



# DOVER CROSSING

851 Central Avenue  
Dover, NH 03820

SHAW'S • BED BATH & BEYOND • PETCO





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Dover Crossing is a highly trafficked, 164,900 square foot shopping center featuring Shaw's, Bed Bath & Beyond, Petco, Orangetheory Fitness, and Xfinity.

### LOCATION AND TRAFFIC

The center, just off the Spaulding Turnpike (Routes 4 and 16), sits with great visibility on Route 108/Central Avenue in the midst of Dover's major commercial district.

Approximately 25,000 cars pass the center daily and it is easily accessed with two signalized entrances off Central Avenue.

(2018 SitesUSA)

### A GROWING MARKET

The area has impressive daytime and permanent populations, both are growing and dynamic.

- One-half mile away is the highly regarded Wentworth-Douglass Hospital with 2,000 employees.
- Liberty Mutual Insurance is just under two miles away with over 3,000+ employees; their largest office outside of Boston.
- The University of New Hampshire in nearby Durham has 15,400 undergraduate and graduate students.

### RETAIL HUB

The retail district serves the northern portion of the affluent Seacoast region including Dover, Dover Point, Durham, Somersworth, Northwood, Rollinsford, and Madbury. Additionally, it is easily accessed by shoppers from southern Maine who take advantage of New Hampshire's tax-free shopping.

Dover Crossing is a dominant center in this major retail corridor. Other area retailers include Target, Wal-Mart, T.J. Maxx, Staples, and Home Depot.

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## 2018 ESTIMATES

	5 MILES	7 MILES	10 MILES
<b>Population</b>	54,559	84,908	129,784
<b>Average HH Income</b>	\$81,564	\$80,591	\$81,055
<b>Median Age</b>	37 yrs	37 yrs	38 yrs
<b>Population w/ Bachelors Degree +</b>	36%	38%	37%
	5 MIN DRIVE	10 MIN DRIVE	15 MIN DRIVE
<b>Workplace Population</b>	18,014	31,242	66,810

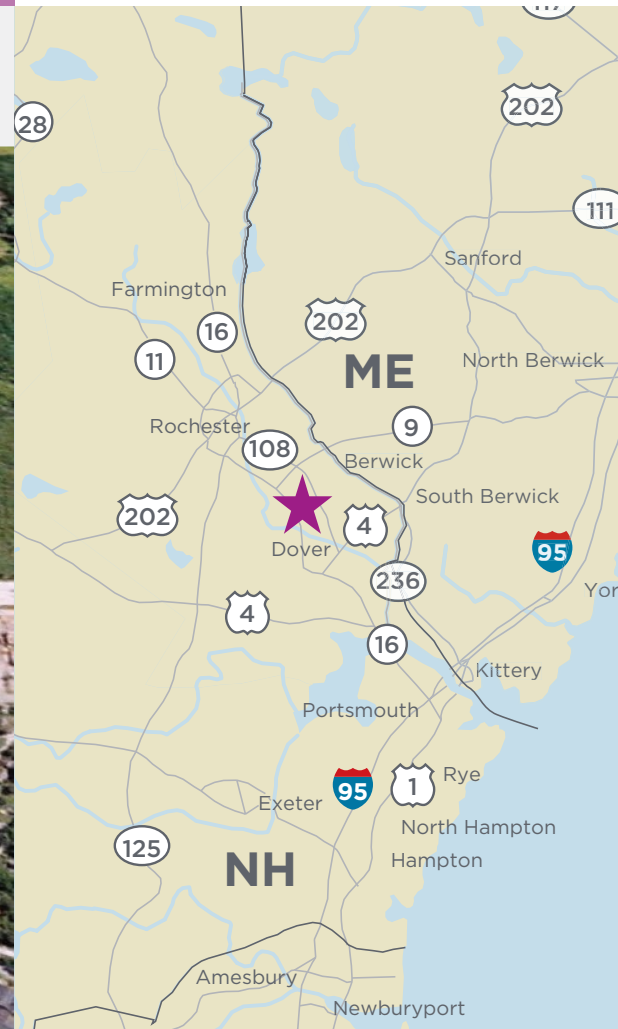
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NEW HAMPSHIRE







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### ABOUT WILDER

Wilder is a Boston-based real estate development, management, and leasing firm specializing in the positioning of retail properties. Privately held and owner managed, Wilder's mission has been and continues to be to create vibrant shopping places that meet and exceed the expectations of our customers, retailers, and investors.

From lifestyle centers, urban properties, and community centers to mixed-use developments and super-regional malls, Wilder, in its 40-year history, has developed, managed, and leased over 20 million square feet of retail properties throughout the United States and Puerto Rico.

The company continues to have a diverse portfolio of properties throughout the East Coast.

### FOR MORE INFORMATION

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