



 American Red Cross

101
A

Seasonal
SPECIALTY STORES

STAPLES
DOLLAR TREE

LOWE'S
Home Improvement Warehouse

SUPERCUTS
GameStop

WRAP CITY
SANDWICH COMPANY
FREE FIXING BUTCHER

LONGHORN
STEAKHOUSE

petco

HARBOR FREIGHT TOOLS
Quality Tools at Ridiculously Low Prices

Michaels

planet
fitness

SITE

DUNKIN'

TACO BELL

Aspen Dental

33,000 VPD

MATTRESS FIRM
Save Money. Sleep Happier.

goodwill

Trilogi
Fitness

State Farm

RACHEL'S AESTHETICS
SKIN CARE

FOR GROUND LEASE OR BUILD-TO-SUIT

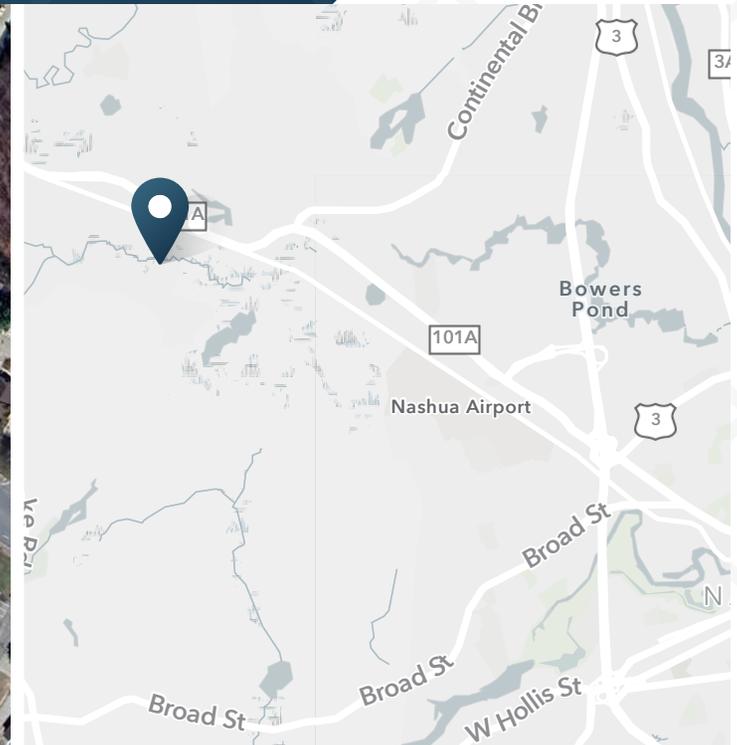
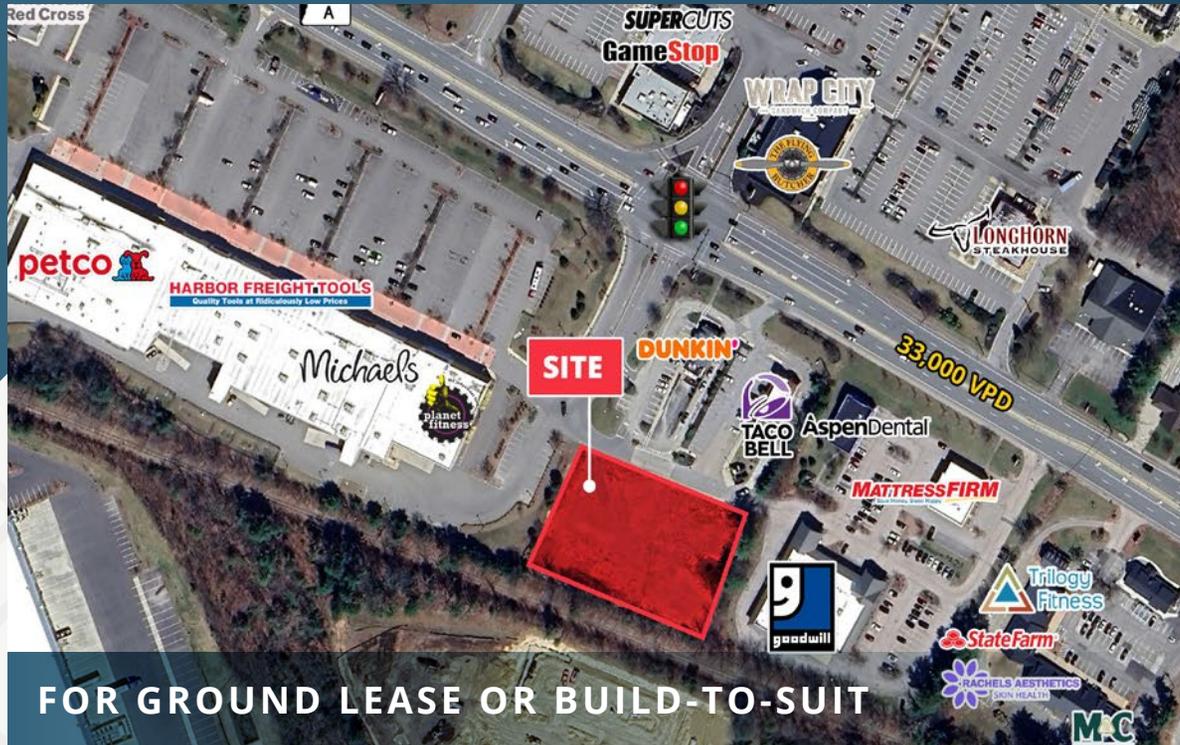
Fully Permitted Pad Site

