



76 DERRY ROAD

HUDSON, NH

FOR LEASE | 9,114 SF VACANT RETAIL SPACE IN SHOPPING CENTER

- 3.6 Miles to Route 3
- 1.2 Miles to Route 111
- 9.6 Miles to Route 93

EXCLUSIVE AGENT



THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL

PROPERTY SUMMARY



PROPERTY DESCRIPTION

9,114 SF Retail Space in Shopping Center

PROPERTY HIGHLIGHTS:

- 3.6 Miles to Route 3
- 1.2 Miles to Route 111
- 9.6 Miles to Route 93

ALLOWED USE BY RIGHT:

- Retail Sales
- Restaurant, cafeteria, or coffee shop
- Personal service shops (salon, barber, nail salon)
- Laundry or dry cleaner
- Market or grocery store
- Indoor amusement (movie theater, arcade, etc.)

PROPERTY SPECIFICATIONS

Building Size:	36,768 SF
Available SF:	9,114 SF
Zoning:	R04 Retail
Parking:	Surface - 150
Lease Rate:	Market

DEMOGRAPHICS	3 MILES	5 MILES	10 MILES
Total Households	25,082	48,303	110,930
Total Population	63,414	121,172	290,346
Average HH Income	\$113,591	\$126,851	\$140,475

SURROUNDING RETAILERS:

- Backstreet Bar & Grille
- TD Bank
- Hannaford's Grocery Store
- Papa Gino's





HIGHWAY PROXIMITY



3.6 MILES
13 MINUTES



1.3 MILES
3 MINUTES



9.5 MILES
16 MINUTES



16 MILES
23 MINUTES

NASHUA, NH
2 MILES | 5 MINS
MASSACHUSETTS
1 MILE | 5 MINS

DOLLAR TREE
DUNKIN'
Papa Gino's
Hannaford
shaws
CVS
McDonald's
Domino's

76 DERRY RD
HUDSON NH

NEW HAMPSHIRE
MASSACHUSETTS

five BELOW
Target
Michaels
TAVERN IN THE SQUARE
TRADER JOE'S
MARKET BASKET
Olive Garden
AMC THEATRES
Staples

76 DERRY ROAD

HUDSON, NH

FOR LEASE | 9,114 SF VACANT RETAIL SPACE IN SHOPPING CENTER

DANNY CRUZ

978.305.0473

danny@stubblebinecompany.com

SUMMER STUBBLEBINE

781.783.7903

summer@stubblebinecompany.com

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

EXCLUSIVE AGENT



THE
STUBBLEBINE
COMPANY

CORFAC INTERNATIONAL