



8 DIAMOND OAKS BLVD.

KINGSTON, NH

FOR SALE OR LEASE | 32,000 SF SPORTS COMPLEX / INDUSTRIAL BUILDING

AARON SMITH 978.654.0432 asmith@stubblebinccompany.com
RYAN PETRACO 631.707.2577 rpetraco@stubblebinccompany.com
JAMES STUBBLEBINE 617.592.3388 james@stubblebinccompany.com
DAVID STUBBLEBINE 617.592.3391 david@stubblebinccompany.com

EXCLUSIVE AGENT
 THE
STUBBLEBINE
COMPANY
CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

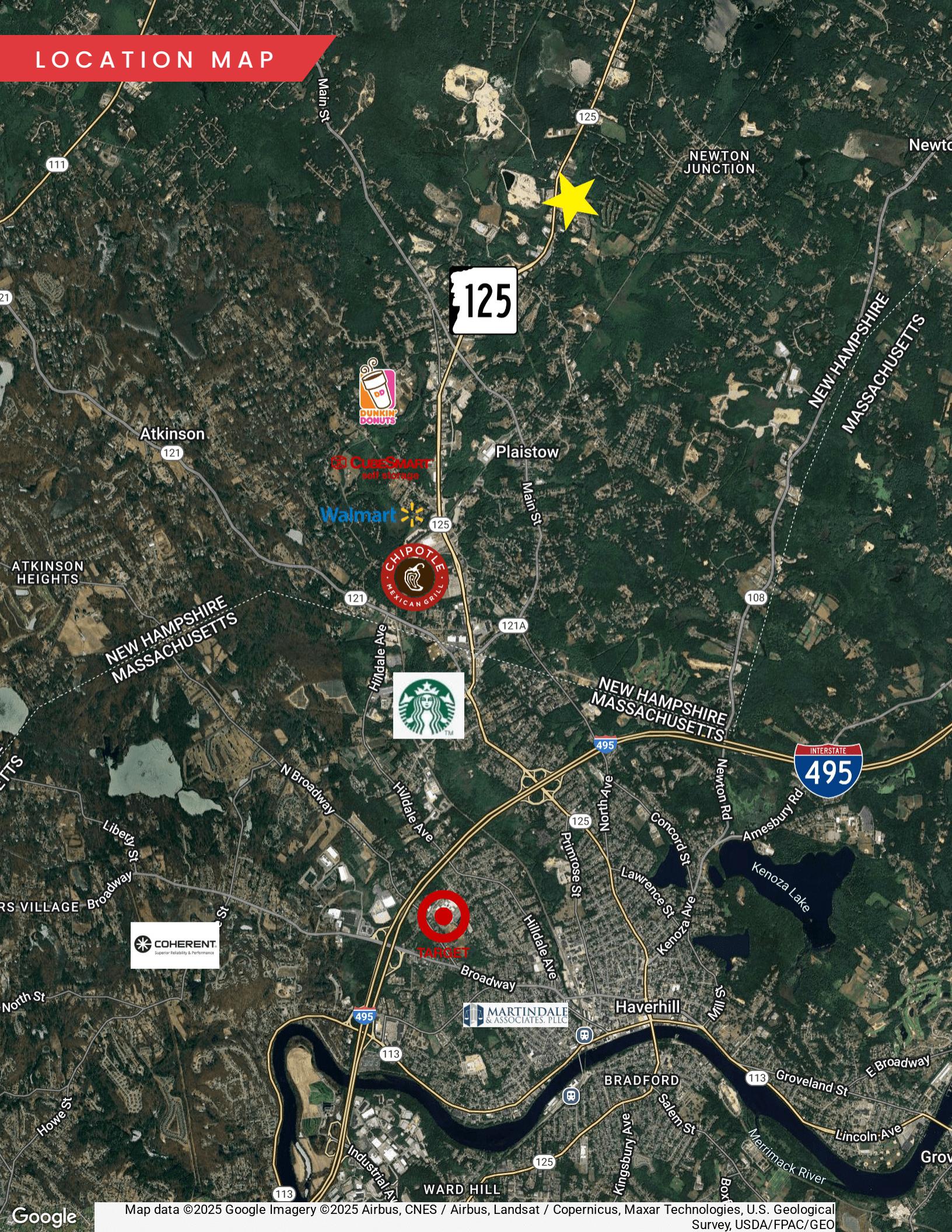
For Sale or Lease | 32,000 SF Sports Complex/Industrial Building

| DEMOGRAPHICS | 3 MILES | 5 MILES |
|-------------------|-----------|-----------|
| Total Households | 6,370 | 19,436 |
| Total Population | 14,967 | 47,218 |
| Average HH Income | \$104,703 | \$106,603 |

OFFERING SUMMARY

| | |
|-----------------|--|
| Lease Rate: | Market |
| Available SF: | 32,000 SF |
| Building Size: | 32,000 SF |
| Year Built: | 1997 |
| Utilities: | <ul style="list-style-type: none"> -Propane for Office -Oil Heat for Warehouse -Septic and Well Water |
| Column Spacing: | No columns in 32,000 SF 300' x 100' |
| Zoning: | Commercial-III |
| Ceiling Height: | 19'-26' |
| Electricity: | <ul style="list-style-type: none"> - 600 amp: 208/120 volt - Until is the service provider |
| Sprinkler: | Wet System |
| Roof: | Metal Roof (1997) |
| Loading: | One (1) 10' x 12' Drive-In Door |
| Other: | 4,000 SF Mezzanine |

LOCATION MAP



8 DIAMOND OAKS BLVD

KINGSTON, NH

FOR SALE | 32,000 SF INDUSTRIAL BUILDING

AARON SMITH

978.654.0432

asmith@stubblebinccompany.com

RYAN PETRACO

631.707.2577

rpetraco@stubblebinccompany.com

JAMES STUBBLEBINE

617.592.3388

james@stubblebinccompany.com

DAVID STUBBLEBINE

617.592.3391

david@stubblebinccompany.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

EXCLUSIVE AGENT

 THE
STUBBLEBINE
COMPANY
CORFAC INTERNATIONAL