

Colliers



800 Islington Street, Portsmouth, NH

Retail for Lease

Plaza 800 Shopping Center

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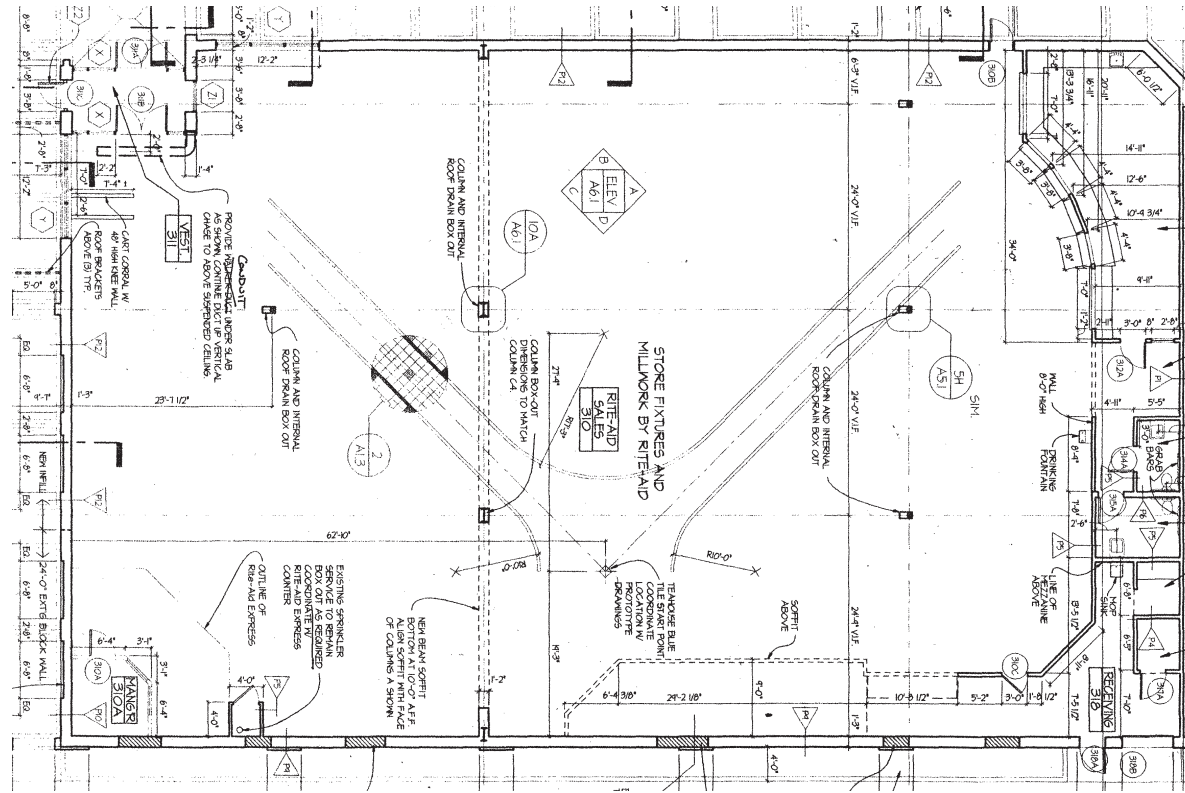
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Accelerating success.

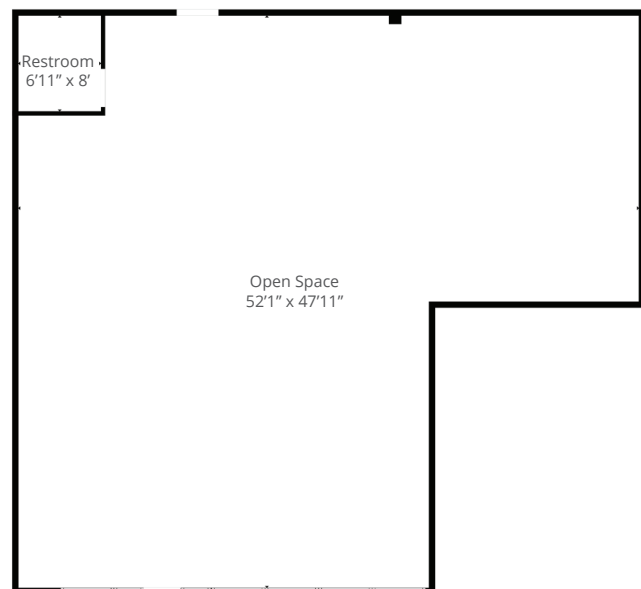
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Specifications

