



# 42 Route 111 Derry, NH

For Lease  
12,500 Sq. Ft.  
Office Space

Located in Southern New Hampshire just 5 miles east of Exit #3, off I-93 on Route 111 in Derry, NH, this high profile property is as convenient to reach as it is beautiful. The amenities are abundant at Brookstone Park, which includes a 9-hole par 3 golf course, an 18-hole adventure miniature golf course, function facility, children's daycare & learning facility as well as a first rate salon & spa.

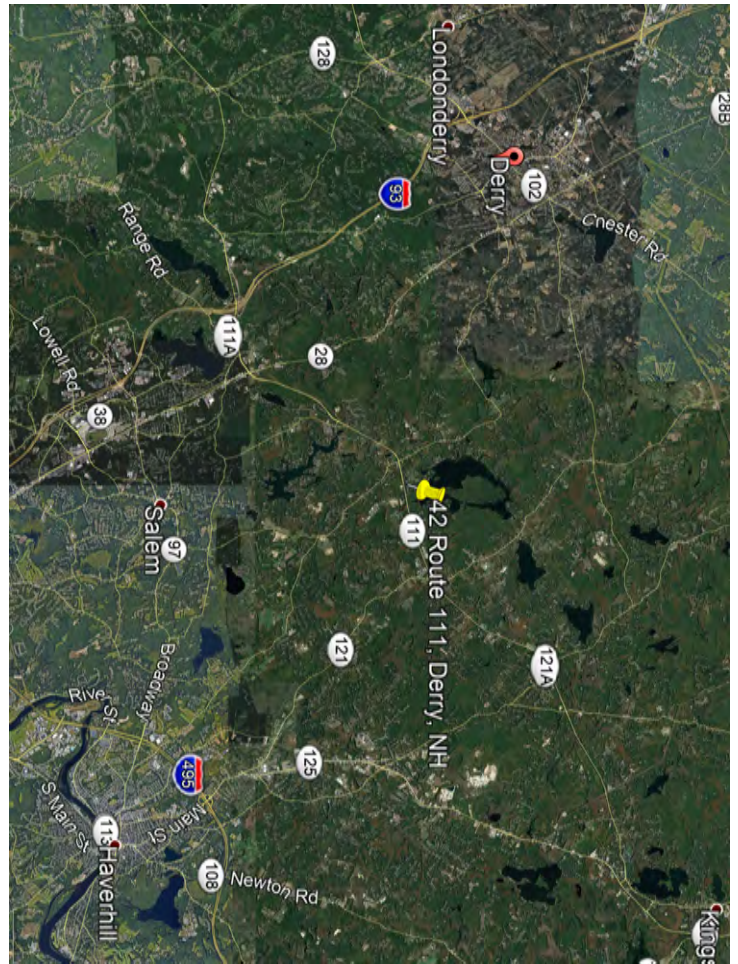
Just 40 minutes to Boston  
and only 20 minutes to  
Manchester.

For further information,  
please call our main  
office or visit our website:

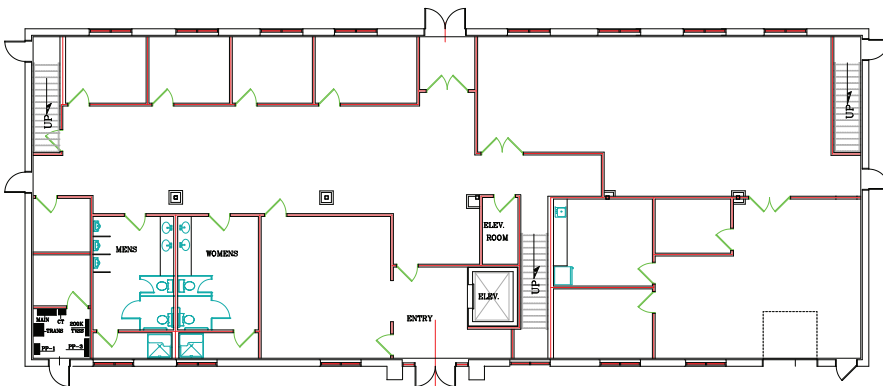


# Building Specifications

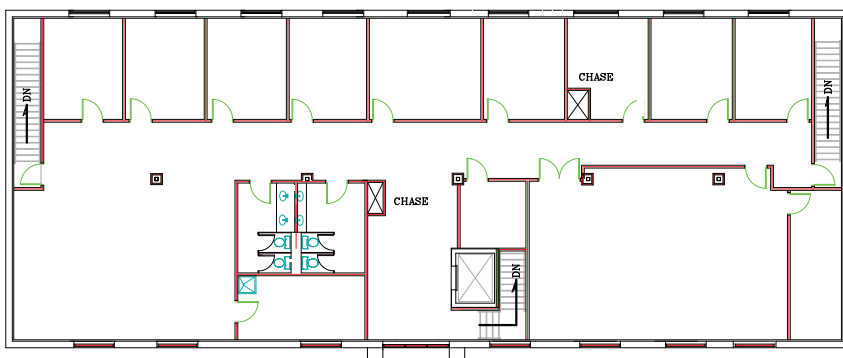
Land:	3.4 acres
Zoning:	General Commercial
Building Size:	12,500 Sq Ft
Year Built:	2007
Type:	Two Story Office
Parking:	70 spaces
Sprinkled:	Yes
Electrical Service:	3p4w 480y/277v 400amp
HVAC:	32 Ton RTU
Type Fuel:	Propane
Utilities:	Well / Septic



1st Floor



2nd Floor



9 Red Roof Lane  
Salem, NH 03079  
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[www.BrooksProperties.com](http://www.BrooksProperties.com)