JOHNFLATLEY Company

MALLEY FARMS

FIRST CLASS FLEX/WAREHOUSE SPACE

4,800 - 9,600 SF

30 Centre Road, Somersworth, NH

High-Bay Industrial / Warehouse / Manufacturing / Office Space

Malley Farms is a single story, 48,000 SF Flex/R&D/Warehouse commercial property situated on 6 acres in a natural setting. This property is located just north of Portsmouth, New Hampshire, off of the Spaulding Turnpike. This property has the location, infrastructure, and amenities to meet any company needs.

Building Specifications:

GROSS LEASABLE AREA:
48,000 SF

20% Office
80% Warehouse/R&D

PARKING:
Ample, Paved and Lighted

ENTRY SYSTEM
Lock & Key

HVAC:
RTU's and Modines

FIBER:
Comcast

CLEAR HEIGHT:
18' Ceiling Clear Height

FIRE PROTECTION:
Fully Sprinklered

SEWER/WATER:
Town of Somersworth

POWER:
2,000 Amp Service

ELECTRICAL:
200 - 400 Amps Per Unit

GAS:
Natural Gas

ROOF:
Ballasted Rubber

LOADING DOCKS:
Tailboard Loading Docks
& Man-Doors

On-Site Amenities:

Natural setting on 6 acres

Open fields and wooded views

Multiple tailboard loading docks

18' clear height

Natural gas heat

Air conditioned offices

Ample paved and lighted parking

Ample free parking

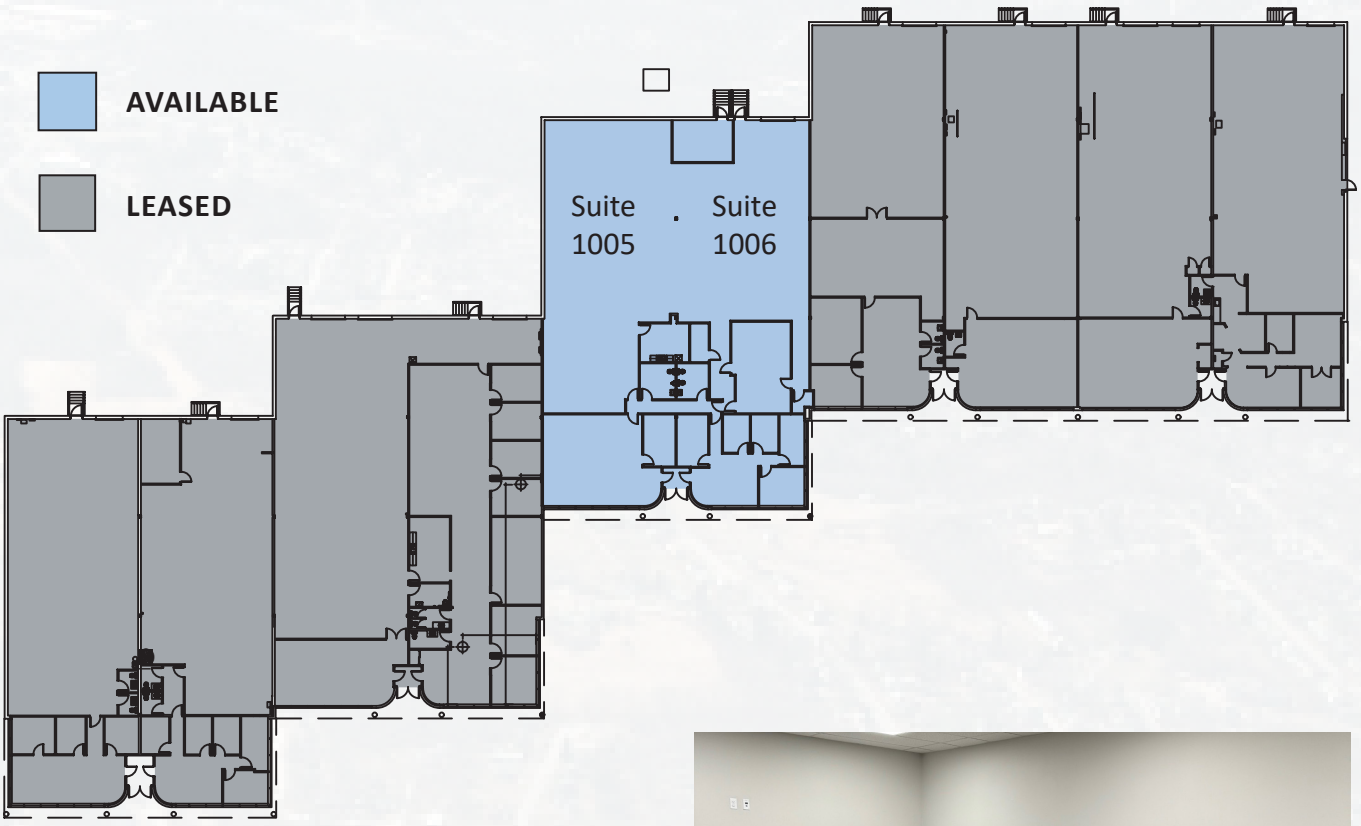
Exterior LED Lighting

Availabilities:

Suite 1005	4,800 SF*
Suite 1006	4,800 SF*

*Contiguous up to 9,600 SF

Floor Plans:



LOCAL AMENITIES

RESTAURANTS:

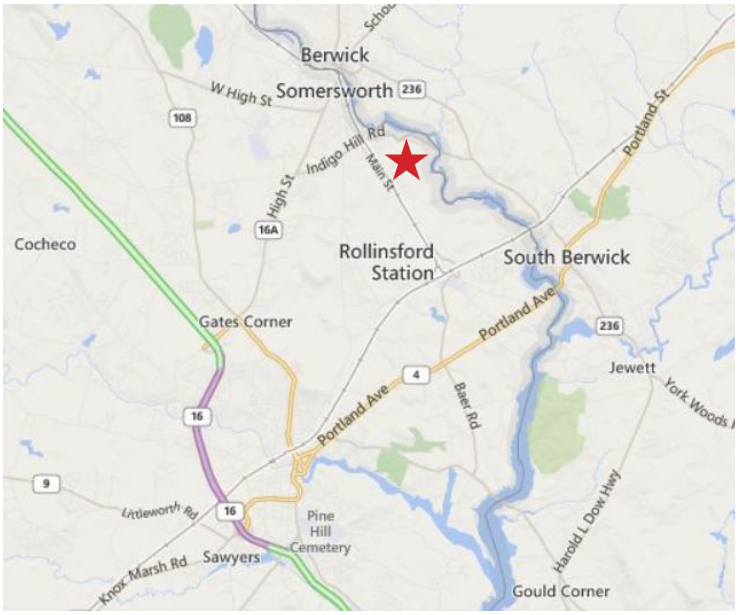
1. Dunkin' & The Rail
2. Burger King
3. Aroma Joe's
4. KFC
5. Chili's
6. Starbucks
7. Pizza Hut & Wendy's
8. Applebee's

LODGING/SHOPS:

9. Walmart
10. Home Depot
11. Target
12. Fiddlehead Farms Marketplace
13. Market Basket & Staples
14. Hampton Inn Dover
15. Shaw's
16. Hannaford

SERVICES:

17. Cumberland Farms
18. Rite Aid
19. CVS Pharmacy
20. Town Fair Tire
21. Irving Oil
22. TD Bank
23. Walgreens
24. Life Science Outsourcing
25. General Linen Service



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For more information,
or to schedule a tour, please contact:

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