

# Retail Space Available For Lease

570 Lafayette Road, Seabrook, NH 03874

## Seabrook Crossing and Seabrook Crossing West

SMALL SHOP IN-LINE SPACES, END-CAP AND PAD SITE OPPORTUNITIES AVAILABLE FOR LEASE



### Property Highlights

- » Seabrook Crossing is a large shopping center that spans across both sides of Lafayette Road (Route 1). The shopping center benefits from its location in Seabrook, NH which is the first town over the MA border attracting shoppers to take advantage of NH's tax-free status.
- » Seabrook Crossing is anchored by BJ's Wholesale Club, Hobby Lobby, Aldi and Bob's Discount Furniture.
- » Other prominent national retail tenants include Mattress Firm, IHOP, Starbucks, and Wendy's.
- » Seabrook Crossing's prominent location ensures maximum exposure to passing traffic, providing excellent visibility and customer attraction.
- » This shopping center has ample parking and convenient access. This area offers a great opportunity for businesses looking to establish or expand their presence.
- » Variety of leasing availabilities. A 5,201 ± SF end cap space is available in the Mattress Firm Building. There are two available pad sites directly in front of BJ's.

SUMMIT REALTY PARTNERS

# Seabrook Crossing and Seabrook Crossing West

Seabrook Crossing is a large shopping center that spans across both sides of Lafayette Road (Route 1) in Seabrook, NH. Seabrook Crossing is anchored by BJ's Wholesale Club, Hobby Lobby, Aldi and Bob's Discount Furniture. Other prominent national retail tenants include Mattress Firm, IHOP, Starbucks, and Wendy's. The shopping center benefits from its location in Seabrook, NH which is the first town over the MA border attracting shoppers to take advantage of NH's tax-free status. Seabrook Crossing's prominent location ensures maximum exposure to passing traffic, providing excellent visibility and customer attraction. This shopping center has ample parking and convenient access. This area offers a great opportunity for businesses looking to establish or expand their presence.

This shopping center currently has a variety of leasing availabilities. A 5,201 ± SF end cap space is available in the Mattress Firm Building. There are two available pad sites.



## Property Information

<b>ADDRESS</b>	570 Lafayette Road and 2 Chevy Chase Road, Seabrook, NH
<b>AVAILABLE SPACE</b>	5,201 ± SF (Endcap) 4,992 ± SF (Restaurant Pad) 7,520 ± SF (Retail Pad)
<b>TOTAL SF</b>	293,584 ± SF
<b>LAND AREA</b>	42.77 ± Acres
<b>TRAFFIC COUNTS</b>	23,553 ± VPD
<b>WATER</b>	Municipal
<b>SEWER</b>	Municipal
<b>GAS</b>	Natural
<b>ZONING</b>	COM

## Demographics

	3 Miles	5 Miles	10 Miles
Population	15,578	56,651	139,296
Households	6,415	24,176	57,740
Average HH Income	\$112,600	\$114,108	\$129,424

## Key Tenants



## Average Daily Traffic



**Lafayette Road (Route 1)**  
20,282 ± VPD



**Route 107**  
23,553 ± VPD

**SEABROOK CROSSING WEST**

PAD SITES  
AVAILABLE FOR LEASE




**Southgate Plaza**




**MARKET BASKET**



**FIVE GUYS**  
BURGERS and FRIES





PROPOSED











**Seabrook Commons**








**SEABROOK CROSSING**




Save Money. Sleep Happy.™






**Seacoast Shopping Center**






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# Site Plan



#	TENANT	SIZE (SF)
A	BJ'S WHOLESALE	89,770 SF
B	AVAILABLE	UP TO 4,992 SF
B1-01	PORTSMOUTH REGINAL HOSPITAL	10,820 SF
C	AVAILABLE	UP TO 7,520 SF
D	PROPOSED 7 BREW	0.5 ± Acre
1	MATTRESS FIRM	5,063 SF
2	E SMOKE & VAPE	4,000 SF
2A	AVAILABLE	5,201 SF
101	BOB'S DISCOUNT FURNITURE	32,000 SF
202	STARBUCKS	2,245 SF
301	IHOP	4,856 SF

#	TENANT	SIZE (SF)
501	ALDI	31,920 SF
601	HOBBY LOBBY	55,000 SF
701	GOODWILL	16,500 SF
801	SPORT & SPINE PT	1,644 SF
802	GREAT CLIPS	1,215 SF
803	POSITIVELY PILATES	1,624 SF
804	COSMO PROF	2,831 SF
805	WRAP CITY	1,620 SF
806	KUME STEAKHOUSE	6,070 SF
901	BETH ISRAEL LAHEY HEALTH	4,795 SF
1001	WENDY'S	3,267 SF

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