



# 82 BENNING ST

WEST LEBANON, NH

FOR LEASE | 37,000 SF INDUSTRIAL BUILDING ON 10.19 AC

- 12'-13' Clear Height
- 0.5 Miles to Route 89
- 2.2 Miles to Route 91

EXCLUSIVE AGENT



THE  
STUBBLEBINE  
COMPANY

CORFAC INTERNATIONAL

# PROPERTY SUMMARY



## PROPERTY DESCRIPTION

37,000 SF Industrial Building on 10.19 AC for Lease

## PROPERTY HIGHLIGHTS

- 12'-13' Clear Height
- 0.5 Miles to Route 89
- 2.2 Miles to Route 91

DEMOGRAPHICS	3 MILES	5 MILES	5 MILES
Total Households	5,475	11,868	11,868
Total Population	11,328	24,294	24,294
Average HH Income	\$71,107	\$81,774	\$81,774

## PROPERTY SPECIFICATIONS

Total Building Size:	156,000 SF
Available Size:	37,000 SF
Lot Size:	10.19 AC
Clear Height:	12'-13'
Loading:	1 Drive In / 1 Tailboard
Power:	3,000 amps/480v/3-phase
Roof Type:	Brand new rubber membrane
Lighting:	Fluorescent/LED
Sprinklers:	Yes
Parking:	Ample
Zoning:	Light Industrial
Lease Rate:	Market





JERICHO

Hanover

HIGHWAY PROXIMITY



0.5 MILES



2.1 MILES



1.6 MILES



Connecticut River

SACHEM VILLAGE



WILDER

HARTFORD VILLAGE

Hartford



82 BENNING ST.  
WEST LEBANON, NH

LEBANON



VERMONT  
NEW HAMPSHIRE

RUSSTOWN



NORTH HARTLAND



APEX STORAGE

ExtraSpaceStorage.



Lebanon Airport



nucar  
Ford of Lebanon



VITAL  
DELIVERY  
SOLUTIONS



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