



FOR LEASE:
\$12.50 NNN
ADDRESS:
211 GAY ST
MANCHESTER, NH



DAVE TANGUAY
SENIOR ASSOCIATE

INDUSTRIAL WAREHOUSE



SPERRY Commercial 211 Gay St, Manchester, NH

-Industrial Warehouse

- +/- 9,120 Square feet
- .91 Acres
- Fenced In Lot
- Two Drive-In Doors 12*12 and 9*11
- Dock Height Door
- Entire Building is fully air conditioned and heated
- 3 Bathrooms
- Electrified Garage Doors

\$12.50 NNN Asking Rent

Property Taxes for 2024 \$13,046.15

Tenant Responsible for Property Insurance, Snow Plowing and Landscaping



Interior Images



STRATEGIC LOCATION

211 GAY ST MANCHESTER, NH

Proximity to major highways
Immediate access to I-293, I-93, and the Everett Turnpike provides streamlined shipping and delivery, convenient access for customers from southern NH and northern MA, and reduced transit times that lower freight costs.

