



# High-Visibility Route 1 Retail Condominium

97 Lafayette Road, Hampton Falls, NH 03844

## Property Information

1,440± SF retail condominium unit located within the Hampton Falls Common strip plaza along Lafayette Road (Route 1). The space features an open retail layout with front-facing display windows, updated vinyl plank flooring, drop ceiling with fluorescent lighting, and a reception/check-in counter. Additional features include a private room or office, ADA-accessible restroom, and rear utility/storage area. The unit offers excellent visibility within the plaza, shared on-site surface parking, and prominent signage exposure on Route 1. Suitable for a wide range of retail, service, professional, medical, and related uses. Convenient access to Route 101, I-95, and the greater Seacoast region.

## Offering Summary

<b>Lease Rate</b>	\$12.00 PSF / NNN
<b>Taxes</b>	\$1.46 PSF
<b>CAM</b>	\$2.64 PSF
<b>Building Size</b>	1,440± SF
<b>Available SF</b>	1,440± SF

## Property Highlights

- Reception/check-in counter at entry
- Private office or treatment room
- ADA-accessible restroom
- Rear utility and storage area

PORTSMOUTH:  
12 Greenleaf Woods Drive, Unit 301  
Portsmouth, NH 03

BEDFORD:  
116 South River Road  
Bedford, NH 03110

+1 603 431 3001

info@nainorwoodgroup.com

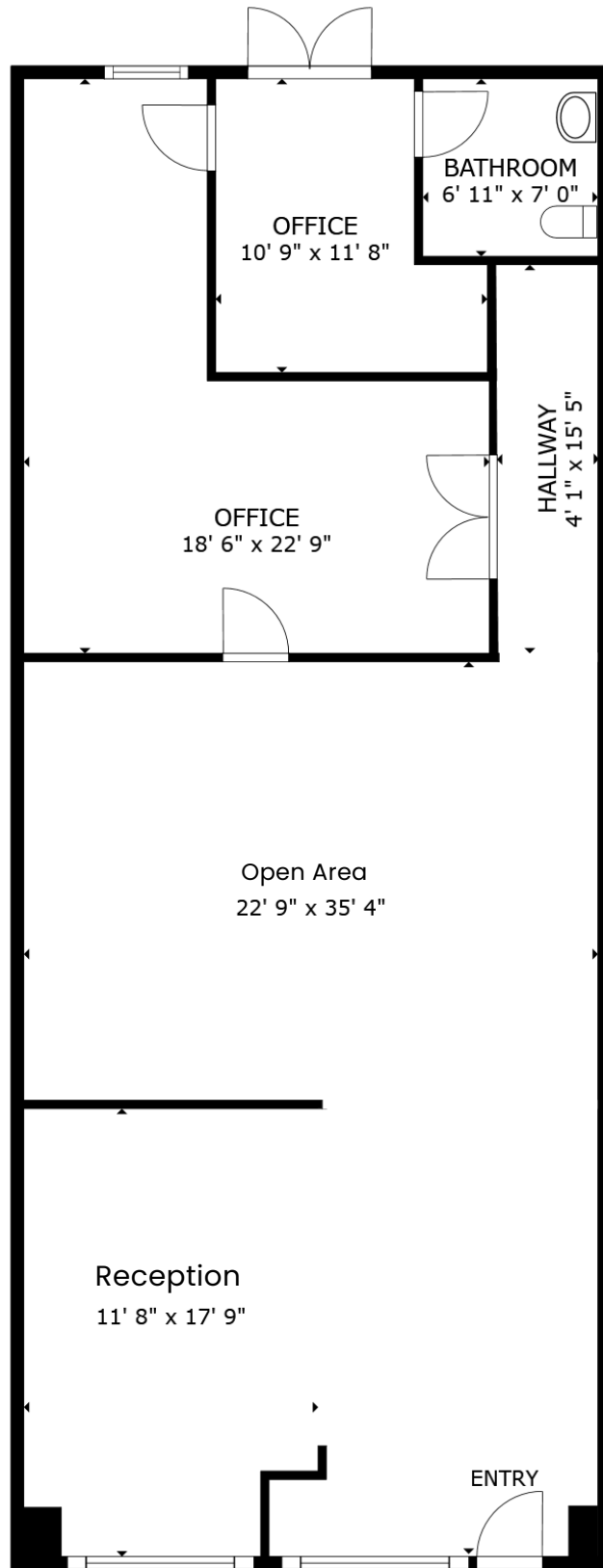
**For more information,  
please contact:**



