

1.71 +/- Acres Available For Lease

Landlord will Build to Suit

120 Rockingham Road

Londonderry, NH



AVAILABLE
120
Rockingham Road

Property Information

Address:	120 Rockingham Road Londonderry, NH	Frontage:	205' +/-
Available Space:	1.71 +/- Acres	Water:	Municipal
Total SF:	TBD	Sewer:	Municipal
Land Area:	1.71 +/- Acres	Gas:	Unknown
Traffic Counts:	13,673 +/- VPD Via Rockingham Road	Zoning:	Commercial II

Trade Area Demographics

	3 Miles	5 Miles	10 Miles
Population:	22,302	62,604	62,604
Households:	8,480	23,839	103,841
Average HH Income:	\$98,679	\$93,677	\$97,730



120 Rockingham Road in Londonderry, NH is a highly visible 1.71 +/- acre development site located on a heavily traveled commuter route. This site is located a quarter of a mile from Interstate 93 adjacent to a ten pump Irving gas station with a drive-thru Dunkin Donuts. This parcel is situated on the corner of a signalized traffic intersection providing excellent access. 120 Rockingham Road is also located across the street from a travel plaza which includes a Sunoco gas station, New Hampshire Liquor & Wine Outlet as well as the 24-hour Red Arrow Diner. This development site is ideal for a variety of retail and restaurant uses looking to expand their brand to a convenient off-highway location.

For Leasing Information:

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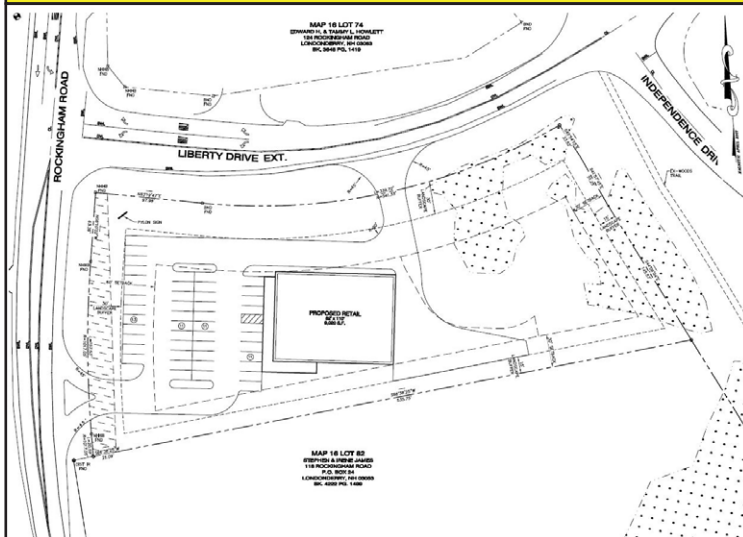
The information contained herein has been obtained from sources believed to be reliable. We have not verified it and make no guarantee, warranty or representation about it. All information should be verified by prospect prior to purchase or lease.

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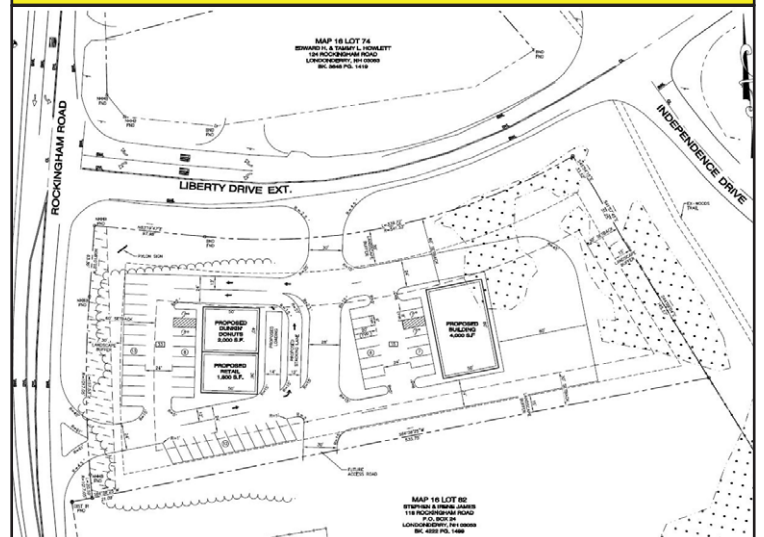
Londonderry, NH



Concept Plan 1



Concept Plan 2



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