

GREAT BAY COMMONS

101 Shattuck Way, Unit 4, Newington, NH 03801



OFFERING SUMMARY

NUMBER OF UNITS:	1
AVAILABLE SF:	
LEASE RATE:	Negotiable
LOT SIZE:	0 Acres
BUILDING SIZE:	1,680
RENOVATED:	2014
ZONING:	Office
TRAFFIC COUNT:	2,800

PROPERTY OVERVIEW

This first floor, Class A medical office space has a reception area, four exams rooms, several supply closets, kitchen, washer & dryer, and two bathrooms. With plenty of parking and easy access off the Spaulding Turnpike from north or south, this location is ideal for any business in the medical field. With an excellent layout, and newly renovated, this space is turnkey for any medical service professional.

PROPERTY HIGHLIGHTS

KELLER WILLIAMS COASTAL REALTY
603.610.8500
750 Lafayette Rd.,
Suite 201 - Coastal Land & Commercial Group
Portsmouth, NH 03801

ETHAN ASH
Commercial & Investment Specialist, MiCP
O: +16036108500 X1430
C: 603.707.2319
ethan.ash@kw.com
NH #071469

DAVE GARVEY
Managing Director
O: 603.610.8523
C: 603.491.2854
davegarvey@kwcommercial.com
NH #004637

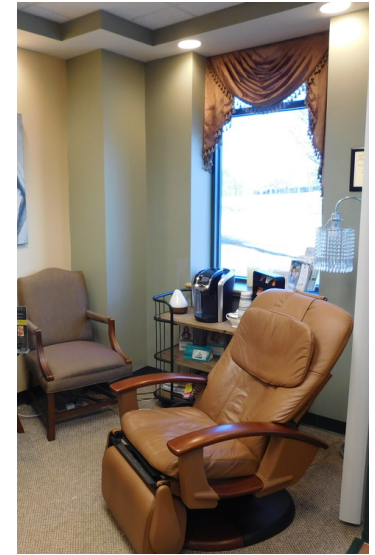
Each Office Independently Owned and Operated kwclcg.com/

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

OFFICE FOR LEASE

GREAT BAY COMMONS

101 Shattuck Way, Unit 4, Newington, NH 03801



KELLER WILLIAMS COASTAL REALTY
603.610.8500
750 Lafayette Rd.,
Suite 201 - Coastal Land & Commercial Group
Portsmouth, NH 03801

ETHAN ASH
Commercial & Investment Specialist, MICP
O: +16036108500 X1430
C: 603.707.2319
ethan.ash@kw.com
NH #071469

DAVE GARVEY
Managing Director
O: 603.610.8523
C: 603.491.2854
davegarvey@kwcommercial.com
NH #004637

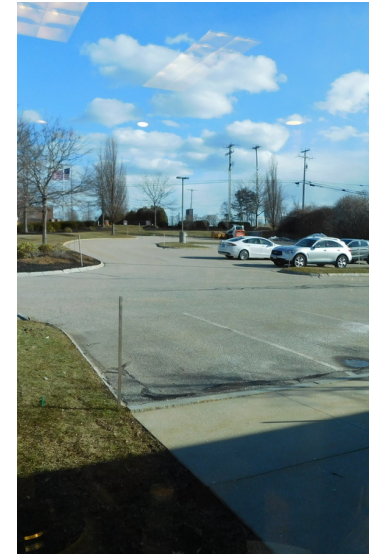
Each Office Independently Owned and Operated kwclcg.com/

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

OFFICE FOR LEASE

GREAT BAY COMMONS

101 Shattuck Way, Unit 4, Newington, NH 03801



KELLER WILLIAMS COASTAL REALTY
603.610.8500
750 Lafayette Rd.,
Suite 201 - Coastal Land & Commercial Group
Portsmouth, NH 03801

ETHAN ASH
Commercial & Investment Specialist, MICP
O: +16036108500 X1430
C: 603.707.2319
ethan.ash@kw.com
NH #071469

