



For Lease

# Downtown Office Space

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## 10 Park Street Concord, NH

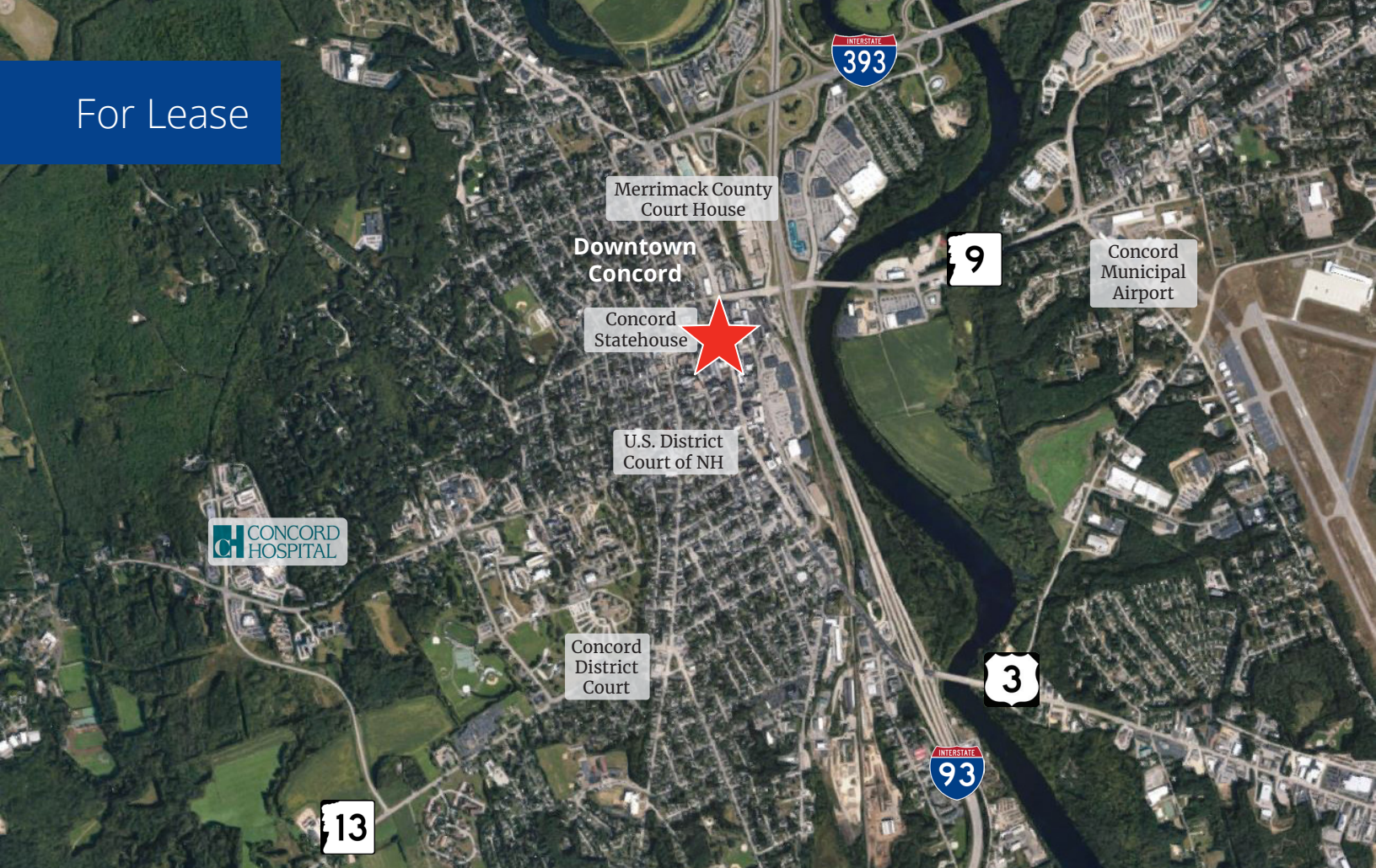
### Property Highlights

- 3,904± SF available for lease in an office building located in downtown Concord, NH
- Building is comprised of two floors; each floor consists of a mix of offices, open space, conference rooms, and restrooms
- On-site parking lot in the rear is included in the NNN expenses
- Within walking distance to local shops, restaurants, entertainment, and more
- Easy access to I-93, directly across from State House Plaza, and within close proximity to Concord Hospital, U.S District Court of NH, Merrimack County Court House, and Concord District Court

