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Colliers, Savills and CBRE facilitate 30,500 s/f sublease to Rightworks

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Nashua, NH Colliers has helped facilitate the recent sublease of a 30,500 s/f space at 300 Innovative Way. The sublessor, Parallel Wireless, was represented by Bob Rohrer from Colliers' Manchester office, and Ron and Matt Perry, from Savills. The sublessee, Rightworks, was represented by John Wilson from CBRE.

Parallel Wireless decided to vacate this newly renovated, open plan office space after restructuring its company operations. Rightworks, a national IT company that specializes in serving accounting professionals, subleased this plug-and-play space to expand its footprint in New Hampshire. The company is currently located on Hampshire Dr. in Hudson, NH.

"It was a pleasure representing Parallel Wireless and partnering with Ron and Matt on this

assignment. We enjoyed working with John and Rightworks in crafting an agreement that was a win-win for all parties involved,” said Rohrer.

During 2023, the Nashua office submarket remained relatively stable, experiencing only a marginal 0.7% increase year-over-year in the vacancy rate, reaching 13.6% by the end of the fourth quarter of 2023. The removal of this 30,500 s/f vacancy during the first quarter could notably impact the office category.

This transaction highlights the desire of businesses to stay within the Nashua submarket, providing access to employee pools found in New Hampshire and Massachusetts.

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