DAVE GARVEY
Managing Director
O: 603.610.8523
C: 603.491.2854
davegarvey@kwcommercial.com
NH #004637

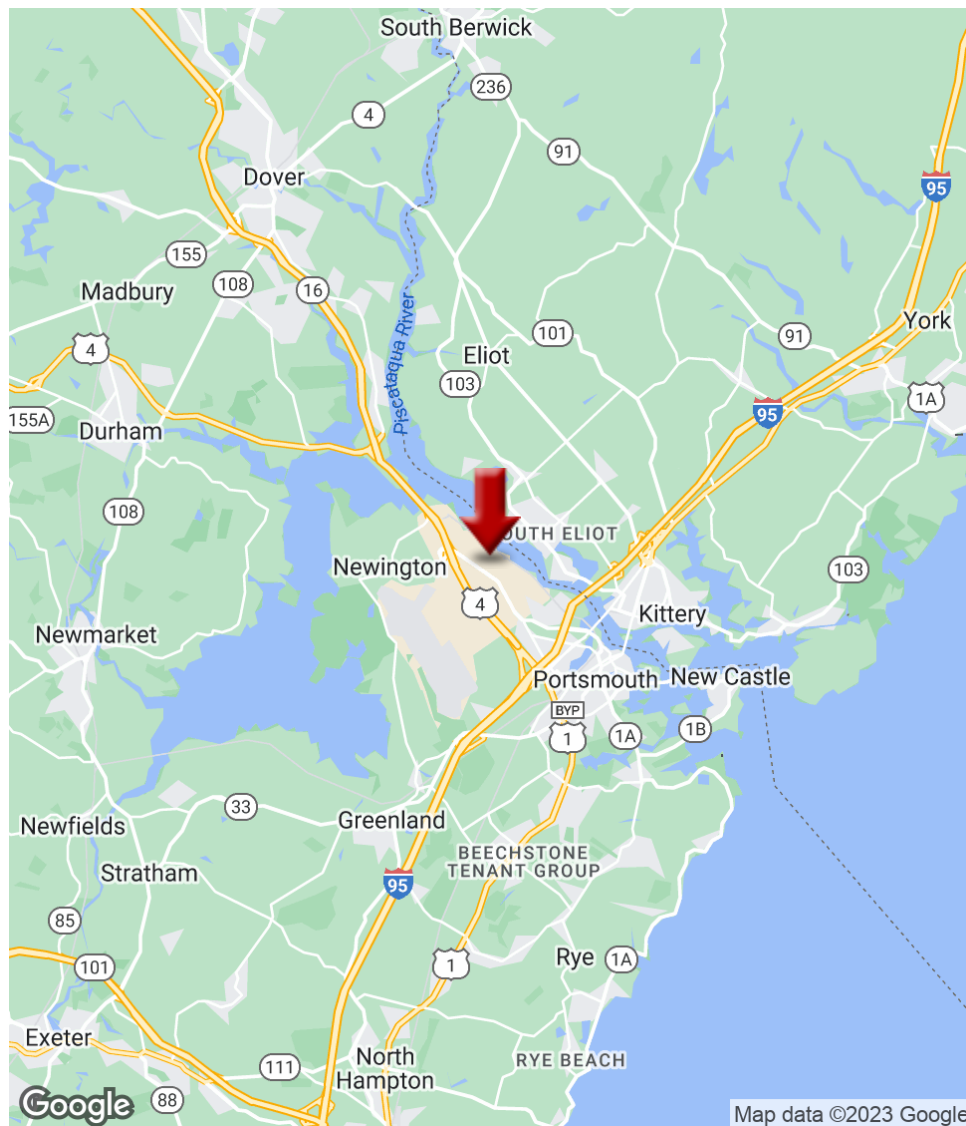
Each Office Independently Owned and Operated kwclcg.com/

