

BROADWAY 24,606 VPD



SITE



HAMPSHIRE ST

FOR LEASE / SALE

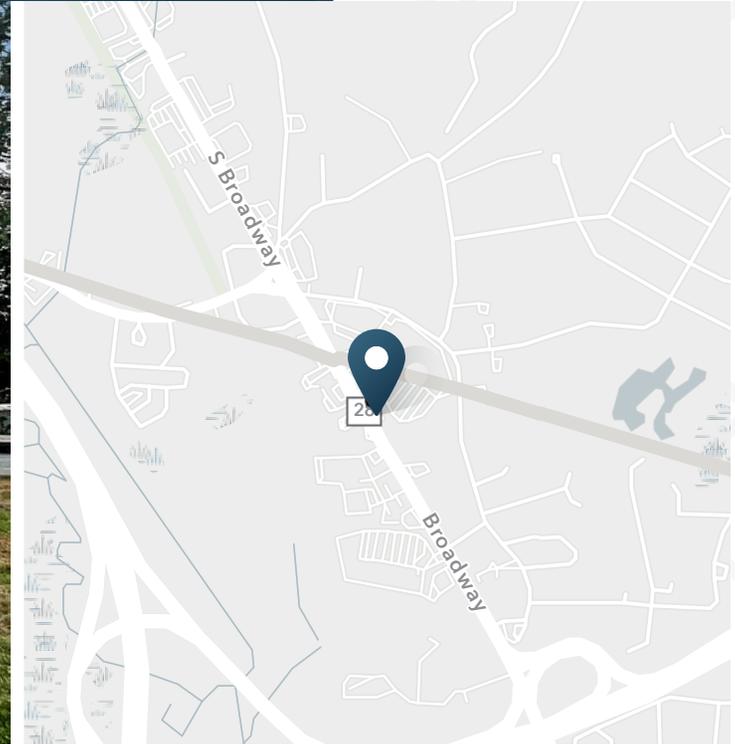
Freestanding Retail Building

547 Broadway | Methuen MA



Freestanding Retail Building

547 Broadway | Methuen MA, 01844



FOR LEASE OR SALE

3,060 SF
Available

0.52 AC
GLA

Contact
Broker
Rate

ABOUT THE PROPERTY

- Freestanding building with drive-thru located on 0.52 acres
- Frontage on Route 28 Broadway, which sees 28,000+/- VPD
- Cross access to adjacent Lowe's, Aldi and Namco Pools
- Ideal uses include financial services, medical retail, QSR and general office