**Deana Arden**  
o: 603-682-3440  
e: darden@nainorwoodgroup.com

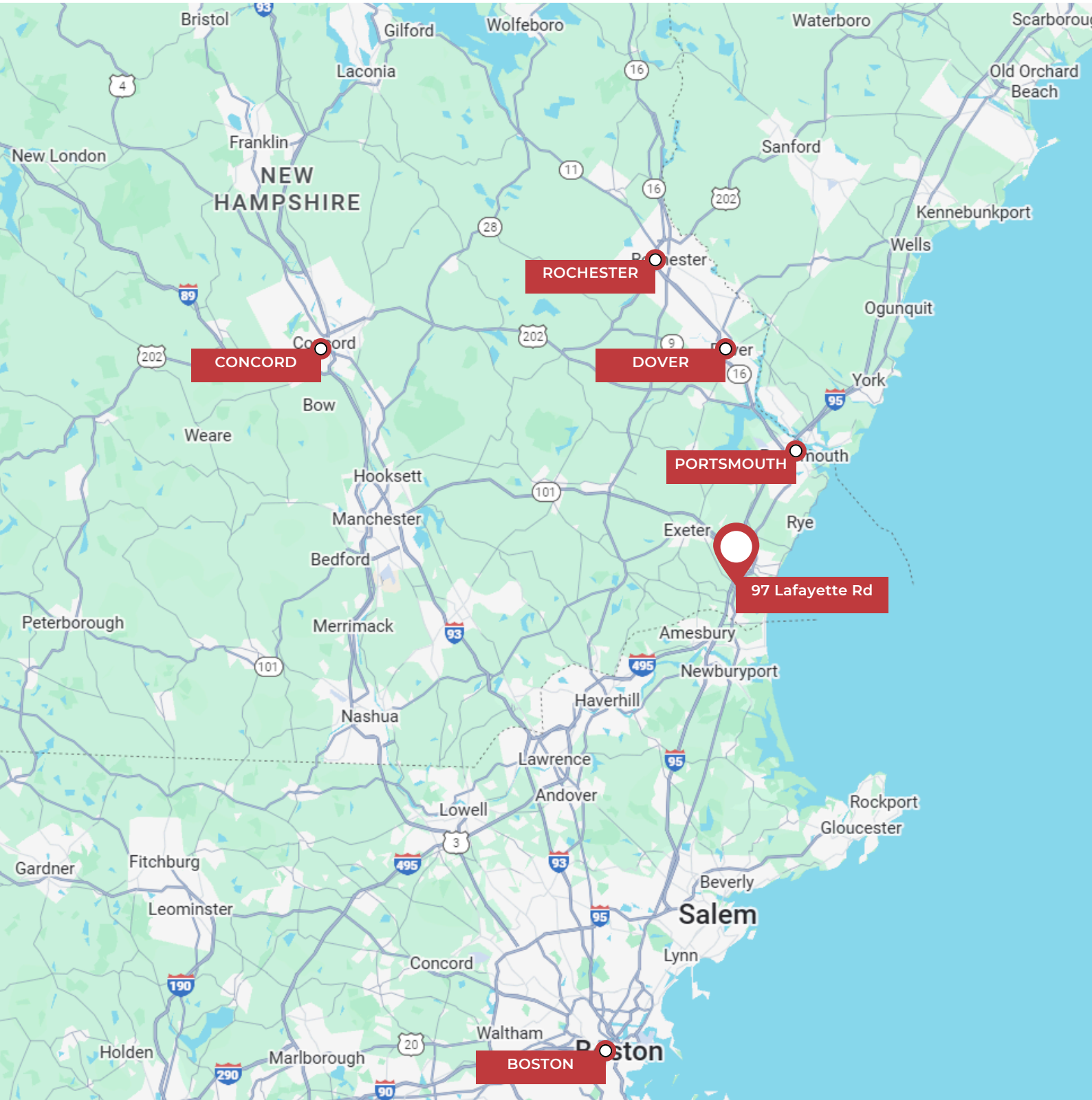


[Virtual Tour Link](#)



