

FOR SALE > COMMERCIAL SITE

Route 114 Development Site

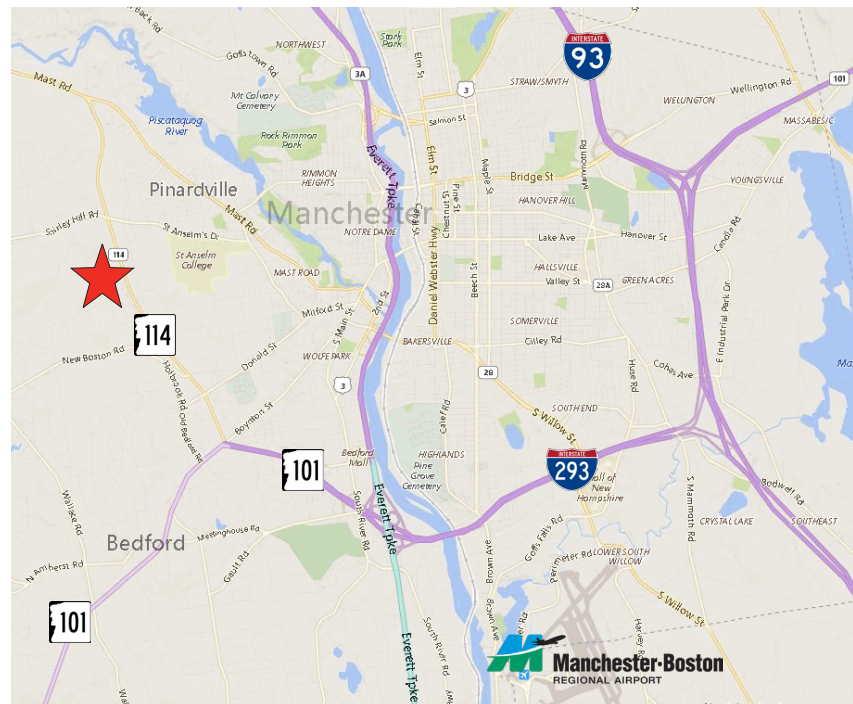
ROUTE 114, GOFFSTOWN, NH 03045



*Site lines are approximate

Snapshot > Development Site

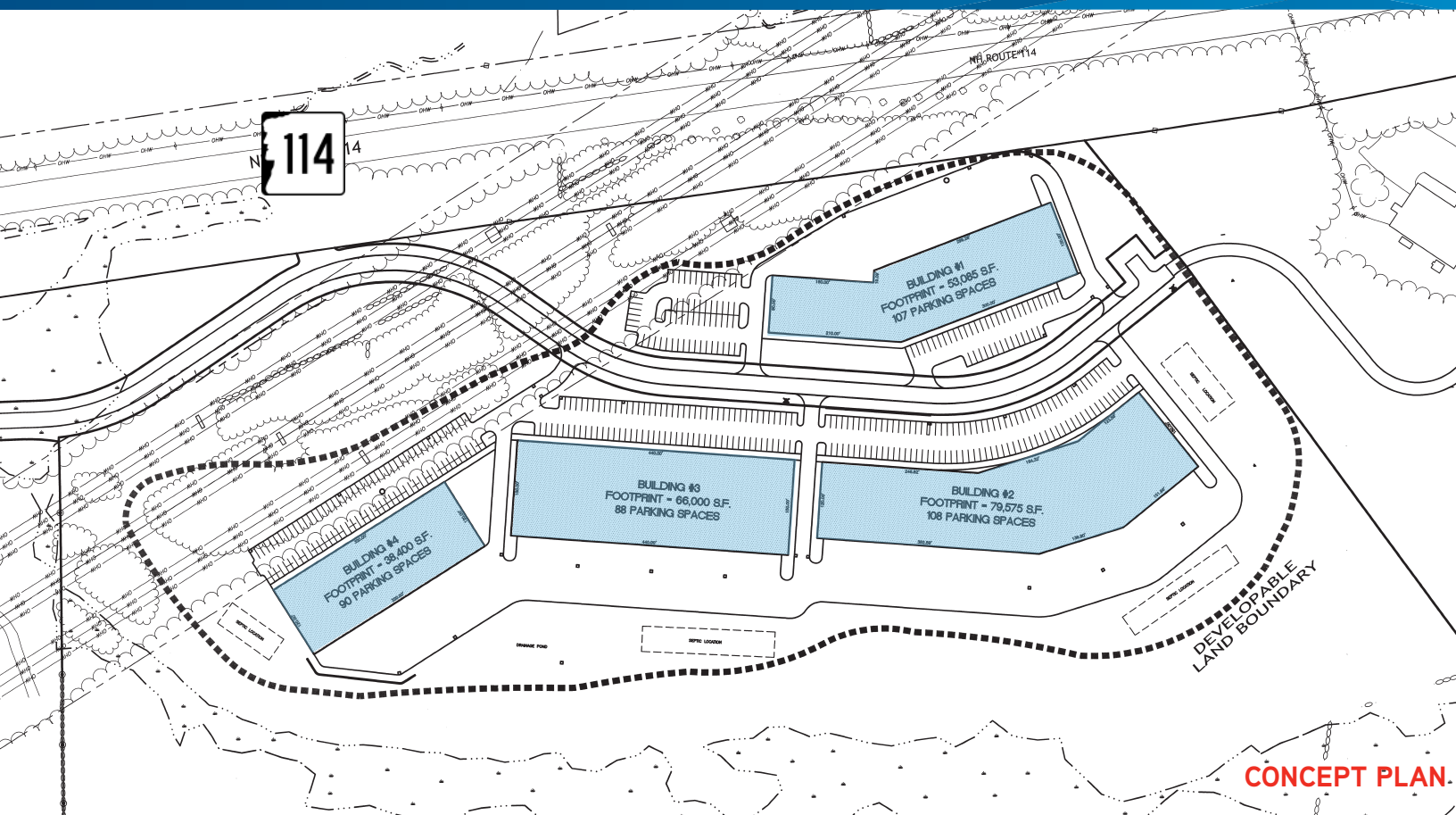
Acreage	58.47±
Road Frontage	3,775'± on Route 114
Traffic Count	17,000± (NHDOT 2015)
Utilities	Private water & sewer
Zoning	Industrial Flex (CIFZ)
2016 Taxes	\$11,349
List Price	\$15,000/acre



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Route 114, Goffstown, NH



Property Highlights

- > 9 lots, totaling 58.47± acres, with 3,775'± of road frontage on Route 114 are available for sale
- > A concept plan depicts 4 buildings on the site with footprints ranging from 38,400± to 79,575± SF
- > CIZF zoning allows for a variety of uses including, but not limited to, office, medical office, veterinary, hospitality, retail, manufacturing, R&D, and vehicle sales
- > Potential access directly onto Route 114
- > Conveniently located just across the Bedford town line and minutes from the Manchester- Boston Regional Airport

2016 DEMOGRAPHICS BY RADII*

	3 miles	5 miles	10 miles
Population	40,242	124,118	222,523
Number of Households	15,480	50,175	86,675
Average Household Income	\$81,184	\$80,256	\$91,569

*Source: U.S. Census Bureau, Census 2010 Summary File 1. Esri forecasts for 2016.

Contact Us

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