



GOODNOW REAL ESTATE SERVICES

Real Estate Consulting • Investment • Brokerage • Development Advisory Services

FOR LEASE

SALEM NH

MULTI-TENANT OFFICE BUILDING



13 RED ROOF LANE SALEM NH

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SIZE: 18,000 RENTABLE SF demised into five (5) tenant spaces. The building is a two level office building that enjoys a mix of professional tenants.

ACCESS: Exit 2, Interstate 93 is 1/2 mile distant



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LAND: 1.31 acres **PARKING:** 62 spaces

BUILDING: The structure:
- Two story steel frame structure, metal deck, poured concrete

SPACES: #200 3,200 RSF #201 2,236 RSF #202 2,169 RSF #203 1,500

RENT: \$13.00 SF NNN \$7.92 SF CAM/RE TAX, heat and A/C included

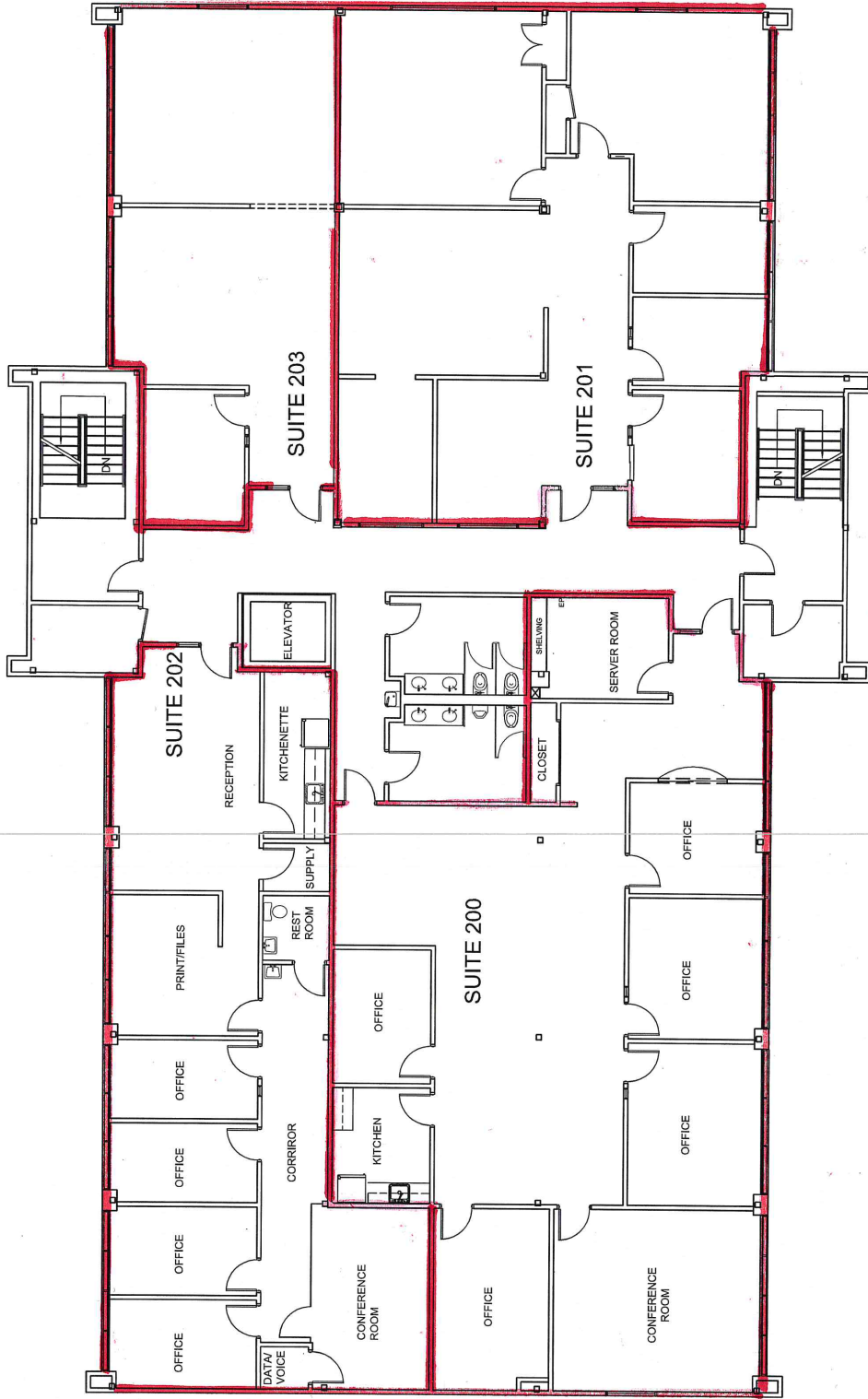
HVAC: Cooling tower with individual furnaces **INTERNET:** Comcast

SPRINKLER: Wet, ordinary hazard

M/L: 88/9921 **PARKING:** 3.46/1,000 SF

ZONING: Commercial/Industrial B

PERMITTED USES: A wide variety of commercial & personal service uses are allowed



13 RED ROOF LANE

SALEM, NEW HAMPSHIRE

SECOND FLOOR PLAN

