

FOR LEASE >

MHT Area Industrial Building

7 DELTA DRIVE, LONDONDERRY, NH 03053



Colliers International is pleased to present the availability of a 25,579± SF industrial building situated on 1.74± acres near the Manchester-Boston Regional Airport. This classic Nash/Tamposi-style building features 3,000± SF of office area with the balance comprised of lab and warehouse/production areas. The owner is open to demising the building into two 12,790± SF spaces. There is full HVAC in the office and lab areas and the warehouse has 4 natural gas-fired ceiling mounted space heaters. There are loading docks on each side of the building, as well as drive-in doors in the rear of the building.

Ideal location at the south end of the Manchester-Boston Regional Airport area, where considerable development has taken place. The site has easy access to Exit 5, I-93, and Exit 13, the Everett Turnpike, via the new airport access road (Raymond Wieczorek Drive) and Pettengill Road.



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7 Delta Drive, Londonderry, NH



Specifications > MHT Area Industrial Building

Building Type	Industrial
Year Built	1985
Total Building SF	25,579±
Available SF	12,790± to 25,579±
Acreage	1.74± acres
Parking	38± spaces
Loading Docks	2
Drive-in Doors	2 (12' x 14' and 8' x 8')
Clear Height	18'±
Ceiling Height	20'±
Column Spacing	34' x 32'
Utilities	Municipal water & sewer Natural gas
Electrical	900 amps / 480 volts / 3 phase
Sprinklers	Wet system
Road Frontage	360'± on Delta Drive
Zoning	Industrial-II
2016 Taxes	\$0.91 PSF
Lease Rate	\$7.00 NNN

Contact Us

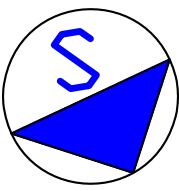
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