



COMMERCIAL REAL ESTATE BROKERAGE

PROPERTY MANAGEMENT

ACCOUNTING SERVICES



## Office Space for Lease Rochester, NH

Newly constructed in 2006, this 24,000± SF building has 3,000 square feet of beautiful office space for lease. The space is in new condition with large open windows, several private offices and a conference room. Should you need storage, there is an additional 4,000 SF of 2nd floor storage. The property is located off Exit 16 of the Spaulding Turnpike in Rochester, NH provides easy access to all major routes to Maine, Route 11, Route 125 and I-95.

**WINSOR BROOK PROPERTY ADVISORS, DOVER, NH**

**Tel: 603.750.7501**

**Fax: 603.750.7502**

*[www.WinsorBrook.com](http://www.WinsorBrook.com)*

**Property Location:**

**Elmo Lane off Exit 16  
Rochester, NH**

**Available SF:**

**3,000 SF of office space  
4,000 SF of 2nd floor storage**

**Heat:**

**FHA with A/C**

**Utilities:**

**Tenant responsibility**

**Office Lease Rate:**

**\$10.00/psf/plus utilities**

**Storage Lease Rate:**

**\$6.00/psf**



**FOR MORE INFORMATION  
PLEASE CONTACT:**

**Doreen Rainville (603) 767-5670  
Jason Garland (603) 231-1193  
Cocheco Falls Millworks  
100 Main Street, Suite 100  
Dover, NH 03820  
Tel: 603.750.7501  
Fax: 603.750.7502**

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