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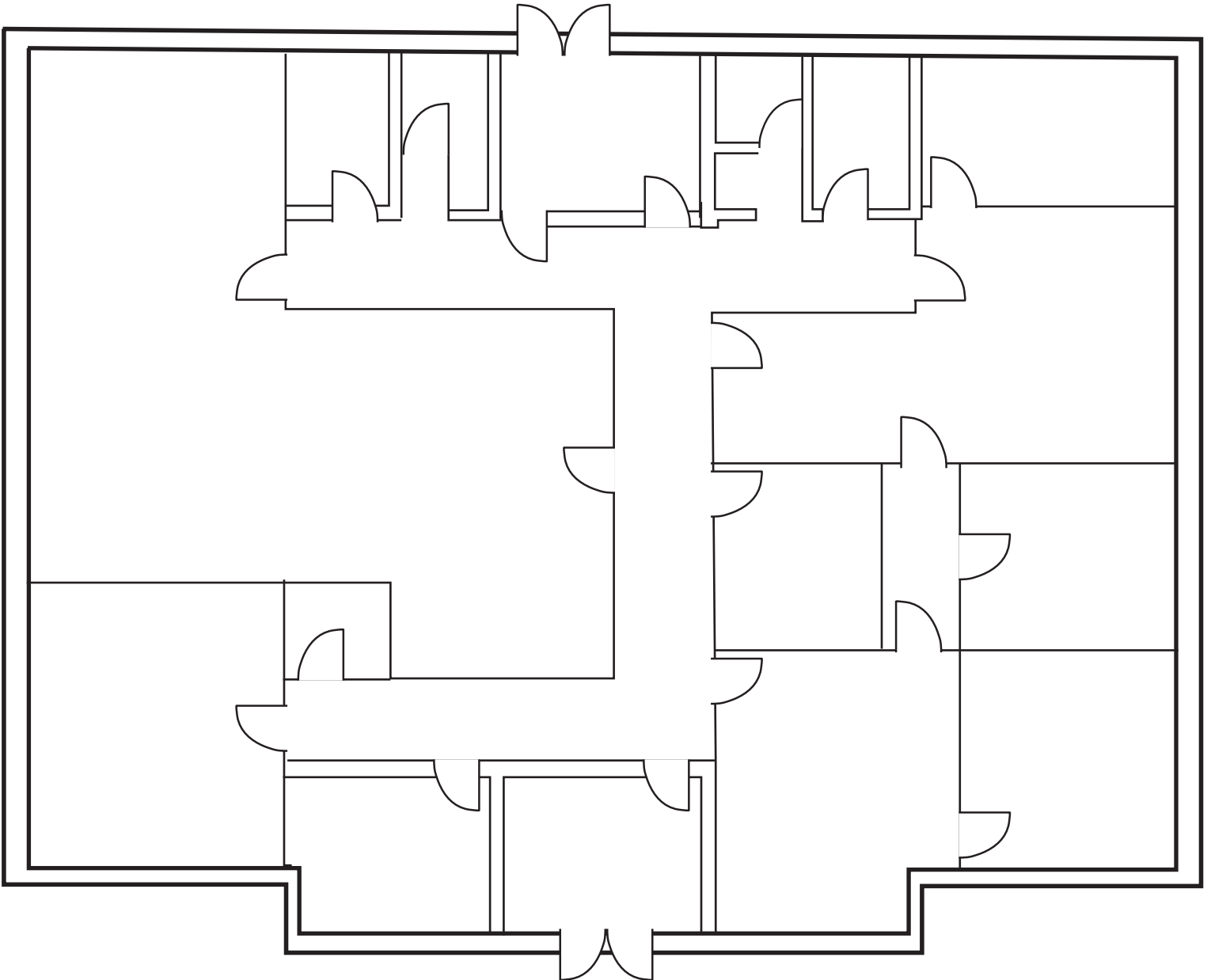
## Specifications

Address:	10 Park Street
Location:	Concord, NH 03301
Building Type:	Office
Year Built:	1972
Total Building SF:	7,808±
Available SF:	3,904±
Acreage:	0.21±
Floors:	2
Utilities:	Municipal water & sewer Natural gas
Zoning:	Central Business Performance
Parking:	8 to 10 on-site spaces
2021 NNN Expenses:	\$9.50 PSF
Lease Rate:	\$10.00 NNN



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# 1st Floor Plan\*



\*Not to scale.