FLOOR PLAN

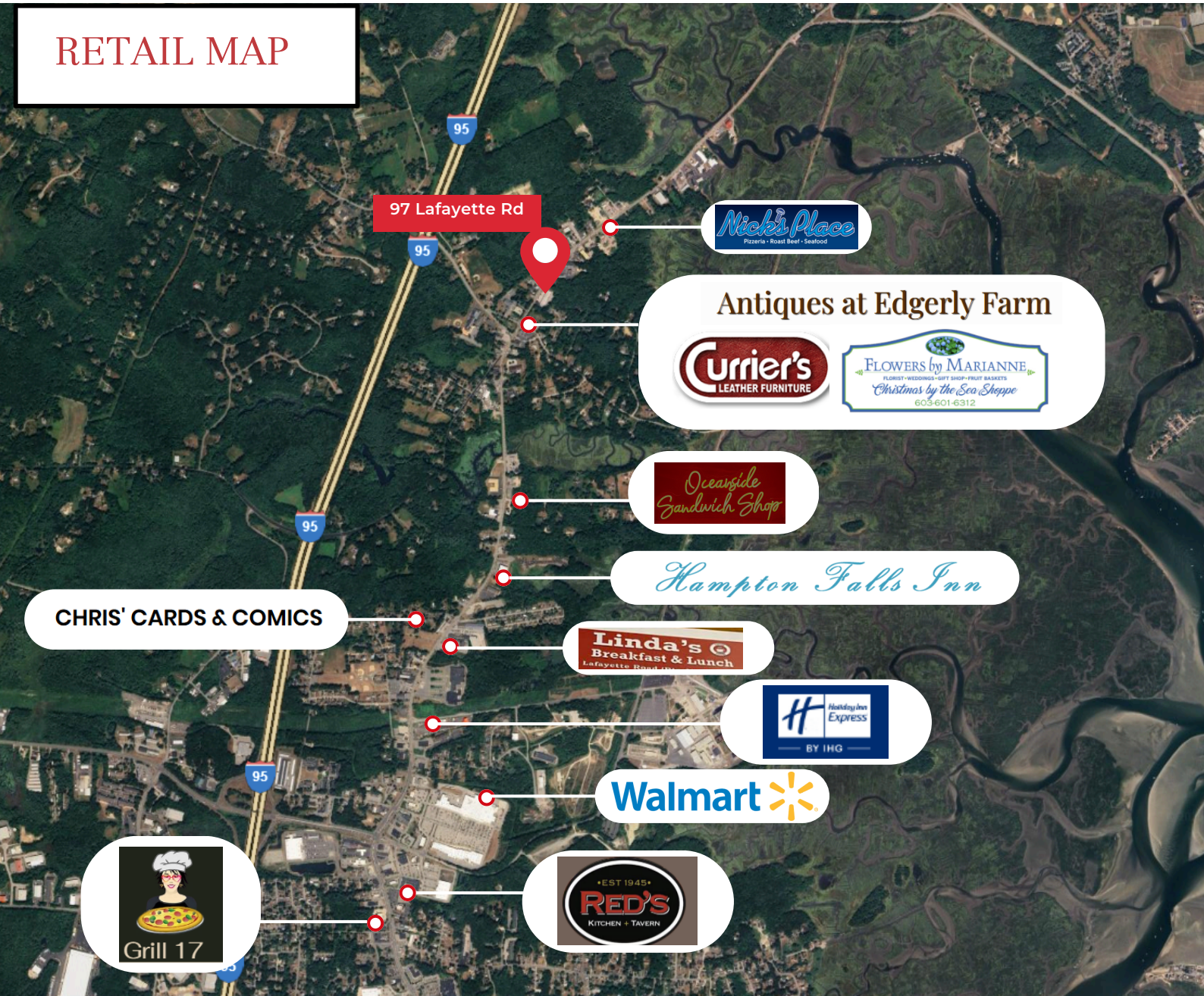
SIZES AND DIMENSIONS ARE APPROXIMATE, ACTUAL MAY VARY.



**DRIVE TIMES TO:**

<b>Boston, MA</b>	51 mins	<b>Dover, NH</b>	28 mins
<b>Concord, NH</b>	49 mins	<b>Portsmouth, NH</b>	20 mins
<b>Rochester, NH</b>	36 mins		

RETAIL MAP



Population

	2 Mile	5 Miles	10 Miles
Total Population	5,546	41,672	137,380
Average Age	51.9	51.9	49.7

Households & Income

	2 Mile	5 Miles	10 Miles
Total Households	2,639	18,653	60,124
Average HH Income	\$139,327	\$145,181	\$158,101

# CONFIDENTIALITY & DISCLAIMER

THIS OFFERING IS SUBJECT TO THE FOLLOWING ASSUMPTIONS AND LIMITING CONDITIONS:

NAI Norwood Group assumes no responsibility for matter legal in character, nor do we render any opinion as to the title which is assumed to be good.

We believe the information furnished to us by the owners and others is reliable, but we assume no responsibility for its accuracy.

Buyers should not rely on this information, and Buyers should make their own investigation of any and all aspects.

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PRESENTED BY:

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