

## RETAIL FOR LEASE

# SHOREYVILLE PLAZA

115 Highland Street, Rochester, NH 03868



### PROPERTY DESCRIPTION

This retail opportunity for lease in Shoreyville Plaza is right on Highland Street. Unit 3 is a 900 SF retail space with 900 SF of basement and a 3/4 bathroom. It's a great location with excellent visibility on busy Route 202, with a traffic count of over 12,000 a day. Don't waste your chance - grab the space right now!

### PROPERTY HIGHLIGHTS

- Great visibility on Highland Street
- Plenty of Parking
- Traffic count of over 12,000 VPD

### OFFERING SUMMARY

Lease Rate:	\$2,300.00 per month (MG)
Number of Units:	10
Available SF:	1,800 SF
Building Size:	18,000 SF

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Households	1,540	10,135	16,524
Total Population	3,817	23,872	39,212
Average HH Income	\$117,034	\$104,893	\$106,115

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

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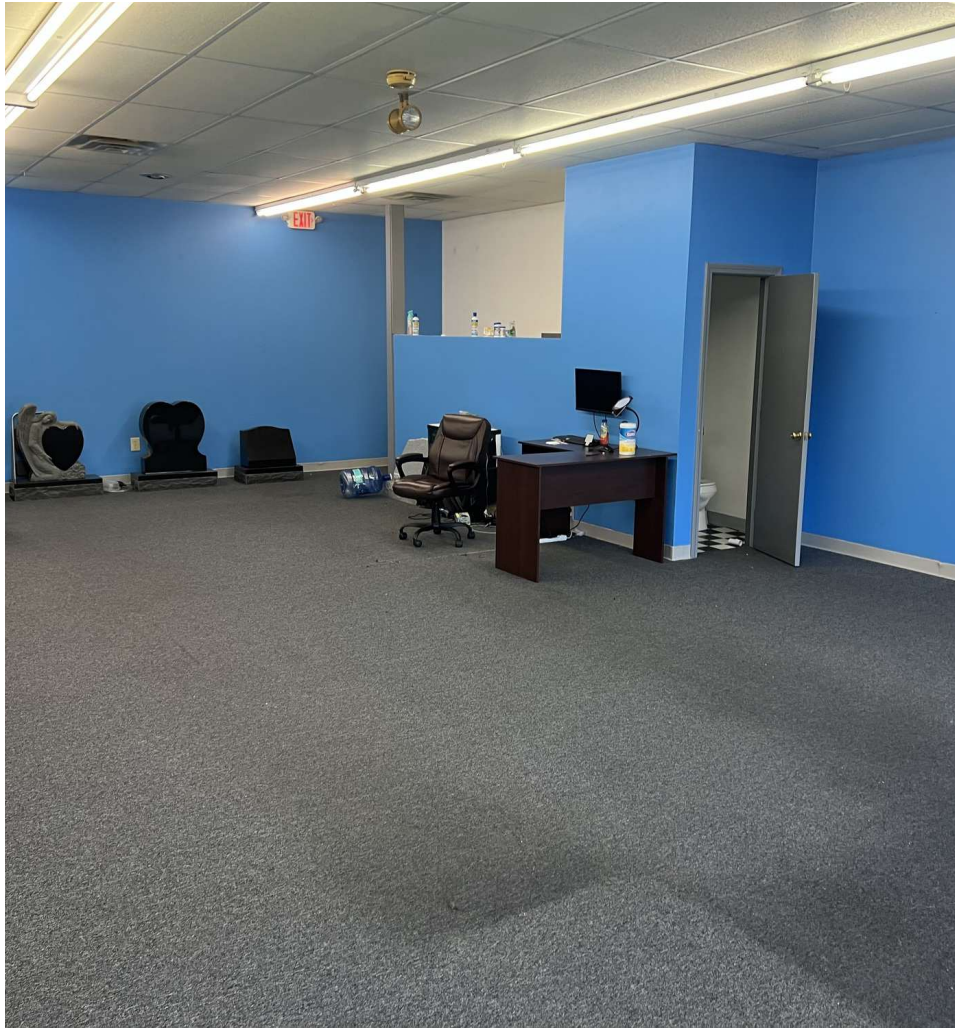
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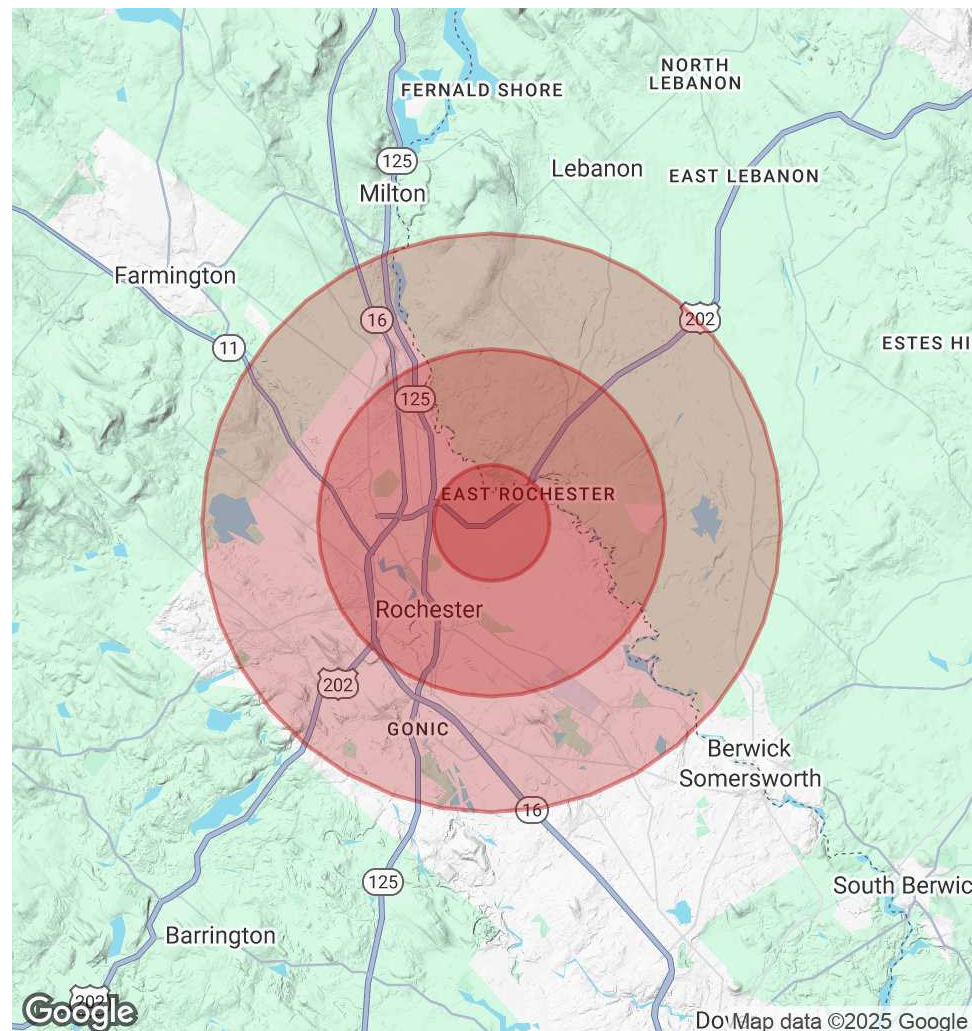
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POPULATION	1 MILE	3 MILES	5 MILES
Total Population	3,817	23,872	39,212
Average Age	41	44	44
Average Age (Male)	40	42	43
Average Age (Female)	42	45	45

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,540	10,135	16,524
# of Persons per HH	2.5	2.4	2.4
Average HH Income	\$117,034	\$104,893	\$106,115
Average House Value	\$292,034	\$306,682	\$324,750

Demographics data derived from AlphaMap



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