



# 547 AMHERST ST

NASHUA, NH

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FOR LEASE | 35,684 SF CLASS A OFFICE BUILDING

AARON SMITH  
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THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

7,184 SF Available in Class A 35,684 SF Office Building on 1.55 Acres for Lease

## PROPERTY HIGHLIGHTS

- 2.1 Miles from Route 3
- 1.7 Miles from Route 101A
- 400' of frontage on Amherst St.
- Ample on-site parking
- Numerous nearby amenities including hotels and restaurants

## OFFERING SUMMARY

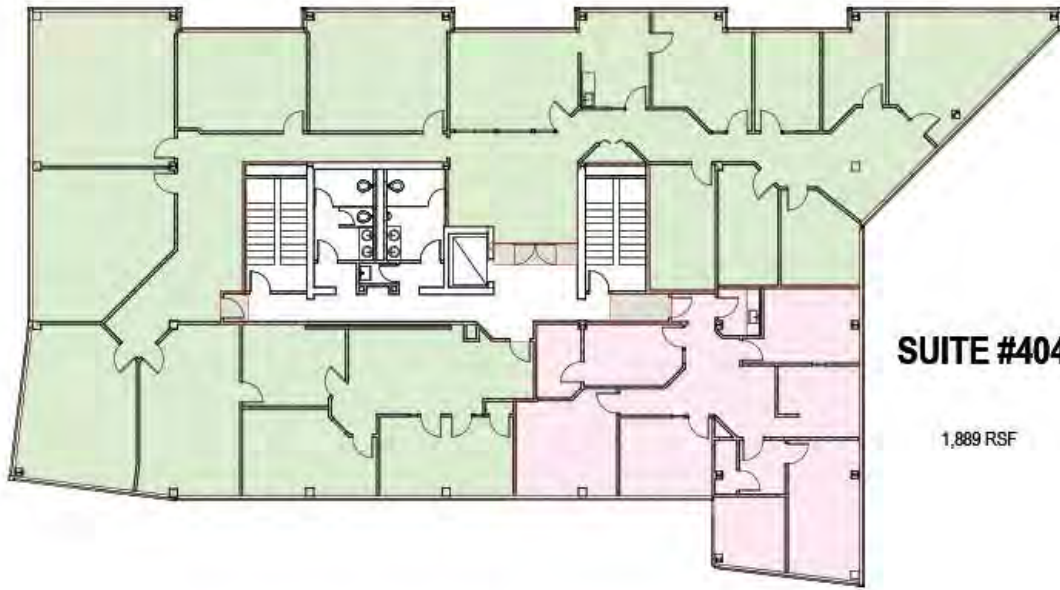
Building Size:	35,684 SF
Available SF:	7,184 SF
Lot Size:	1.55 AC
Number of Units:	23
Construction:	Steel
Sprinklers:	Wet
Elevators:	1
Parking Ratio:	3.85
Lease Rate:	Negotiable

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	10,512	39,084	88,474
Total Population	25,383	94,741	224,797
Average HH Income	\$149,815	\$125,869	\$147,741



**SUITE #400  
VACANT**

7,184 SF



**SUITE #404**

1,889 RSF

**FOURTH FLOOR**



547 Amherst Drive, Nashua, NH

Project number	#
Date	May 2020
Scale	3/64" = 1'-0"

**XM.400**

# LOCATION MAP



# 547 AMHERST ST NASHUA, NH

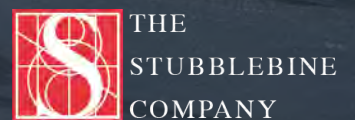
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