JOIN THESE RETAILERS



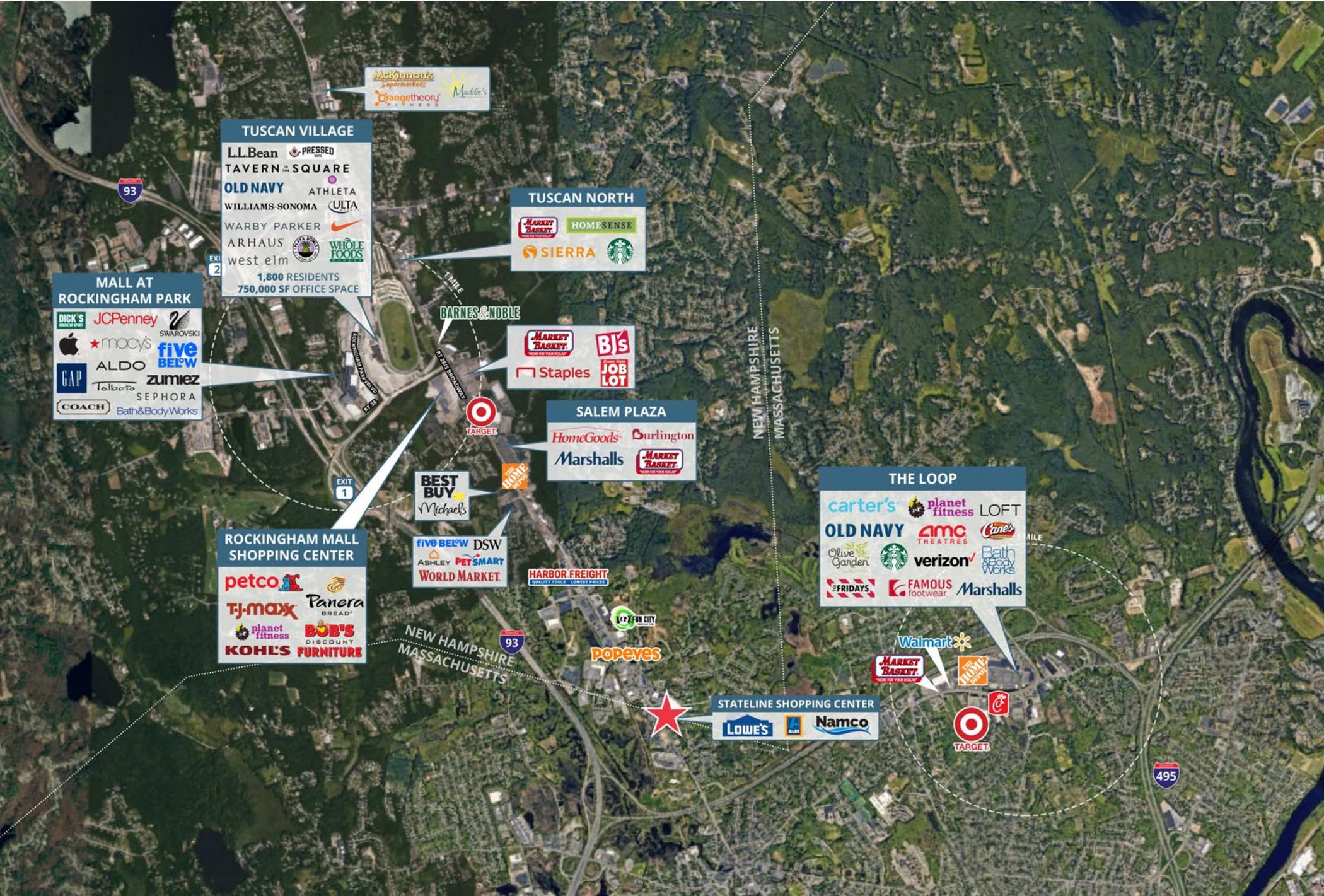
TRAFFIC COUNTS

Broadway	28,353 VPD
South Broadway	24,379 VPD
I-93	113,864 VPD
Route 213	56,672 VPD

Year: 2025 | Source: Esri, Kalibrate Technologies

Market Aerial

Methuen MA



McKinnon's Supermarket
Orangetheory Fitness
Mackie's

TUSCAN VILLAGE
LL.Bean PRESSED
TAVERN SQUARE
OLD NAVY ATHLETA
WILLIAMS-SONOMA ULTA
WARBY PARKER NIKE
ARHAUS WHOLE FOODS
west elm
1,800 RESIDENTS
750,000 SF OFFICE SPACE

TUSCAN NORTH
MARKET BASKET
HOMESENSE
SIERRA STARBUCKS

MALL AT ROCKINGHAM PARK
DICK'S JCPenney SWAROVSKI
Apple macy's five BEL'W
GAP ALDO zumiez
COACH Bath&BodyWorks SEPHORA

BARNES & NOBLE
MARKET BASKET BJ's
Staples JOB LOT

SALEM PLAZA
HomeGoods Burlington
Marshalls MARKET BASKET

BEST BUY
Michaels

ROCKINGHAM MALL SHOPPING CENTER
petco Panera
TJ-maxx planet fitness BOB'S DISCOUNT
KOHLS FURNITURE

five BEL'W DSW
ASHLEY PET SMART
WORLD MARKET

HARBOR FREIGHT
QUALITY TOOLS - LOWEST PRICES

THE LOOP
carter's planet fitness LOFT
OLD NAVY AMC THEATRES Cane's
Olive Garden Starbucks verizon Bath & Body Works
FRIDAYS FAMOUS footwear Marshalls

NEW HAMPSHIRE MASSACHUSETTS

POPEYES

STATELINE SHOPPING CENTER
LOWE'S ALDI Namco

Walmart
MARKET BASKET
TARGET

495



OAKRIDGE AVE

HAMPSHIRE ST



28

BROADWAY 24,606 VPD



SITE



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DEMOGRAPHIC HIGHLIGHTS

Population

	1 mile	3 miles	5 miles
2025 Estimated Population	6,328	107,576	199,895
2030 Projected Population	6,482	109,850	203,824
Proj. Annual Growth 2025 to 2030	0.48%	0.42%	0.39%

Daytime Population

2025 Daytime Population	7,058	89,673	186,324
Workers	4,234	35,254	89,113
Residents	2,824	54,419	97,211

Income

2025 Est. Average Household Income	\$121,272	\$104,933	\$114,217
2025 Est. Median Household Income	\$102,161	\$77,837	\$84,523

