



56 DAVIDSON DR

FARMINGTON, NH

FOR SALE OR LEASE | 61,972 SF INDUSTRIAL WAREHOUSE ON 10 ACRES

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THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

For Sale or Lease: 61,972 SF Industrial Warehouse on 10 Acres

PROPERTY HIGHLIGHTS

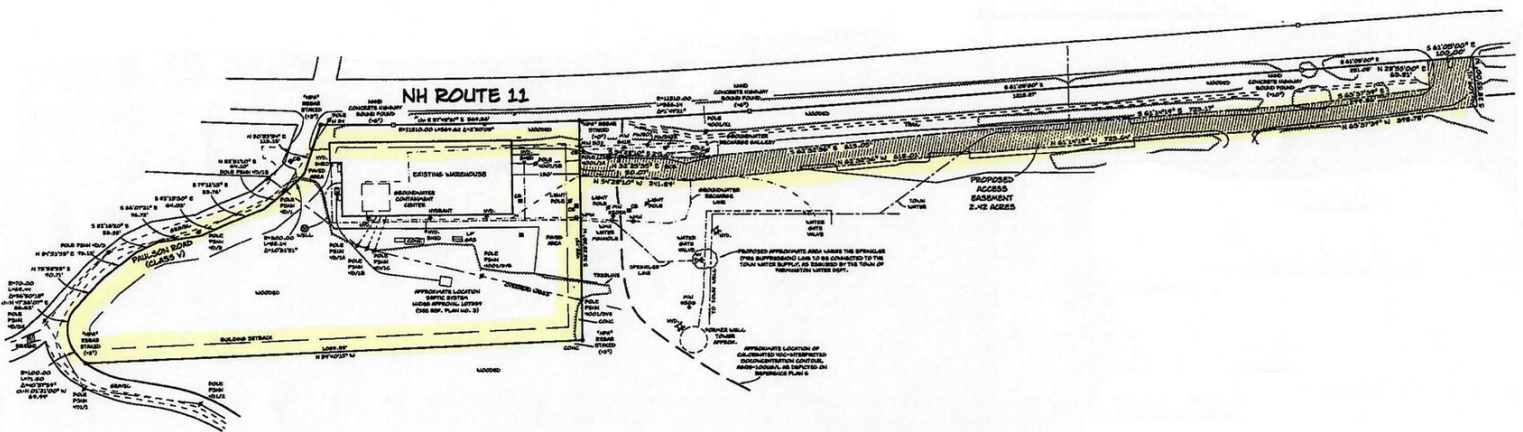
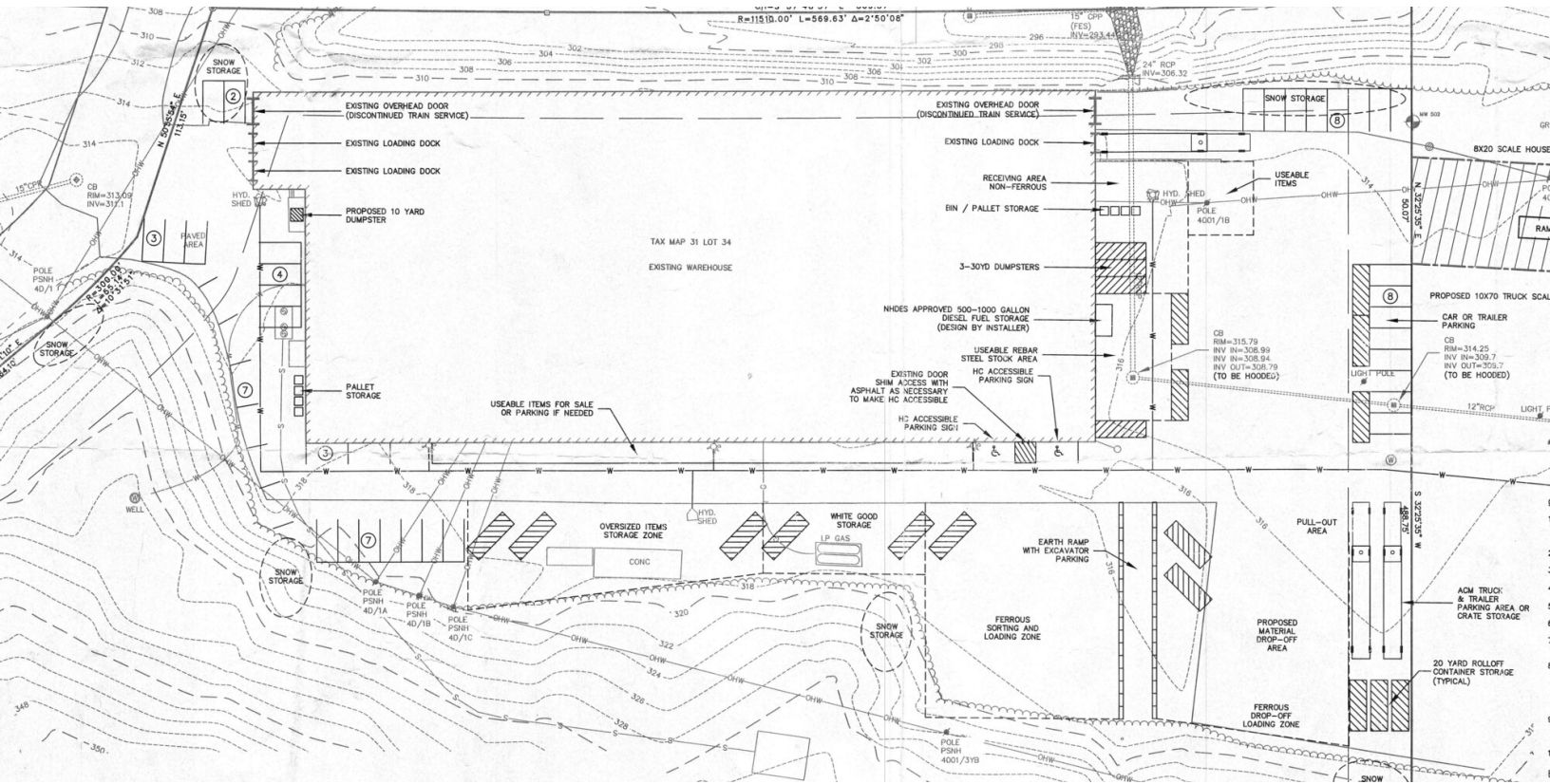
- Monument Signage
- Situated just off of Route 11
- 32' Clear
- Heavy Power

