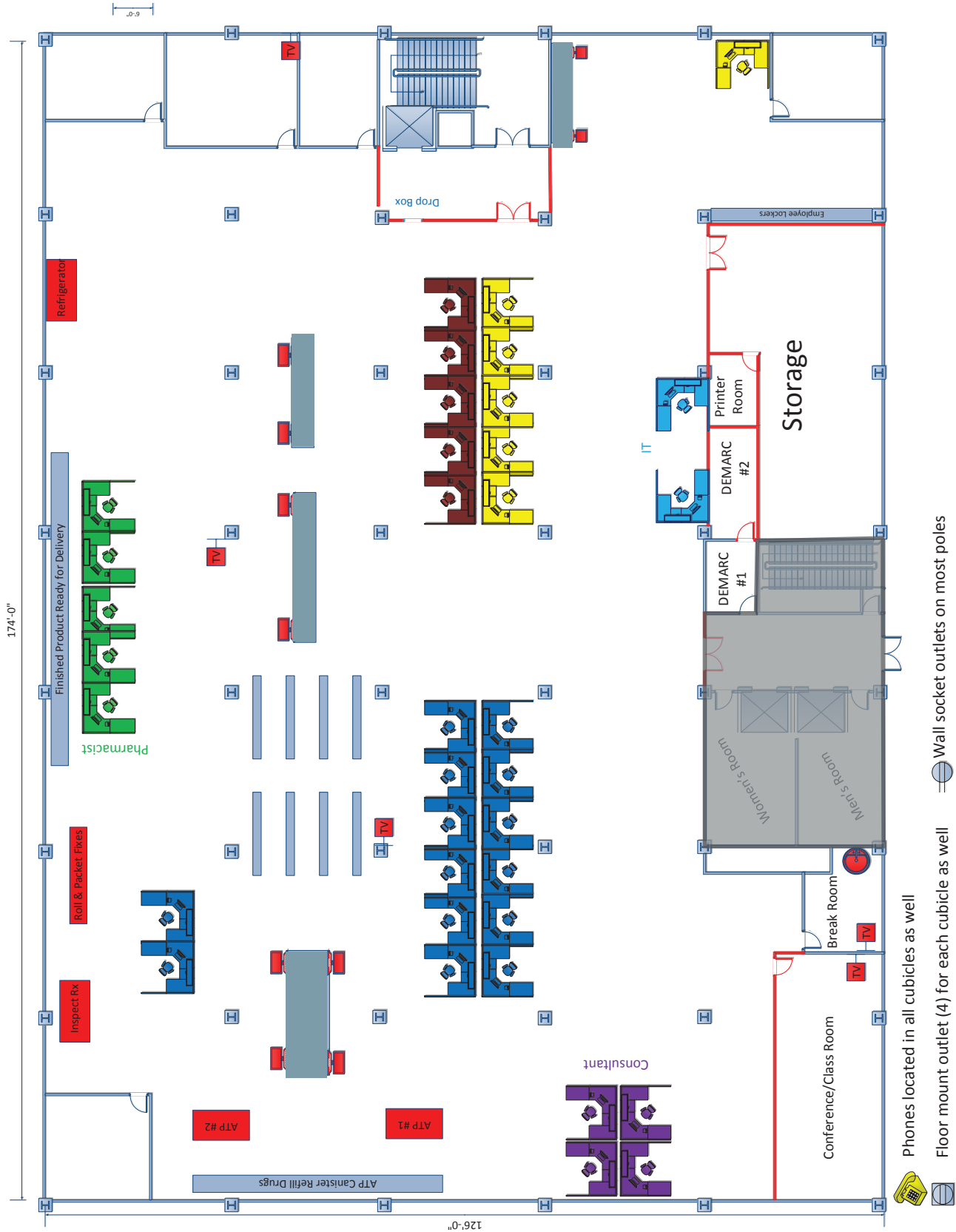
Senior Associate
+1 603 860 9359
laura.nesmith@colliers.com



