FOR LEASE > VERSATILE RETAIL SPACE

# High Visibility Retail

150 SPAULDING TURNPIKE, PORTSMOUTH, NH 03801





## Snapshot > Retail Space

Building Type Office/Retail

Year Built 1970

Total Building SF 2,262±
Available SF 2.262±

Acreage .20±

Utilities Oil & propane heat

Municipal water & sewer

Zoning General Business
Parking 10 on-site spaces

2017 NNN Expenses PSF \$5.93

Lease Rate \$30.00 \$25.00 NNN



## 150 Spaulding Turnpike | Portsmouth, NH



### Property Highlights

- > High visibility retail location with 47,000± VPD (2010 NHDOT) on a major commuter corridor (Spaulding Turnpike/Route 16/Route 4)
- > Building layout and the overhead door support a variety of uses including: retail, personal and professional services, specialty products, retail with shipping needs, and more
- > Promote your business and lower your advertising budget with the excellent visibility, great signage, and convenient location
- > Incredible signage opportunity visible from both northbound and southbound traffic
- > Easy access to Route 1, I-95, and just minutes from bustling downtown Portsmouth

#### Contact Us

ANDREW M. WARD PORTSMOUTH, NH andy.ward@colliers.com

DAVID F. CHOATE, III PORTSMOUTH, NH david.choate@colliers.com

COLLIERS INTERNATIONAL 500 Market Street, Suite 9 Portsmouth, NH 03801 MAIN +1 603 433 7100 www.colliers.com

The information contained herein is from sources deemed reliable, but is not guaranteed by Colliers International | New Hampshire (Colliers). Colliers assumes no responsibility for matters legal in character, nor does it render an opinion as to the title, which is assumed to be good. Colliers International excludes unequivocally all informed or implied terms, conditions and warranties arising out of this document and excludes all liability for loss and damages therefrom. All data is subject to change of price, error, omissions, other conditions or withdrawal without notice. Colliers welcomes the cooperation of other licensed real estate brokers who properly register a buyer or tenant with whom a sale or lease is consummated. Colliers is acting as the Seller's/Lessor's agent in the marketing of this property. Colliers International | New Hampshire is independently owned and operated.

