



For Sale

Highly Visible Commercial Building

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293 South Main Street Manchester, NH

Property Highlights

- Highly visible 2,023± SF freestanding commercial building located at a signalized intersection on South Main Street in Manchester, NH
- Functional single-story layout consists of a waiting area, 4 private offices, a conference room, a break room with a kitchenette, and 2 restrooms
- Formerly a bank, the property features a drive-thru, making it well-suited for a variety of retail, office, or service-oriented uses
- Excellent exposure along a heavily traveled corridor with 14,522± AADT per NHDOT 2025, surrounded by a mix of residential neighborhoods and established commercial anchors
- Business Corridor-Neighborhood (BC-1) zoning allows for flexible repositioning opportunities

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Specifications

Address:	293 S Main Street
Location:	Manchester, NH 03102
Building Type:	Commercial
Year Built:	2006
Total Building SF:	2,023±
Available SF:	2,023±
Acreage:	0.217±
Utilities:	Municipal water & sewer Natural gas
Zoning:	BC-1
Parking:	6± on-site spaces
2025 Taxes:	\$11,498.34
Accessibility:	Located less than a mile from downtown and offers convenient access to I-293, Exit 4, the Manchester-Boston Regional Airport, and other major area amenities
List Price:	\$610,000



Contact us:

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Floor Plan

