



1934 Lake Shore Road Gilford, NH 03249

One of the most visible exceptional landmark commercial/resort properties in New Hampshire's Lakes Region



Commercial Sale MLS# 5098263 1934 Lake Shore Road Gilford, NH 03249 \$1,595,000



County	NH-Belknap
VillDstLoc	
Year Built	1890
Building Area Total	16,065
Total Available Area Source	
Total Available Area	
Building Area Source	
Zoning	RC
Road Frontage	Yes
Road Frontage Length Lot	750
Size Acres	1.99
Taxes TBD	No
Tax Annual Amount	\$13,426.00
Tax Year	2025
Business Type	Business, Investment, Land, Multi-Family, Office, Opportunity, Other, Retail
Business Type Use	Business w/ Real Estate, Convenience Store, Country Store, Free Standing Building, Office Building

Public Remarks One of the most visible exceptional landmark commercial/resort properties in New Hampshire's Lakes Region. This attractive historic building includes a mix of retail, shops, offices plus a 600 sf apartment with approximately 16,000 sqft of beautifully renovated space. The property features approximately 80 paved parking, tremendous road frontage, three separate road entrances at a very busy 4-way intersection with a huge traffic count and exposure. The building is presently divided into 13 rental units with excellent established tenants and a strong cash flow. The grounds are meticulously landscaped with beautiful walkways and patios where you can walk to the Fireside Inns & Suites next door. You can walk to Gilford's 1,700ft sandy town beach on Lake Winnepesaukee, multiple marinas, and second-home communities. Views of the Belknap Mountains. Gunstock Ski Area and Bank of New Hampshire Pavilion are minutes away. The Laconia Airport is only 1 mile from the property. Open your business or rent the available units. Businesses thrive in this highly visible location with a strong year-round population and thousands of tourists constantly visiting here.