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	522	2,752	6,367
Total Population	1,104	6,428	14,505
Average HH Income	\$52,715	\$69,502	\$78,480

OFFERING SUMMARY

Available SF:	61,972 SF
Building Size:	61,972 SF
Lot Size:	10 Acres
Zoning:	Industrial Business (IB)
Clear Height:	32'
Columns:	25'w x 60'd
Loading:	Three (3) Docks Three (3) Drive-Ins
Levelers:	Two (2)
Power:	1,000 amps 120 - 480v 3p Heavy
R.E. Taxes:	\$21,644
Lease Rate:	\$6.95/SF NNN
Sale Price:	\$4,200,000

PLANS



LOADING



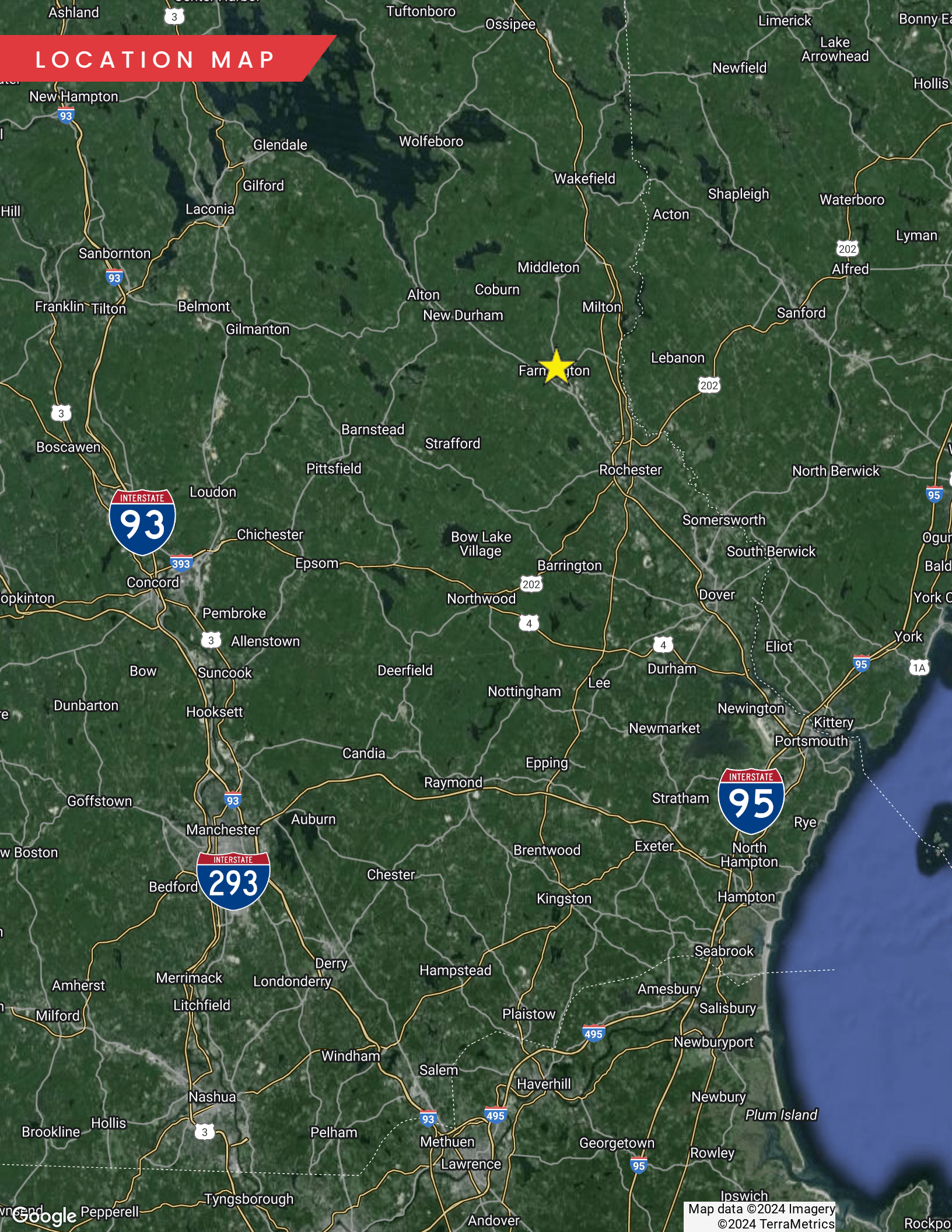
ADDITIONAL PHOTOS



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LOCATION MAP



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