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

OFFICE FOR LEASE

GREAT BAY COMMONS

101 Shattuck Way, Unit 4, Newington, NH 03801



KELLER WILLIAMS COASTAL REALTY
603.610.8500
750 Lafayette Rd.,
Suite 201 - Coastal Land & Commercial Group
Portsmouth, NH 03801

ETHAN ASH
Commercial & Investment Specialist, MICP
O: +16036108500 X1430
C: 603.707.2319
ethan.ash@kw.com
NH #071469

DAVE GARVEY
Managing Director
O: 603.610.8523
C: 603.491.2854
davegarvey@kwcommercial.com
NH #004637

Each Office Independently Owned and Operated kwclg.com/

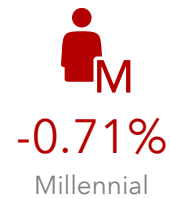
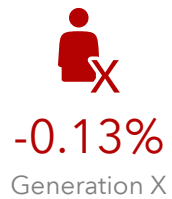
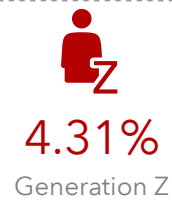
We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

OFFICE MARKET PROFILE

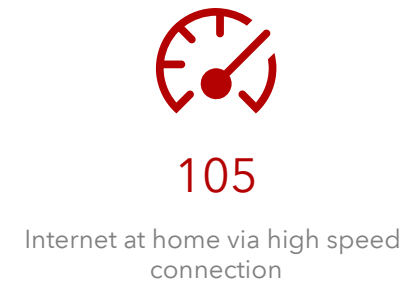


www.esri.com/data/esri_data

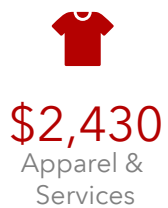
PROJECTED ANNUAL GROWTH RATE



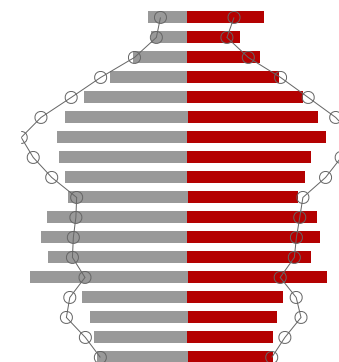
INTERNET ACCESS (INDEX)



ANNUAL HOUSEHOLD SPENDING



Age Pyramid



2019 Male Population Age 20-24 (Esri)

2019 Male Population Age 80-84 (Esri)

Rockingham County

KEY FACTS

50,399

Population



Average
Household Size

41.2

Median Age

\$74,639

Median Household
Income

EDUCATION

5%

No High
School
Diploma



18%

High School
Graduate



25%

Some College



53%

Bachelor's/Grad/Prof
Degree

BUSINESS



4,797

Total Businesses



53,480

Total Employees

EMPLOYMENT



73%

White Collar



13%

Blue Collar



13%

Services

2.7%

Unemployment
Rate

INCOME



\$74,639

Median Household
Income



\$44,483

Per Capita Income



\$108,049

Median Net Worth

Households By Income

The largest group: \$100,000 - \$149,999 (19.2%)

The smallest group: \$15,000 - \$24,999 (6.6%)

Indicator	Value	Difference	
<\$15,000	8.4%	+0.6%	<div></div>
\$15,000 - \$24,999	6.6%	-0.9%	<div></div>
\$25,000 - \$34,999	7.3%	-1.4%	<div></div>
\$35,000 - \$49,999	9.2%	-2.1%	<div></div>
\$50,000 - \$74,999	18.6%	-2.4%	<div></div>
\$75,000 - \$99,999	14.1%	-0.3%	<div></div>
\$100,000 - \$149,999	19.2%	+0.6%	<div></div>
\$150,000 - \$199,999	8.1%	+3.4%	<div></div>
\$200,000+	8.5%	+2.6%	<div></div>

Bars show deviation from
Rockingham County