230 Commerce Way | Portsmouth Office Park | Portsmouth, NH

Office for Lease

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4,930 ±RSF Available for Lease

Beautiful corner office suite located on the first floor directly off the lobby at the main office. Close to many amenities, restaurants, and hotels, it also features ample free on-site parking and is in close proximity to I-95 and downtown Portsmouth.

For further information call

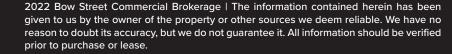
Margaret O'Brien at 603.427.0700

For more information, please contact: bow street, LLC

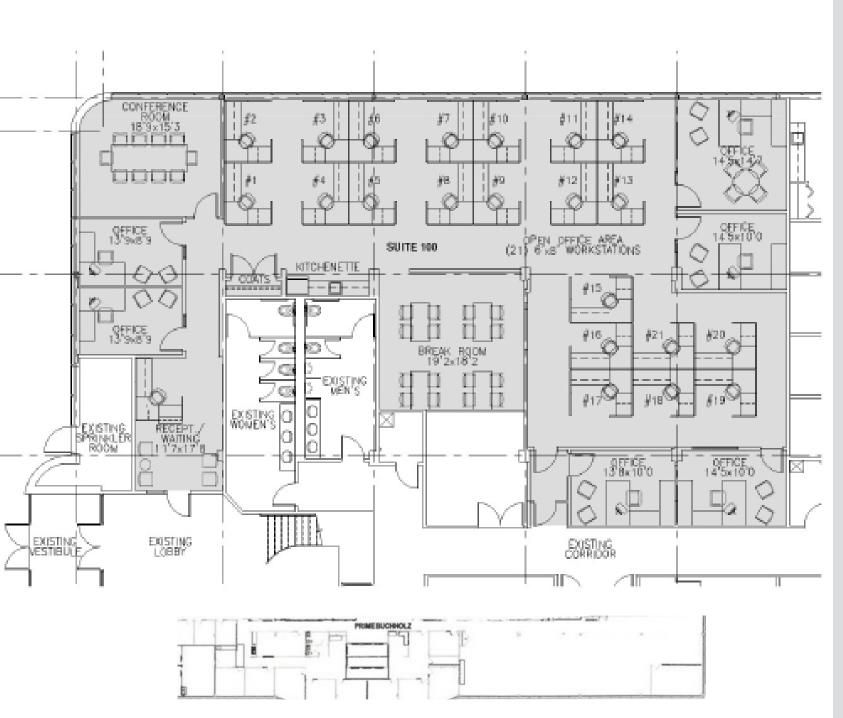
Margaret O'Brien M: 603.828.7245 0: 603.427.0700

111 Bow Street, Portsmouth, NH 03801

margaret@bowstcommercial.com www.bowstcommercial.com







Property Specifications

Total Building Size: 49,480 ±SF

Available Space: Suite 100: 4,930 ±RSF

Floors: Three

Land: 5.62 Acres

Year Built: 1997

Water/Sewer: Municipal water and sewer

Zoning: Office Research

Data Lines: T-1

Sprinkler: Yes

HVAC: Natural Gas - FHA Heat

Parking: Ample, free on-site parking (5/1000 ratio)

Availability: Immediately

Asking Lease Rate: \$18.50/SF NNN

NNN Expenses: \$7.72/SF (estimated for 2022)

Amenities: This corner office suite is located directly off

the lobby and features 6 offices, a 10-person conference room, 21 workstations, a 16-person breakroom, and a large reception area. Great window line with plenty of free on-site parking.







