



JOHNFLATLEY
Company

**For more information,
or to schedule a tour, please contact:**

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NASHUA OFFICE PARK

AVAILABLE FOR LEASE: 225 - 17,298 SF



Nashua
**OFFICE
PARK**

1 Tara Blvd. | 10 Tara Blvd. | 98 Spit Brook Road | Nashua, NH

Nashua Office Park at Gateway Hills consists of 3 first-class office buildings in a prestigious mixed-use park setting. On-site amenities include Homewood Suites, Gateway Hills Health Club, Little Sprouts Early Education & Child Care, Pressed Café, full service cafeteria, miles of paved walking/ biking trails, conference facilities, outdoor amphitheater, exclusive community events and networking opportunities as well as a variety of retail services and restaurants nearby.



Amenities:

- Pro-business state (no income or sales tax)
- Conveniently located at Exit 1 off Route 3 at MA/NH border
- Home to leading companies including Skyworks, SolidXperts, Segway, BAE Systems, Arista Networks, Microdesk, Regus and more
- Little Sprouts Early Education & Child Care
- Scenic pond, miles of walking/biking trails
- Full-service cafeteria
- Gateway Hills Health Club
- Pressed Cafe, Spyglass Brewery, Orange Theory & more!
- 564 units at Tara Heights Apartments (1,100 residents) and Amelia Village townhomes
- Executive Housing at Catherine’s Landing
- Nashua Self Storage
- Homewood Suites by Hilton
- Outdoor Amphitheater
- Athletic field, tennis court, pickleball courts, basketball court
- Putting green
- Community Garden Center
- Covered parking
- On-site maintenance team
- Owned and managed by the John Flatley Company



PRESSED CAFÉ LOCATED AT TARA COMMONS



MILES OF PAVED WALKING/BIKING TRAILS



LITTLE SPROUTS CHILD CARE & EARLY EDUCATION CENTER



OUTDOOR AMPHITHEATER

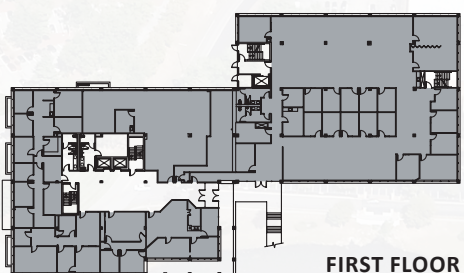
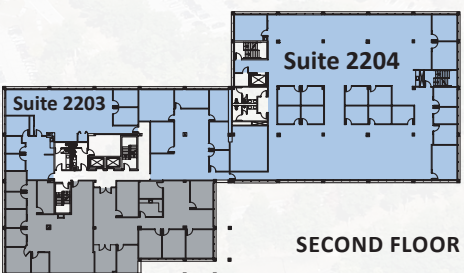
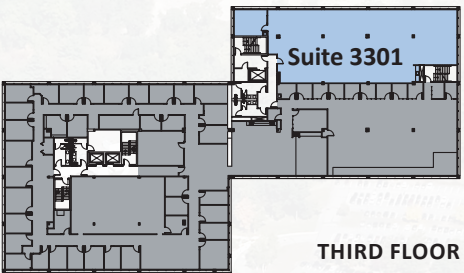
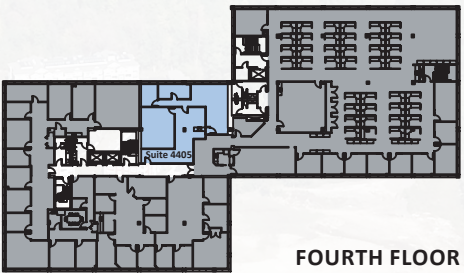
Availabilities:

98 Spit Brook Road:
Lower Level, Suite 001: 1,788 SF
Lower Level, Suite 002: 640 SF (Storage)
Lower Level, Suite 006: 225 SF (Storage)
2nd Floor, Suite 2203: 2,996 SF (9/1/2026)*
2nd Floor, Suite 2204: 14,293 SF*
3rd Floor, Suite 3301: 4,605 SF
4th Floor, Suite 4405: 2,063 SF
*Contiguous up to 17,289 SF

1 Tara Blvd:
Lower Level, Suite 003: 340 SF (Storage)
3rd Floor, Suite 303: 4,144 SF
4th Floor, Suite 402: 3,610 SF

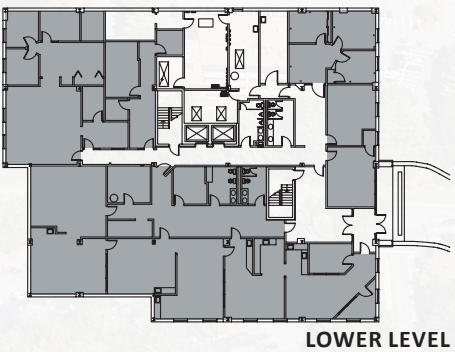
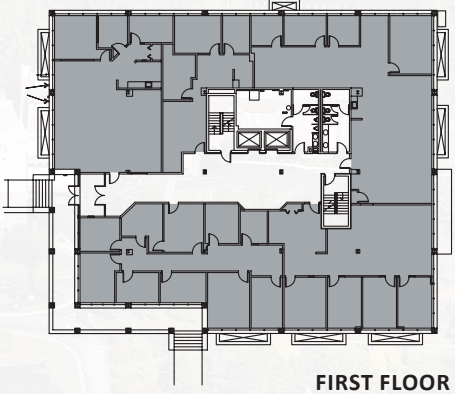
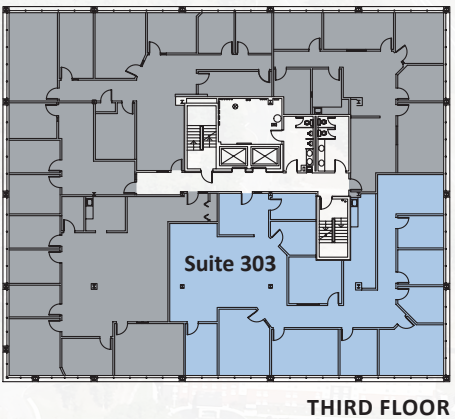
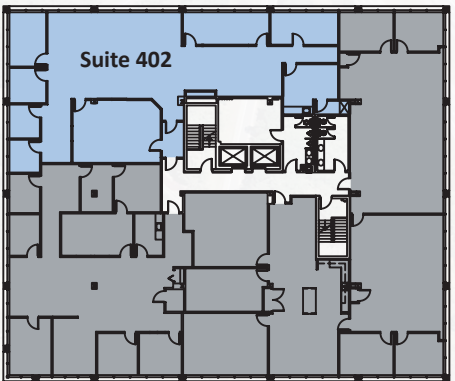
10 Tara Blvd:
Fully Leased!

98 Spit Brook Road



AVAILABLE
LEASED

1 Tara Boulevard



10 Tara Boulevard

