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KIMBALL DR
HOOKSETT NEW HAMPSHIRE



RIVERSIDE PARK | MULTI-TENANT RETAIL OPPORTUNITY



PROPERTY HIGHLIGHTS

- 38,400 SF
- 6.6 Acres
- Built in 1996 / Renovated 2017
- Ownership: Fee Simple
- \$419,413 NOI
- 7% CAP RATE
- \$6,000,000 LIST PRICE
- 100% Occupancy

CONTACT

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ONE REALTY **ONE** GROUP
NEST

Realty One Group Nest is pleased to present a rare opportunity to acquire a stabilized, income-producing multi-tenant retail plaza in Hooksett, New Hampshire. Priced at \$6,000,000, this 38,400 SF center is situated on 6.6 acres and boasts a 100% occupancy rate, delivering immediate cash flow with a strong Net Operating Income of \$419,413 and a 7% cap rate.

Ideally located just off I-93 and US Route 3A, the property benefits from excellent accessibility and high daily traffic counts. The tenant mix is both diverse and resilient, with 50% of the space occupied by medical tenants, and the remaining space leased to a strong roster of local and regional retailers and service providers that cater to the daily needs of the surrounding community.

Originally built in 1996 and thoughtfully renovated in 2017, the property presents a low-maintenance investment with upside. Nearly all leases feature scheduled rent increases throughout the primary terms and renewal options—offering built-in revenue growth and a natural hedge against inflation.



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