

Commercial Sale
4509080
Active

Lot 2 Technology Lane
Conway NH 03818

Unit/Lot #:
Price - List \$118,500
Price - Closed



Year Built 2013
Constrctn Status None
SqFt-TotBld/Src
SqFt-TotAvail/Src
Zoning HC
Road Front/Lgth Yes 200
Flood Zone No
Lot Acres/SqFt 2.23 / 97,138
Traffic Count
Loss Factor %
DOM 135
Sub Property Type Land

Taxes TBD N
Gross Taxes/Year \$0.00 /
Gross Income
Expenses-Annual
Net Income
Expenses-CAM
Expenses-Taxes
Expenses-Utilities
Expenses-Insurance
Expenses-Managmnt
Vacancy Factor
Sub Prop Type Use



Previsite VTour URL

Directions Enter the Mt. Washington Valley Technology Village from NH Route 16 on right approximately one mile north of the intersection of Route 16 and Route 113 at traffic lights in Conway Village.

NORTHERN NEW HAMPSHIRE'S NEWEST AND MOST COMPLETE BUSINESS AND LIGHT USE INDUSTRIAL PARK provides an entrepreneur the ideal environment to meet and overcome the economic challenges of today. With on-site training and educational opportunities at Granite State College, conference and training facilities, technological resources and personnel available to help solve IT issues, the Mount Washington Valley Economic Council has created a business campus that rivals anything in northern New England. Building sites include all necessary infrastructure, including access to municipal utilities and IT/communication connections. Financing assistance available for forward thinking entrepreneur and established business looking to build from ground up. There are four lots available in Phase 2.

STRUCTURE

Building # / **Units Per Building** / **Total Stories**
Divisible SqFt Min/Max / **Basement/Access Type** No /
Foundation **Basement Description**
Roof **Construction**
Exterior Other
Total Drive-in Doors **Door Height**
Total Loading Docks **Dock Height** **Dock Levelers**
Ceiling Height **Total Elevators**

LEVEL TYPE DESCRIPTION

UNIT 1
 UNIT 2
 UNIT 3
 UNIT 4
 UNIT 5
 UNIT 6
 UNIT 7
 UNIT 8

UTILITIES

Heating **Services** Cable - Available
Heat Fuel
Gas - Natural Available **Management Co/Phone** /
Cooling **Fuel Company**
Water Public **Phone Company** Fairpoint
Sewer Public **Cable Company** TWC
Electric 3 Phase **Electric Company** Eversource

County	NH-Carroll	Submarket	
Water Body Access		Project Building Name	Tech Village
Water Body Type	River	ROW-Parcel Access	
Water Body Name	Saco River	ROW-Length/Width	/
Water Frontage Lngth		ROW to other Parcel	
Water Restrictions		Surveyed/By	Yes /
Lot Desc		Area Desc	Business District, Industrial Park, Office Park

FEATURES

Air Conditioning %		Sprinkler	
Railroad Avail/Provider	/	Signage	Adequate
Green Verification Progm		Green Verification Rating/Metric	/
Green Verification Body		Green Verification New Construction	
Green Verification Status/Year	/	Green Verification URL	

PUBLIC RECORDS

Deed - Recorded Type	Warranty	Deeds - Total		Deed Book/Page	2046 / 820
Map		Block		Lot	
SPAN #		Property ID		Plan Survey Number	
Assment Amount/Year	/	Assments - Special		Current Use	No
Tax Class		Tax Rate		Land Gains	

DISCLOSURES

Fee/Fee Frequency	/	Fee Includes	
Fee 2/Fee 2 Frequency	/	Fee 2 Includes	
Fee 3/Fee 3 Frequency	/	Fee 3 Includes	
Listing Service		Sale Includes	Land Only
Comp Only/Type	No /	Items Excluded	
Short Sale	No	Negotiable	
Seasonal	No	Foreclsd/BankOwnd/REO	No
Investment Info		Financing	Owner Financing Possible
Covenants	Yes	Auction Date/Time	/
Auction	No	Auctn Price Determnd By	
Auctioneer - Responsible		Auction Info	
Auctioneer License #			

PREPARED BY

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