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Port One Companies continues work on Granite Woods - 500,000 s/f development

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Hooksett, NH According to Newmark, construction continues on Granite Woods Commerce Center, an industrial development spanning 500,000 s/f at 47 Hackett Hill Rd. With 90% of site work complete, construction of the class A building is well underway and targeting an early 2024 delivery.

Newmark senior managing director Brian Pinch and executive managing director Richard Ruggiero will serve as the exclusive leasing advisors for the property, representing the developer Port One Companies (Port One), a Boston-based multidisciplinary investment firm with in-house commercial real estate development, architecture, interior design and asset management capabilities.

“Granite Woods is a substantial addition to the New Hampshire industrial market, and we look forward to working alongside Port One in leasing their state-of-the-art facility,” said Pinch. “Most compelling about the property is its ability to provide superior access off I-93, with labor from every direction.”

The building can accommodate single or multiple tenants through its sub-divisible footprint and strategic site layout, with a dedicated 360-degree two-way truck lane and evenly distributed parking and loading stalls. Notable features include its 36-foot clear height, 403 parking stalls, 86 trailer parking stalls, 67 loading docks with 53 future dock positions, two drive-in doors, energy-efficient LED lighting, solar-ready roof, and office built-to-suit. Granite Woods is less than half a mile off I-93 via Exit 11, a 15-minute drive to Manchester Airport via I-293 and grants access to labor hubs from every direction via Portsmouth, Worcester, Boston and Providence.