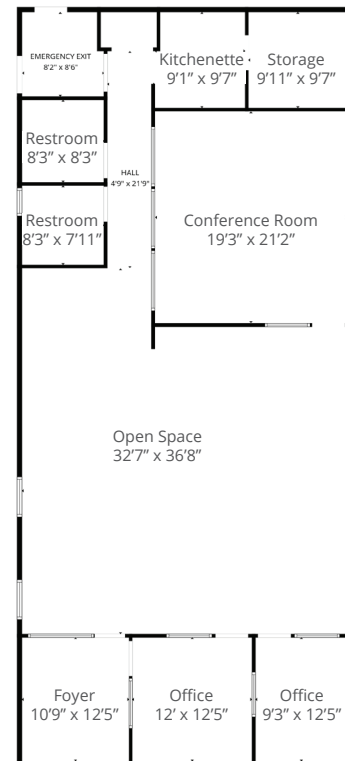
Floor Plans | Unit 1



Unit 10A



Unit 10B



Easy access to & from I-95, Route 1 & Route 16



Highly visible retail plaza



Excellent co-tenancy



Plaza tenants include Hannaford, NH Liquor & Wine Outlet, and more



Specifications

Address:	800 Islington Street
Location:	Portsmouth, NH 03801
Building Type:	Retail strip center
Year Built:	1962
Total Building SF:	61,272±
Available SF:	Unit 1: 10,660± Unit 10A: 2,135± Unit 10B: 2,465± Contiguous: 4,600±
Utilities:	Municipal water & sewer Natural gas
Parking:	3.5± per 1,000± SF
Zoning:	CD-4-W
2025 NNN Expenses:	\$5.19 PSF • CAM: \$2.55 • Taxes: \$2.64
2024 Traffic Count:	8,969± AADT per NHDOT
Accessibility:	Located in Portsmouth's vibrant West End, just minutes from downtown, with convenient access to I-95, Route 1, and Route 16
Lease Rate:	\$22.50 to \$25.00 NNN

