

75

New Hampshire

Portsmouth, NH



**HEADQUARTERS OPPORTUNITY
UP TO ±66,178 RSF AVAILABLE**



TWO INTERNATIONAL
GROUP



Property Description

JLL is pleased to present 75 New Hampshire Avenue, Portsmouth, NH for lease. Set on the scenic Pease International Tradeport, 75 New Hampshire offers ±66,178 RSF of premium LEED Gold certified office space becoming available December 2025. This modern three-story building features abundant natural light, flexible floor plans, and impressive amenities including secure covered parking, showers, backup generation, and both common and private terraces. Employees will appreciate the on-site conference facilities with catering kitchen, proximity to diverse dining options, and convenient access to childcare, fitness facilities, and outdoor recreation. The location provides the perfect balance of professional environment and work-life amenities, with easy access to Portsmouth International Airport and direct bus service to Boston and New York City. This exceptional property represents a rare opportunity to secure a sustainable, amenity-rich workplace in one of New Hampshire’s most desirable business communities.

Building Specifications

Available SF: ±66,178 RSF	Pricing: \$18.50 / RSF NNN
Divisible to: ±4,000 RSF	NNN Estimates: \$8.61 / RSF
Year Built: 2008	Parking Ratio: 3.8 / 1,000 RSF
Total Building SF: ±80,224 RSF	Clear Height: ±14' clear to the deck
Date Available: December 1, 2025	Power: 480V/3-Phase

Building Highlights



LEED Gold



Surface & Covered
Parking



Showers



Full Backup
Generation



Common & Private
Terraces



Shared Conference
Center

Nearby Amenities

- Childcare Facilities
- Fitness Center
- Restaurants / Food Courts
- Retail Shops
- Medical Offices
- Hiking/Biking Trails
- Pease Golf Course
- Portsmouth International Airport
- Bus service to Boston and New York City



First Floor Plan

±6,617 RSF

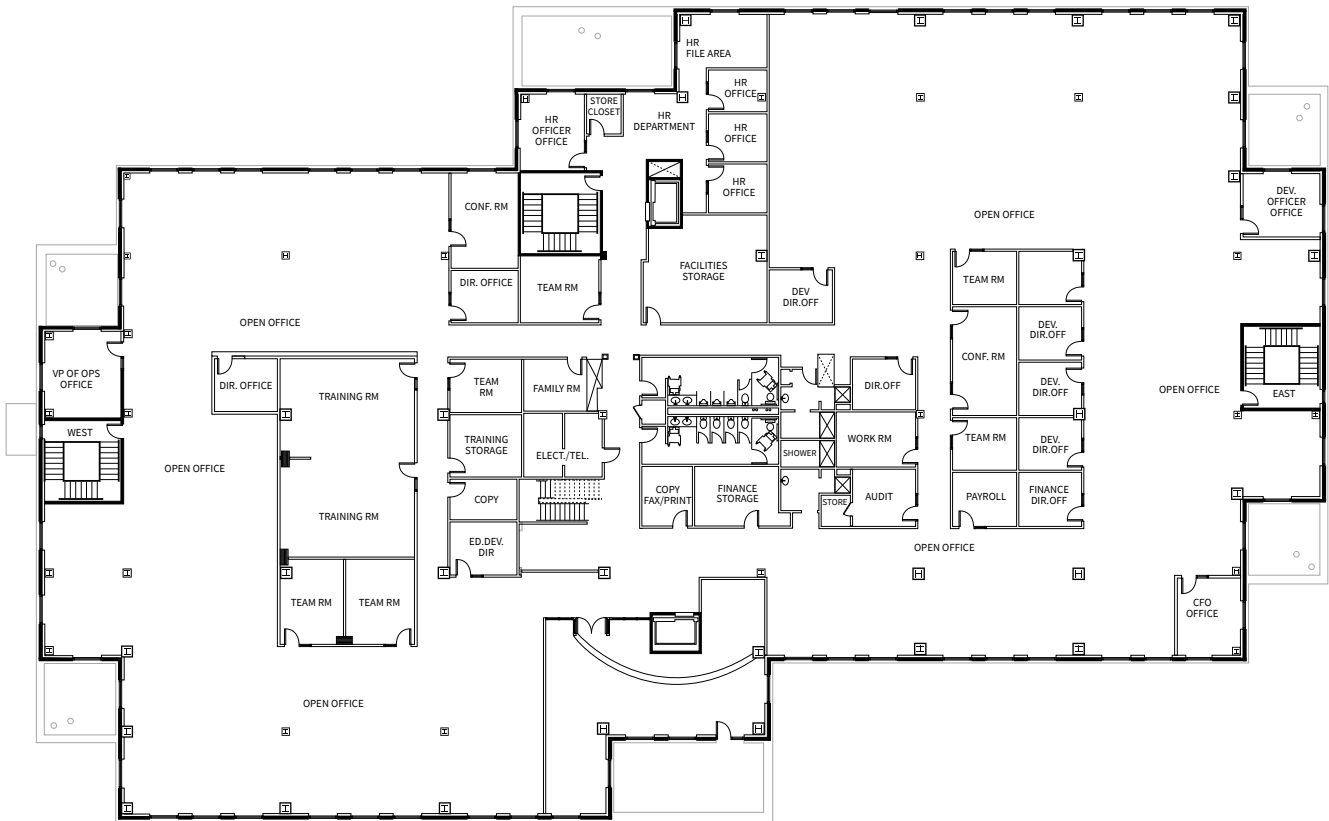


Space Program

- 5 Private Offices
- 1 Large Conference Room
- 2 Medium Conference Rooms
- 1 Kitchen
- 1 Server Room

