



SPERRY

COMMERCIAL REALTY ASSOCIATES



THE MASIELLO GROUP

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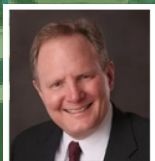
DERRY RD

HUDSON, NH 03051

FOR LEASE



Chris Pascucci
MANAGING DIRECTOR
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NH #047341



Jesse Hepler, CCIM
SENIOR ADVISOR
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Property Summary



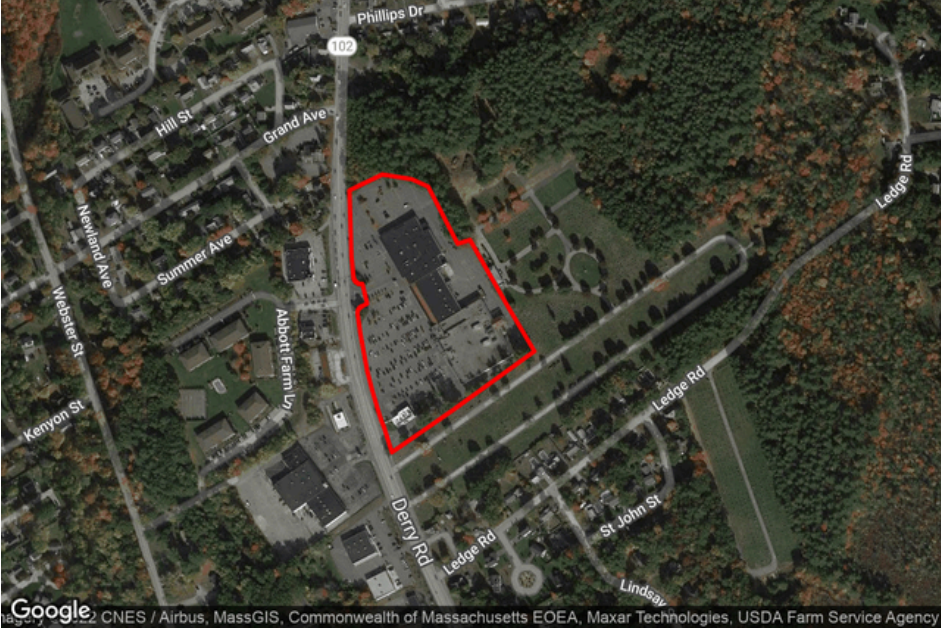
Prime retail spaces for Lease at Hudson Mall! These standout sites offer a golden opportunity to establish your business in one of the region's most active retail centers. Located within a vibrant plaza, you will benefit from a high-traffic corridor with exposure to thousands of daily commuters. The retail center's strategic position ensures excellent accessibility and visibility, making it an ideal choice for businesses looking to thrive in a bustling marketplace.

The Hudson Mall is home to a diverse mix of popular retailers and restaurants, creating a dynamic draw for shoppers and diners alike. With generous parking and an attractive, welcoming layout, these spaces are perfectly suited for businesses seeking a high-profile presence in a flourishing commercial setting. Take advantage of this opportunity to position your business in a location designed for success.

Lease Rate \$16.00 sf/yr

PROPERTY DESCRIPTION

This is a grocery anchored retail center that boasts exceptional visibility, signalized access and abundant parking. This plaza is located off of the busy State Route 102 seeing 28,000 vehicles per day. Other retailers in the center include Hannaford, AutoZone, McDonalds, and Papa Gino's.



