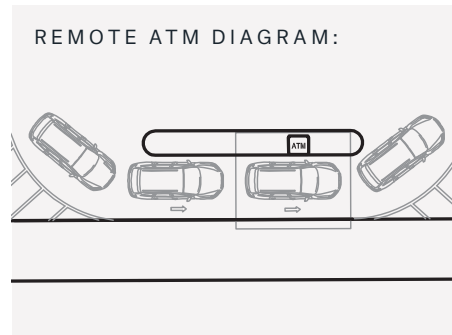
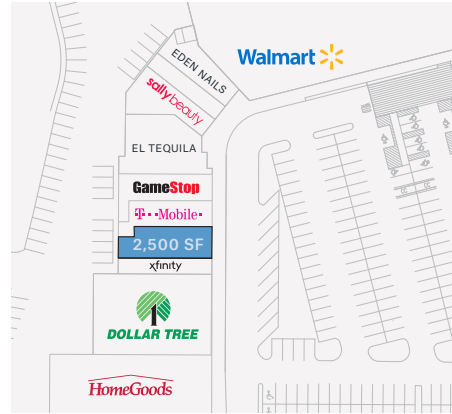




Lake Shore Marketplace

U.S. ROUTE 3 & ROUTE 11 | 1458 LAKE SHORE DRIVE | GILFORD, NH 03249



Up to 2,500 SF available: Bank/Credit Union Opportunity

FEATURES

- 30' of frontage
- 1,200–2,500 SF available with onsite remote ATM opportunity
- Storefront, ATM and pylon signage opportunities
- Newly renovated and highest trafficked retail plaza in the region anchored by Walmart, HomeGoods, Petco and Harbor Freight Tools

LEASING INQUIRIES: Nick Margitza | 207 660 2114 | nick.margitza@wsdevelopment.com

PROPERTY FACTS

GLA: 222,000 SF

KEY TENANTS: Walmart Supercenter, HomeGoods, Harbor Freight Tools, Petco, Dollar Tree



TRADE AREA DEMOGRAPHICS

POPULATION	114,281
HOUSEHOLDS	48,196
AVERAGE HH INCOME	\$110,756

TRAFFIC & ACCESS

U.S. ROUTE 3	19,500 ADT
ROUTE 11	14,000 ADT