Demographics

1 mile



Population
12,257



of Households
6,103



Avg HH Income
\$156,761



of Employees
15,010

3 miles



Population
30,539



of Households
14,665



Avg HH Income
\$147,902



of Employees
48,805

5 miles



Population
44,490



of Households
20,824



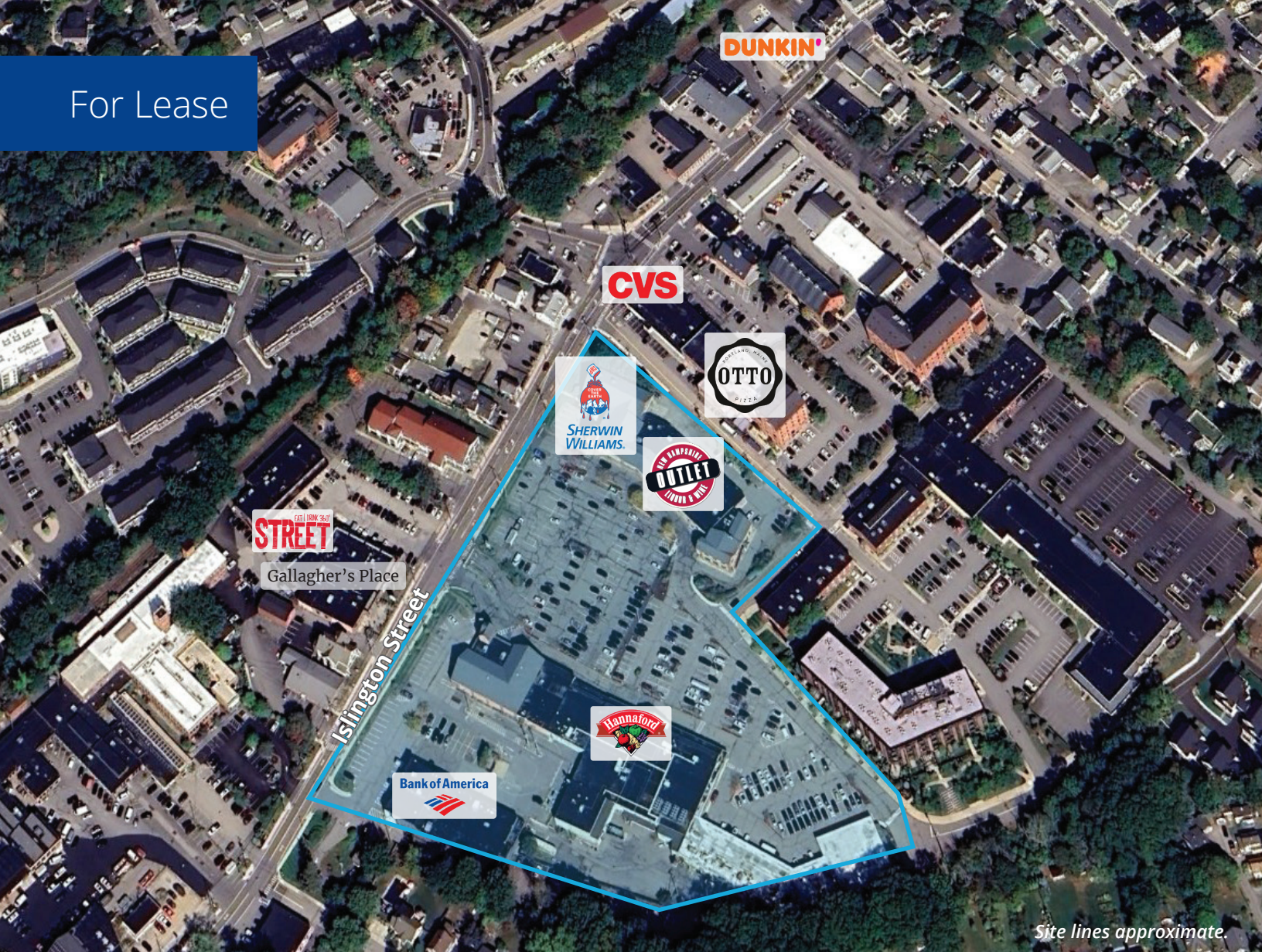
Avg HH Income
\$151,643



of Employees
58,631

Source: U.S. Census Bureau, Census 2020. Esri forecasts for 2025.

For Lease



Site lines approximate.

Property Highlights

- Unit 1 is a 10,660± SF endcap retail space, formerly occupied by Rite Aid, and the plaza's most prominent and visible unit
- Unit 10A is a 2,135± SF retail space, formerly Dogland, featuring expansive windows and a wide open layout; units 10A & 10B can be combined for a total of 4,600± SF
- Unit 10B is a 2,465± SF office/retail space, formerly occupied by Sylvan Learning, featuring 2 private offices, a large conference room, and open collaborative workspace
- Ample signage throughout the plaza, including a pylon sign facing busy Islington Street
- Plaza 800 is a Hannaford-anchored retail center with a strong tenant mix, including Ohana Kitchen, LoveWell Veterinary Services, Portsmouth Pizza Factory, Blaze Yoga & Fitness, Sherwin-Williams, NH Liquor & Wine Outlet, and others



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