203 LAFAYETTE ROAD (ROUTE 1)

Salisbury, MA

FOR SALE



LIAM JEROME
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THE PROPERTY



203 Lafayette Road (Route 1)

Salisbury, MA

This 5,268 SF mixed-use property sits on 0.78 acres of land with strong visibility on Lafayette Road (Route 1). There is paved parking as well as land for parking lot expansion. The building is set up with a combination of retail, office, and residential spaces. This property presents a solid opportunity for an owner-occupant or investor, such as a landscaper or contractor, who can add value to the property while benefiting from rental income and exterior parking. The site offers two pylon sign posts, and town sewer is available for tie-in at the street.

Offering Summary

Sale Price	Number of Units	Lot Size	Building Size
$750,000	4	0.78 Acres	5,268 Sq.ft.

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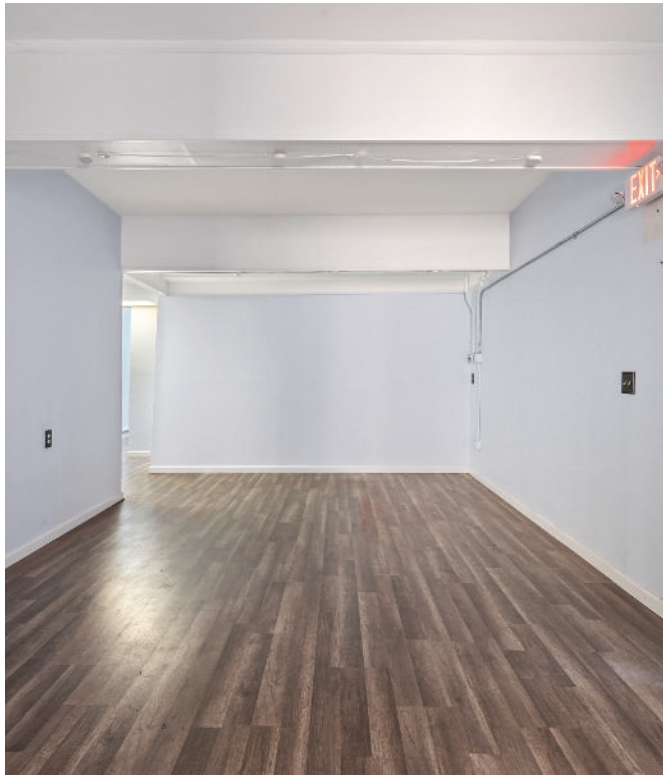
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PROPERTY HIGHLIGHTS



- 5,268 SF Mixed-use building
- 0.78 Acres with parking
- Four gas meters
- Four electrical meters
- Two 10’ x 10’ garage bay doors
- Two pylon sign posts on Route 1
- Sewer tie-in at the street
- Office, retail, and residential uses
- Traffic count 8,490 VPD

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DAVE KILLEN

Commercial Broker
508-451-0020
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PROFESSIONAL BACKGROUND

Dave Killen is a broker with over 25 years of experience in real estate sales, leasing, and development, construction management, and business negotiations in national and international markets. Dave enjoys operating in a team environment, and combines a disciplined approach with creative strategic thinking wherever necessary to get the best results possible for his clients.

Working his way through the Historic Districts of Nantucket, MA and Charleston, SC, to Belize, CA, Sonoma, CA, and to Boston, MA, Dave's closed deals range from 5000 SF to 97 acres. A proven communicator, Dave graduated from Milton Academy in '93 and Connecticut College in '97. A fifth generation native of Nantucket, MA, Dave is an experienced mariner and student of humanity who can be found during the warmer months sailing or fishing with his son.

EDUCATION

Milton Academy 1993
Connecticut College 1997
USCGA 1995-1996
USCG Master 50 Ton w Aux Sail/Commercial Towing Endorsements
MA Real Estate Broker

MEMBERSHIPS

USA 500 Back Bay Club
USA 500 Commercial Real Estate Deal Generators Roundtable (Co-Facilitator)
ICSC (International Council of Shopping Centers)
Courageous Sailing Center, Charlestown, MA
Nantucket Yacht Club, Nantucket, MA



LIAM JEROME

Assistant Project Manager
508-523-8022
ljerome@landvest.com

PROFESSIONAL BACKGROUND

Liam Jerome is a member of two distinctive divisions of LandVest; our Consulting Group and our Luxury Brokerage team. These two roles often go hand in hand, but as a consultant, Liam works with peers and clients offering advisory, valuation, and project management services. Liam is also a licensed REALTOR® in New Hampshire and Massachusetts and focuses his time evenly between Southern NH and the North Shore of MA.

A native of greater Newburyport, Liam has deep-rooted ties and can frequently be found in the area visiting family, friends, clients, and spending time out on the Merrimack River. Liam attended St. John's Prep in Danvers, MA and then went on to graduate from Quinnipiac University with a degree in marketing and Advertising. After QU, Liam moved down to New York City and worked on the Advertising Sales Team at The Wall Street Journal. Liam's specific sector was WSJ Real Estate and his accounts consisted of luxury brokerages (including LandVest) in the Northeast. After five years with WSJ, Liam found the urge to make the switch over to the brokerage side of the business and joined LandVest with a well-rounded understanding of effective real estate marketing and advertising strategies.

In 2020, Liam and his wife Suzanne, and dog Quinn made the move back "home" and have settled in Kingston, NH. Liam is also a full-time Firefighter on the Londonderry Fire Department and actively participates with EMS & Fire response within Kingston as well.



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