

# For Sale

**Restaurant/Brewery Condo  
500 N. Commercial St. Unit 101  
Manchester, NH 03101**



- Size:** Total 14,657 SF Commercial Condominium Available. Currently an 11,372 SF Restaurant seating for 45 in dining area and seating for 175 in lounge/bar with an additional 3,285 SF Function Room.
- Type/Use:** Restaurant / Function Hall / Meeting Room / Brew Pub / Distillery
- Sale Price:** \$1,900,000.00
- Comments:** Fully Functioning Restaurant/Bar with Function Room. Sale is Real Estate only. (Business can be available with all furniture, fixtures, restaurant equipment, Brew equipment and small wares).



**Stebbins Commercial Properties, Inc.**

730 Pine Street  
Manchester, NH 03104-03108  
P (603) 669-6323 F (603) 622-4556  
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# For Sale

## Restaurant/Brewery Condo 500 N. Commercial St. Unit 101 Manchester, NH 03101

### Building Data:

Total Building Size:	50,000 SF
Available Space	11,372 SF Restaurant 3,285 SF Function room
Structure:	Brick, masonry, wood column & beams
Interior Finish:	Carpet, wood, brick, large historical 12' windows
Ceiling Height:	14'

### Site Data:

Frontage:	On Commercial Street
Parking:	On site, on street, and in Arms parking lot next to site.
Zoning:	Mixed use

### Utilities:

Water:	Municipal
Sewer:	Municipal
Power:	600 amp, 3 phase, 208v
Lights:	Can, track and spot lighting
Heating:	FWA by gas
AC:	Central Air
Alarms:	One source security alarm system
Fire:	Sprinkler system, smoke detectors

### Sale Information:

Price:	\$1,900,000.00
Condo Fees:	\$3,544.78 per month
Taxes:	\$15,450.00
Other:	Electricity and Gas by utility provider.



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