125 Route 101A | Amherst, New Hampshire

SRS

Fully Permitted Pad Site

125 Route 101A | Amherst, NH



FOR GROUND LEASE OR BUILD-TO-SUIT

ABOUT THE PROPERTY

- Fully permitted pad site available at a lighted intersection on 101A in Amherst, NH.
- Proposed freestanding building up to 12,000 SF.
- Ideal uses include QSR, automotive, medical, and financial institution.
- Available for ground lease or build-to-suit.
- Nearby retailers include Planet Fitness, Lowe's, Goodwill, Aspen Dental, Michael's, Taco Bell, Dunkin and many more.
- Pylon signage available on Route 101A.

1.07 AC

Lot

Up to 12,000 SF

Proposed Building Size

NEARBY RETAILERS



HomeGoods



Walmart
SUPERCENTER

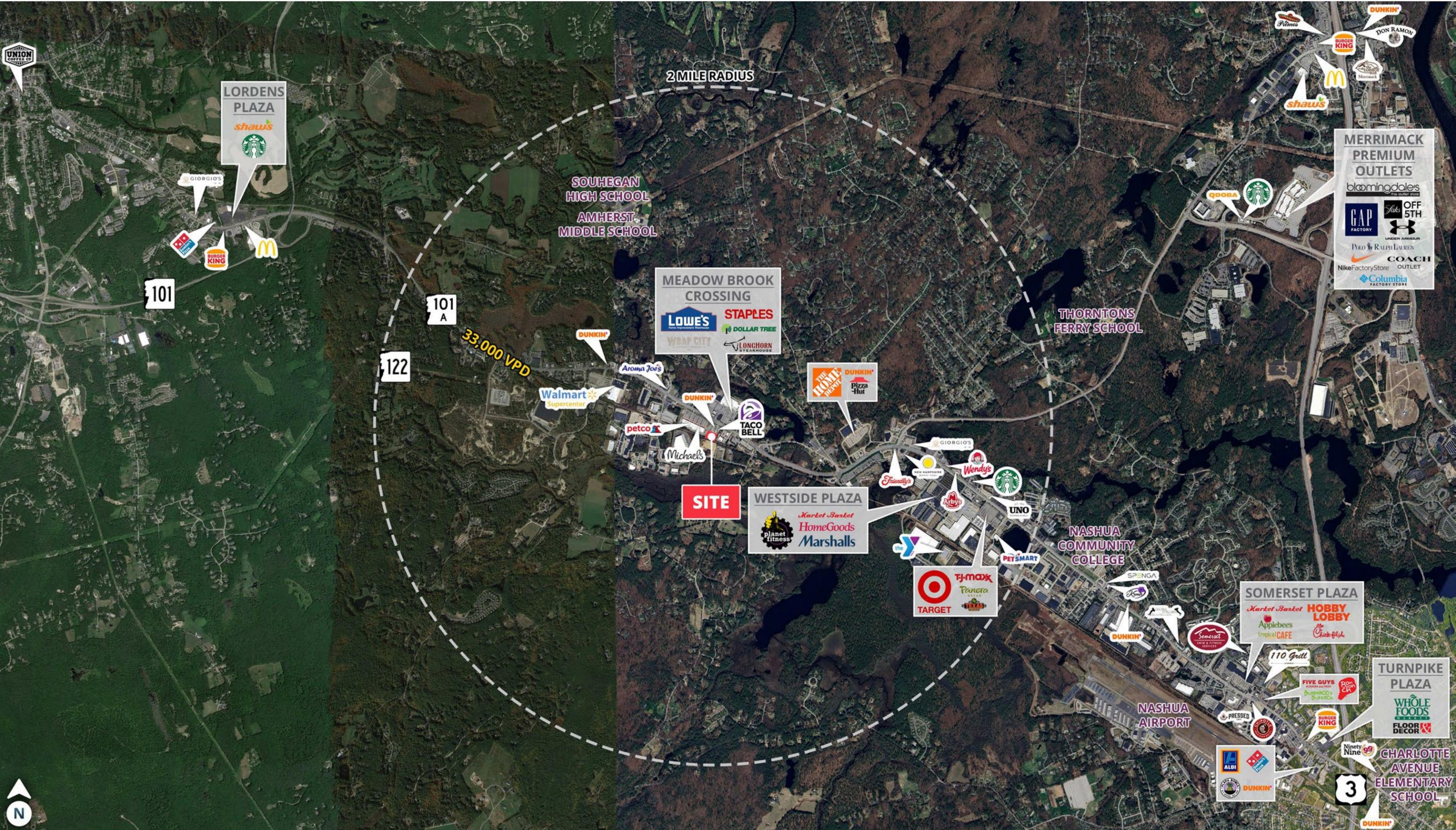
petco

TRAFFIC COUNTS