Median Age

1 mile: 40 Years
3 miles: 37 Years
5 miles: 38 Years

Median HH Income

1 mile: \$102,641
3 miles: \$71,847
5 miles: \$83,048

Population

1 mile: 3,478
3 miles: 8,157
5 miles: 64,136

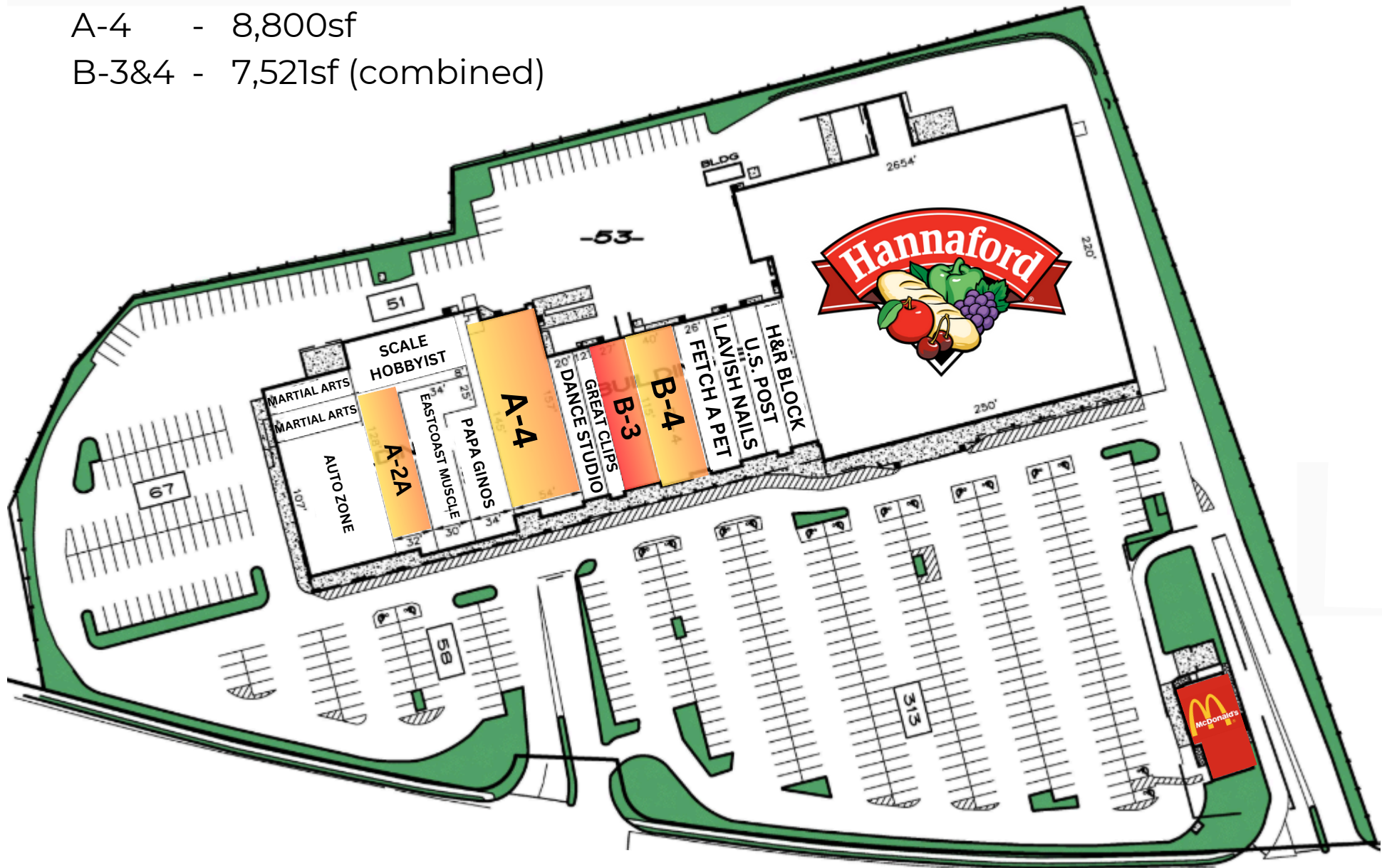
Site Plan

Available Space

A-2A - 4,500sf

A-4 - 8,800sf

B-3&4 - 7,521sf (combined)



Advisor Bio



CHRIS PASCUCCI

Managing Director

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JESSE HEPLER, CCIM

Senior Advisor

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CHRIS PASCUCCI PROFESSIONAL BACKGROUND

Chris began his career in 1985 in the New York City area, focusing on property maintenance and management for office complexes. After moving to New Hampshire in 1995, he obtained his real estate license and joined Global Commercial Real Estate in Bedford, NH, expanding his property management services across Southern New Hampshire.

As a key liaison for property owners, tenants, and vendors, Chris has built a strong network in the state and specializes in sales, leasing, tenant relations, lease negotiations, and preventive asset maintenance.

In 2017, he became Principal Broker and Managing Director at The Masiello Group, helping to expand their commercial real estate division and grow the team to 20 associates. His leadership established the firm's strong presence in New Hampshire, Maine, Massachusetts, and Vermont.

In October 2024, Chris launched a new chapter as Owner and Principal Broker of Commercial Realty Associates, aiming to position the firm as a premier commercial real estate leader in Northern New England. With a focus on excellence and innovation, Chris is dedicated to providing exceptional service to clients.

JESSE HEPLER PROFESSIONAL BACKGROUND

Jess Hepler brings extensive experience to SVN The Masiello Group from his successful career at Yum! Brands, where he held roles such as Director of Real Estate & Construction and Franchise Development Director. He managed over 350 new restaurant developments, 500 remodels, and analyzed more than 1,800 retail trade areas across the U.S.

Previously, Jess served as Vice President of Leasing and Director of Retail Strategy for a Boston-area commercial real estate firm. He is actively involved in industry organizations, including ICSC and CCIM.

At SVN The Masiello Group, Jess focuses on helping retail property owners sell and lease their properties while assisting retail and restaurant brands in finding ideal spaces. His background in both sectors equips him to deliver exceptional service and strategic insights to his clients.

Commercial Realty Associates
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Bedford, NH 03110

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