

BERKSHIRE
HATHAWAY | Verani
HomeServices Realty

COMMERCIAL DIVISION

FOR LEASE

Belknap Marketplace

Daniel Webster Hwy., Belmont, NH

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Property Summary - For Lease

Belknap Marketplace
96 Daniel Webster Hwy., Belmont, NH



This a great retail opportunity at a top location in the New Hampshire Lakes Region!

Located on busy Route 3 next to Lake Winnisquam, the Belknap Marketplace is a Shaw's anchored indoor and outdoor shopping center. The 244,000 square foot center features two signalized entrances with excellent visibility and an average of 18,000 vehicles passing by each day. Available units range from 992 square feet all the way up to 26,233 square feet. Other tenants at Belknap Marketplace include Planet Fitness, Big Lots, US Cellular, Clear Choice MD, JoAnn's Fabric, Verizon Wireless, Supercuts and Miracle Ear.

KEY TENANTS

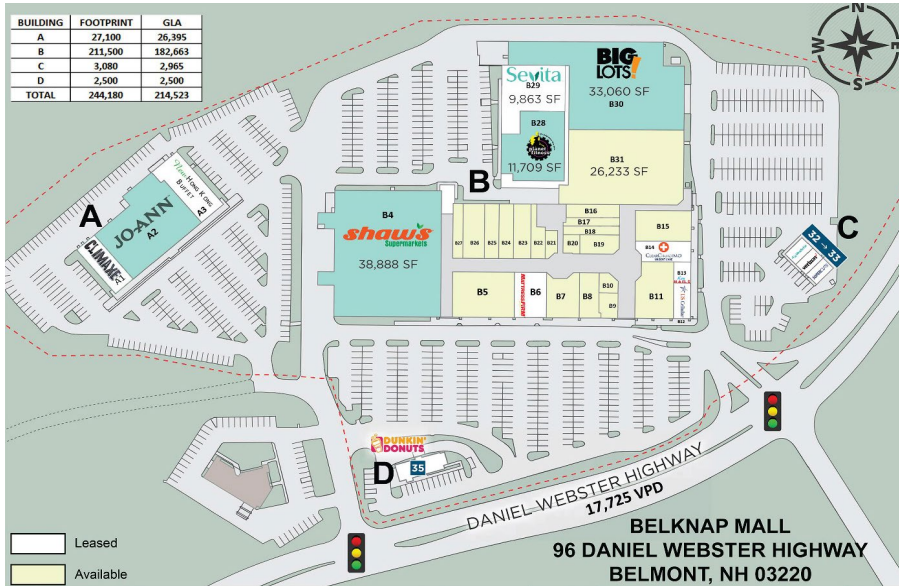


OFFERING SUMMARY

Lease rate	\$6.00 - \$12.00 PSF
Lease type	NNN
Nets	\$4.05/SF
Building size	244,000 SF
Available SF	992 - 26,233 SF
Lot size	15.674 Acres
Number of units	28
Year built	1974
Zoning	CO - Commercial

Additional Photos

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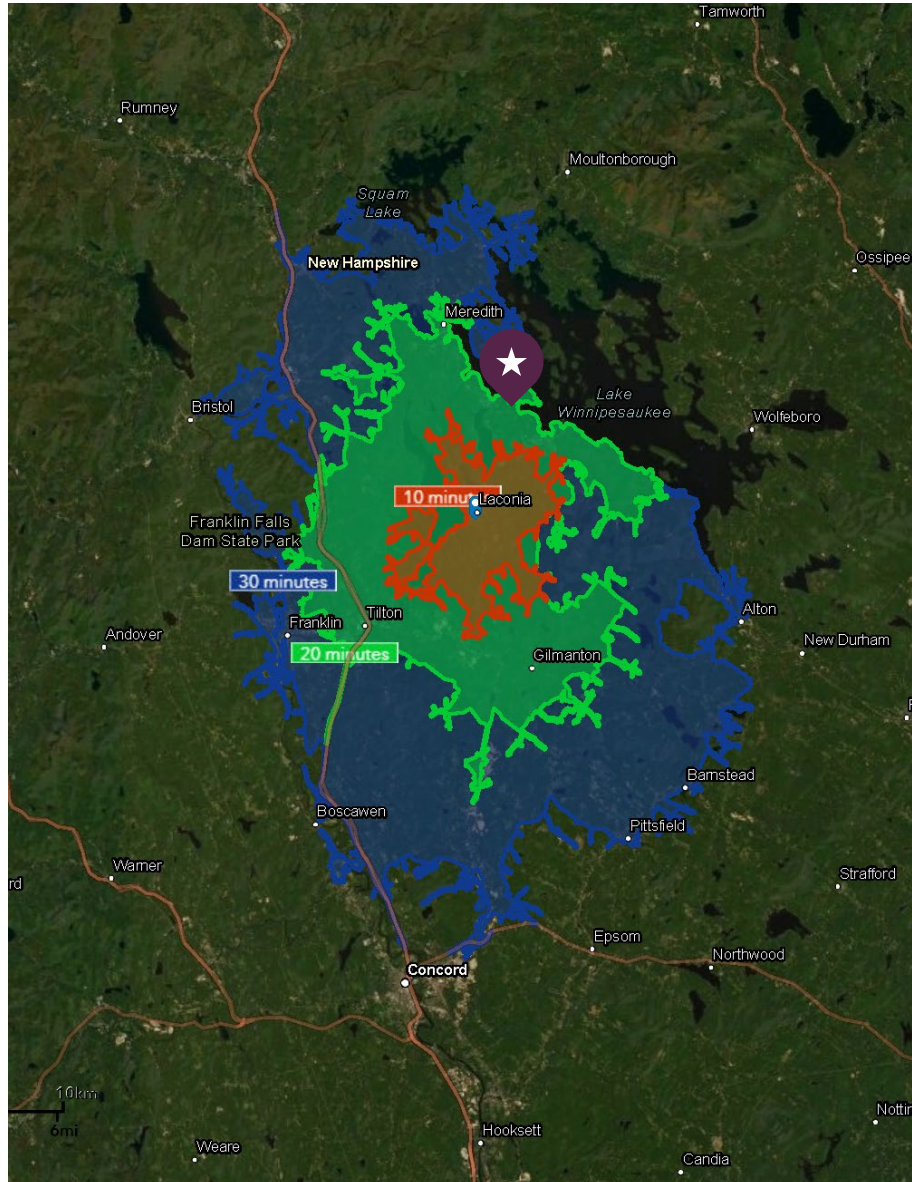
Location Map

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Demographics Map & Report

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96 Daniel Webster Hwy., Belmont, NH



DRIVE TIME RADIUS

<u>POPULATION</u>	<u>10 MIN</u>	<u>20 MIN</u>	<u>30 MIN</u>
Total population	23,275	49,547	91,324
Median age	42.9	44.1	43.0
Daytime Populationzz	26,418	58,204	89,521

HOUSEHOLDS & INCOME

Total households	9,583	20,433	37,367
Total persons per HH	2.38	2.38	2.40
Average HH income	\$76,658	\$79,368	\$81,397

TRAFFIC COUNTS

2018 Record	17,715
2022 Estimated	19,938