Route 101A

33,000 VPD

Year: 2023 | Source: massDOT



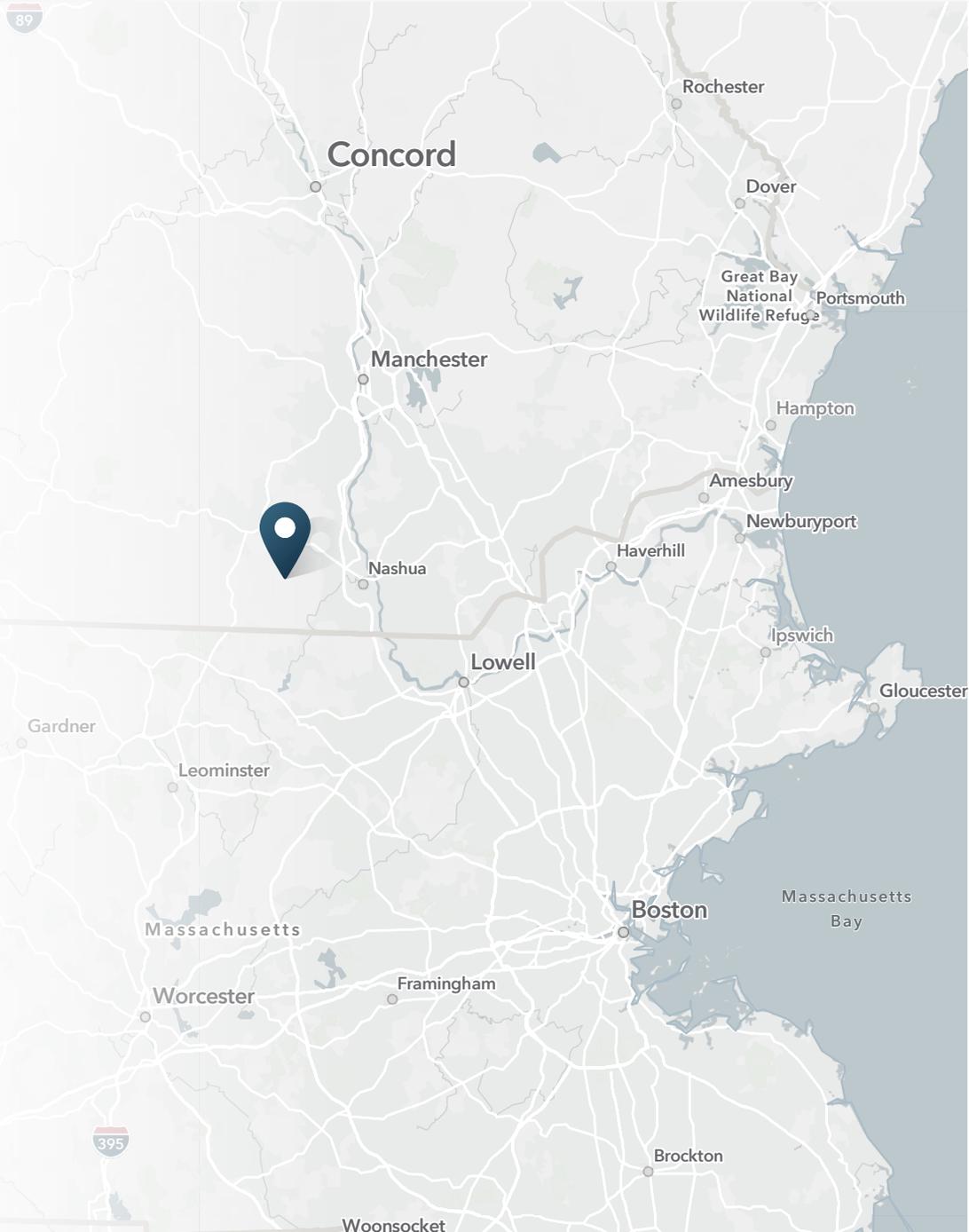
Fully Permitted Pad Site

125 Route 101A | Amherst, NH



DEMOGRAPHIC HIGHLIGHTS

Population	3 Miles	5 Miles	7 Miles
2024 Estimated Population	13,622	56,438	137,881
2029 Projected Population	13,984	57,438	139,475
Projected Annual Growth 2023 to 2028	0.53%	0.30%	0.23%
Daytime Population			
2024 Daytime Population	19,129	60,082	137,530
Workers	12,972	35,399	74,714
Residents	6,157	24,683	62,816
Income			
2024 Est. Average Household Income	\$184,984	\$161,045	\$144,864
2024 Est. Median Household Income	\$138,862	\$120,435	\$106,333
Households & Growth			
2024 Estimated Households	5,218	22,889	55,569
2029 Projected Households	5,399	23,470	56,881
Projected Annual Growth 2023 to 2028	0.68%	0.50%	0.47%
Race & Ethnicity			
2024 Est. White	84%	84%	80%
2024 Est. Black or African American	1%	2%	2%
2024 Est. Asian or Pacific Islander	4%	5%	4%
2024 Est. American Indian or Native Alaskan	0%	0%	0%
2024 Est. Other Races	10%	10%	13%
2024 Est. Hispanic	7%	6%	11%



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





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

Bryan Wright
617.245.0671
bryan.wright@srsre.com

Christian G. Janelle
617.872.1115
chris.janelle@srsre.com

Joe Quinn
617.379.7327
joe.quinn@srsre.com

SRSRE.COM

© SRS Real Estate Partners

The information presented was obtained from sources deemed reliable;
however SRS Real Estate Partners does not guarantee its completeness or accuracy.