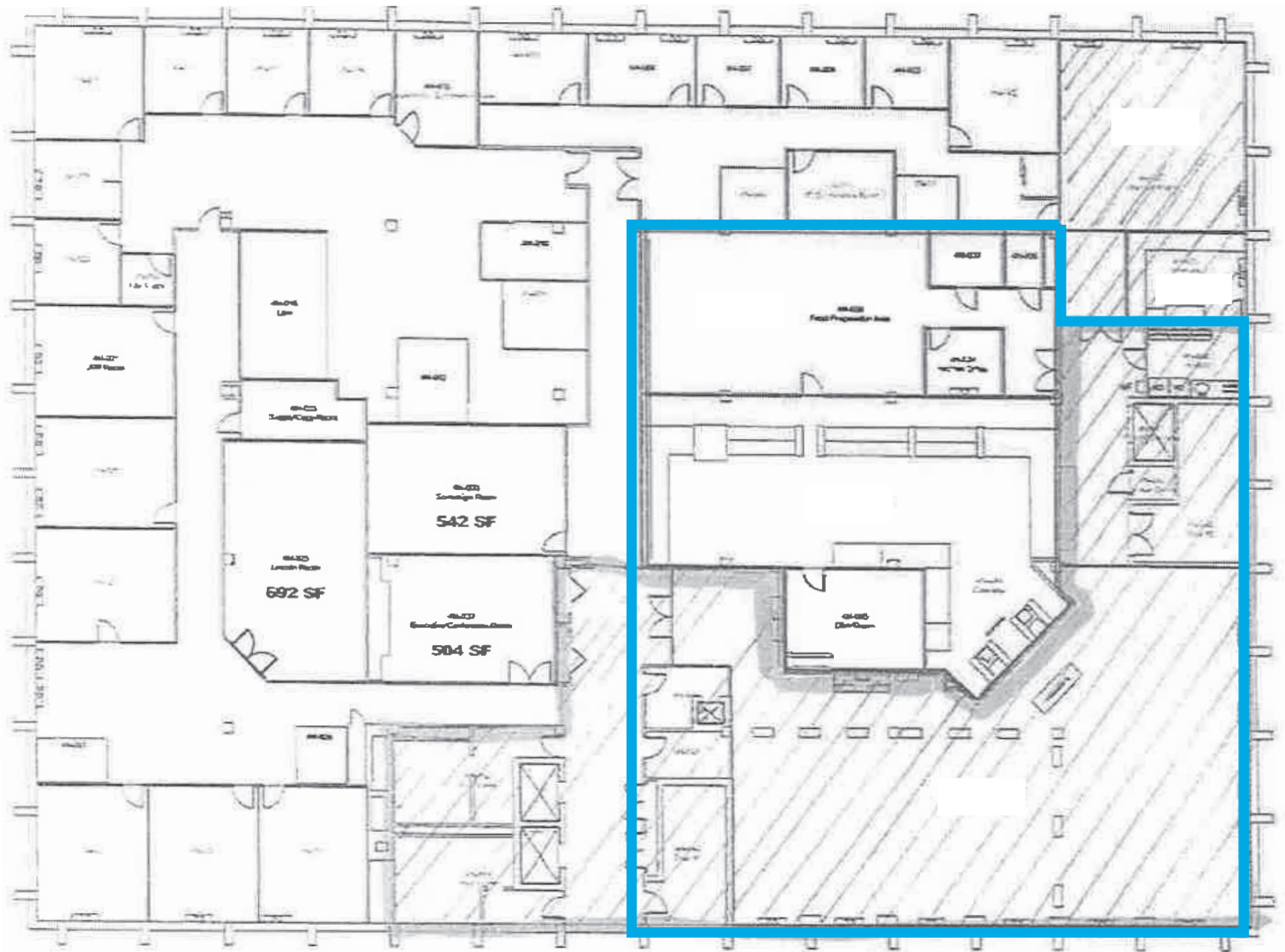
175 Canal Street, Suite 401
Manchester, NH 03101
+1 603 623 0100
colliers.com

Architectural floor plan of the first floor of a building. The plan shows a large rectangular area with a grid system. A large hatched area in the upper right is labeled '6,513 SF'. To the right of this area is a 'FREIGHT ELEVATOR' and 'STAIRS #2'. Below the hatched area is a 'JANITOR CLOSET'. At the bottom center is a 'DEMARC #1' and 'STAIRS #1'. At the bottom left is a 'DUMPERWATER' and a 'STAIRS #1'. The plan includes various dimensions and labels for rooms and areas.

2nd Floor Plan



4th Floor Plan



Available Space

CONCORD — NORTH WING		
4TH FLOOR FURNITURE LAYOUT		
REV. DATE: 1/15/18	SCALE: 1/8"=1'-0"	F-4N
LINCOLN FINANCIAL GROUP		