Households & Growth

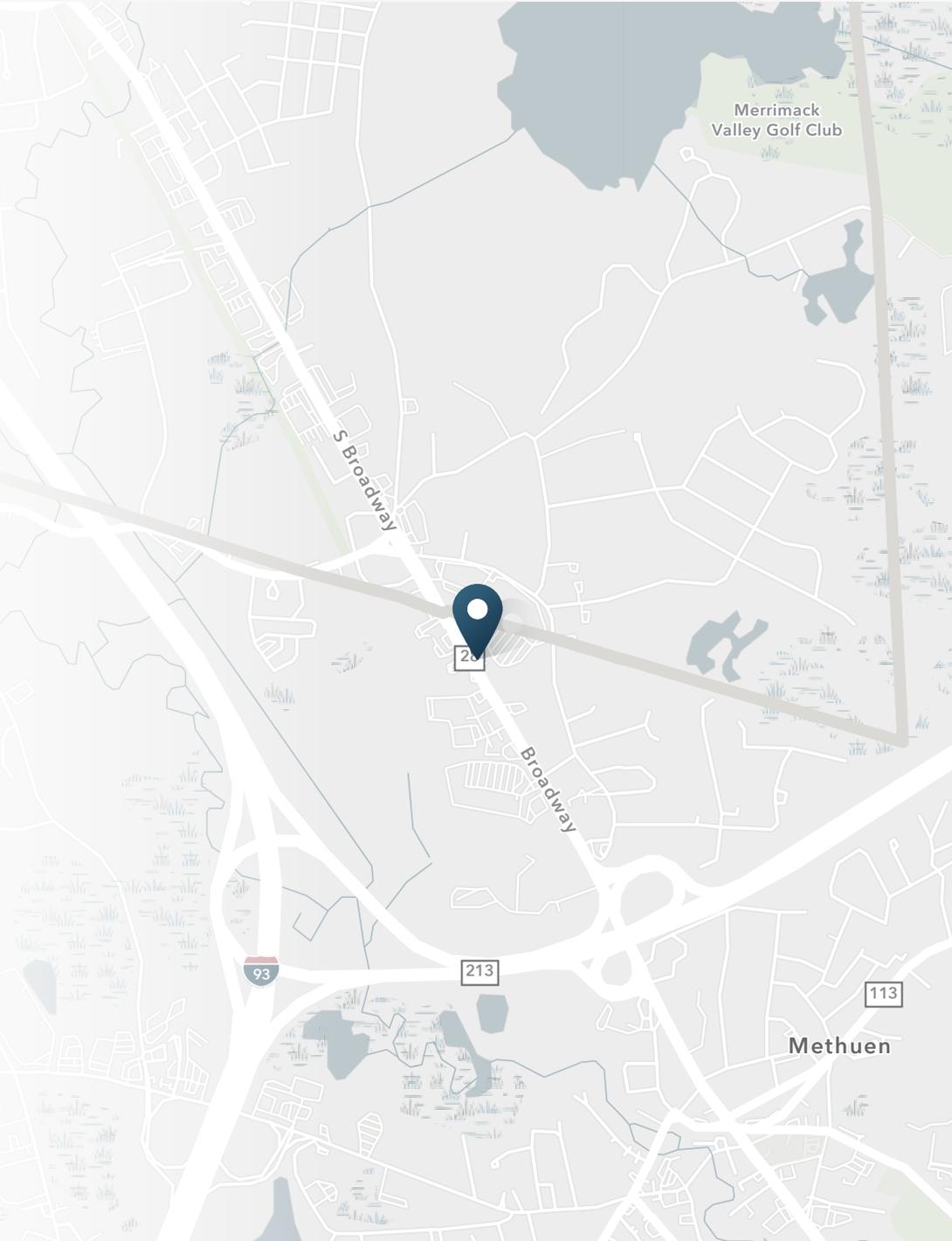
2025 Estimated Households	2,684	38,133	72,335
2030 Estimated Households	2,777	39,285	74,425
Proj. Annual Growth 2025 to 2030	0.68%	0.60%	0.57%

Race & Ethnicity

2025 Est. White	64%	41%	46%
2025 Est. Black or African American	5%	5%	5%
2025 Est. Asian or Pacific Islander	4%	3%	4%
2025 Est. American Indian or Native Alaskan	1%	1%	1%
2025 Est. Other Races	26%	50%	44%
2025 Est. Hispanic (Any Race)	28%	57%	50%

> **Want more?** Contact us for a complete demographic, foot-traffic, and mobile data insights report.

SOURCE





SRS Real Estate Partners
400 Fifth Avenue, Suite 105
Waltham, MA 02451
857.263.3839

Brian Nadler
617.665.7395
brian.nadler@srsre.com

Bryan Wright
617.610.0791
bryan.wright@srsre.com

SRSRE.COM

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