Second Floor Plan

±28,896 RSF

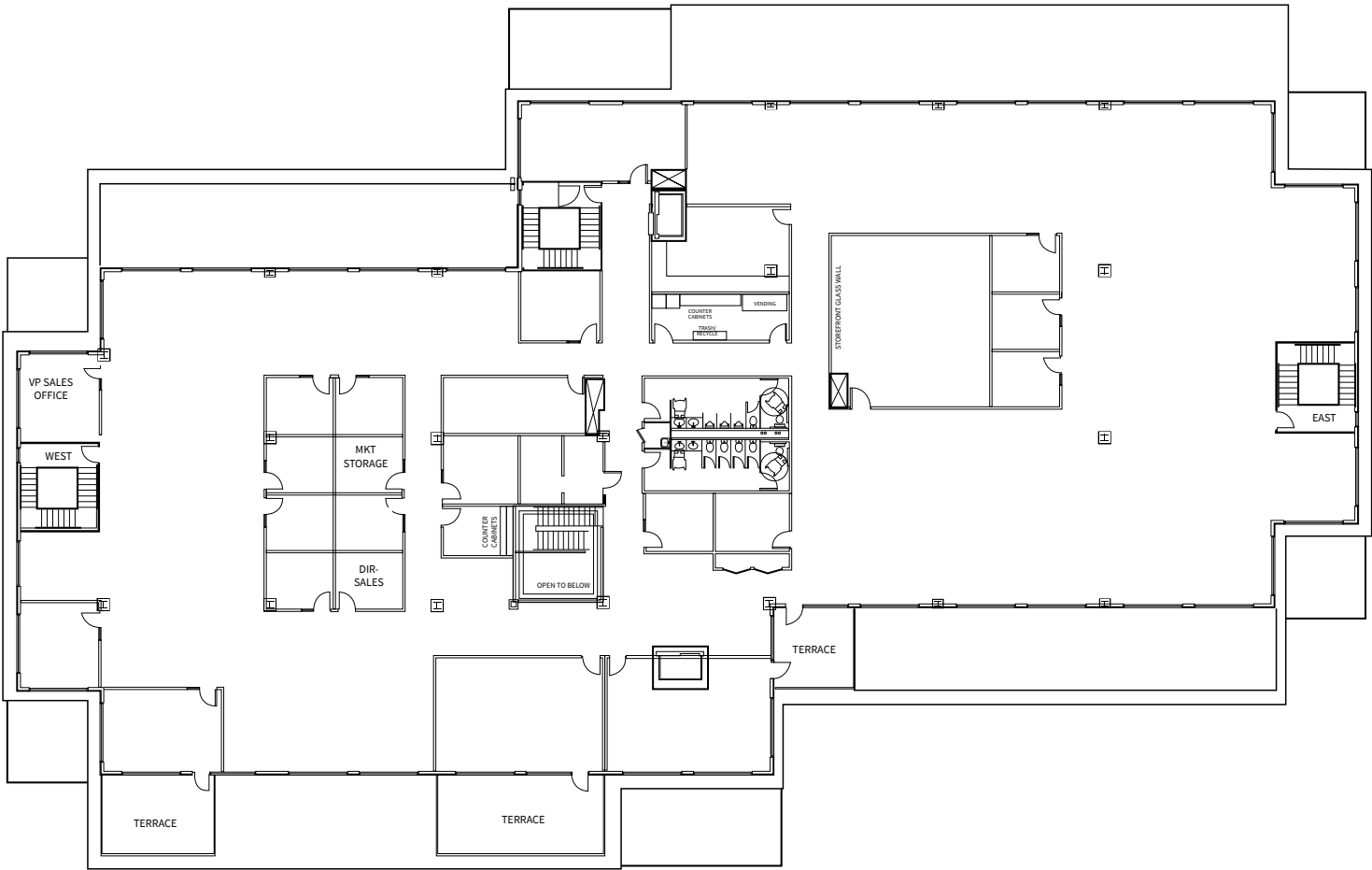


Space Program

- 27 Private Offices
- 1 Large Conference Room
- 2 Medium Conference Rooms
- 3 Storage Rooms
- 2 Copy Rooms

Third Floor Plan

±22,602 RSF



Space Program

- 17 Private Offices
- 3 Large Conference Rooms
- 3 Medium Conference Rooms
- 3 Storage Rooms
- 1 Kitchenette

Access Map



DISTANCE TO -

	3 Minutes		1.0 Miles
	5 Minutes		1.1 Miles
	6 Minutes		2.5 Miles
Downtown Portsmouth	12 Minutes		4.5 Miles
Boston, MA	60 Minutes		56.3 Miles

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Portsmouth, NH



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