



88,000 VPD

S. WILLOW STREET  
30,000 VPD

PAD SITE



DICK'S  
SPORTING GOODS

|           |          |
|-----------|----------|
| 4,699 SF  | 5,321 SF |
| 5,055 SF  |          |
| 10,200 SF |          |

OLD NAVY



MALL OF  
NEW HAMPSHIRE

HOLLISTER

JCPenney



★ macy's



FOR LEASE

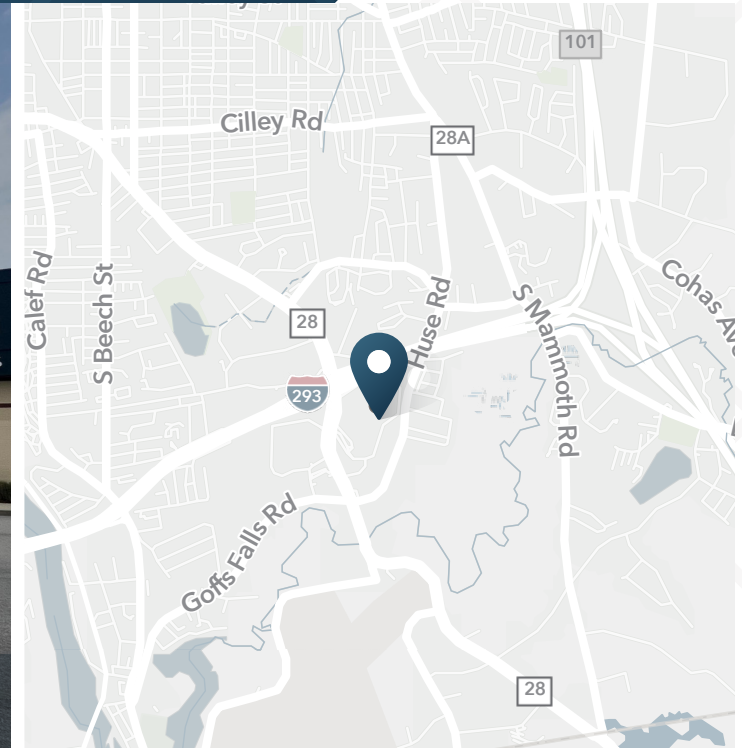
# Highly Visible Retail Space

1500 South Willow Street | Manchester, NH



# Highly Visible Retail Space

1500 South Willow Street | Manchester, NH



4,699 - 15,075 SF  
AVAILABLE

8,000 SF  
PAD SITE AVAILABLE

Contact Broker  
Asking Price

## DESCRIPTION

- Retail space available at 1500 S Willow St which is situated at the crossroads of I-93 and 293.
- Redevelopment of the former Sears at The Mall of New Hampshire.
- Current tenants included Dick's Sporting Goods and Dave & Busters.
- Future tenants will have strong visibility from 293.
- Up to 25,275 SF of existing retail space, along with a pad opportunity.

## NEARBY RETAILERS



## TRAFFIC COUNTS

I-293 & NH 101  
South Willow Street  
Year: 2019 | Source: ESRI

90,000 VPD  
30,000 VPD

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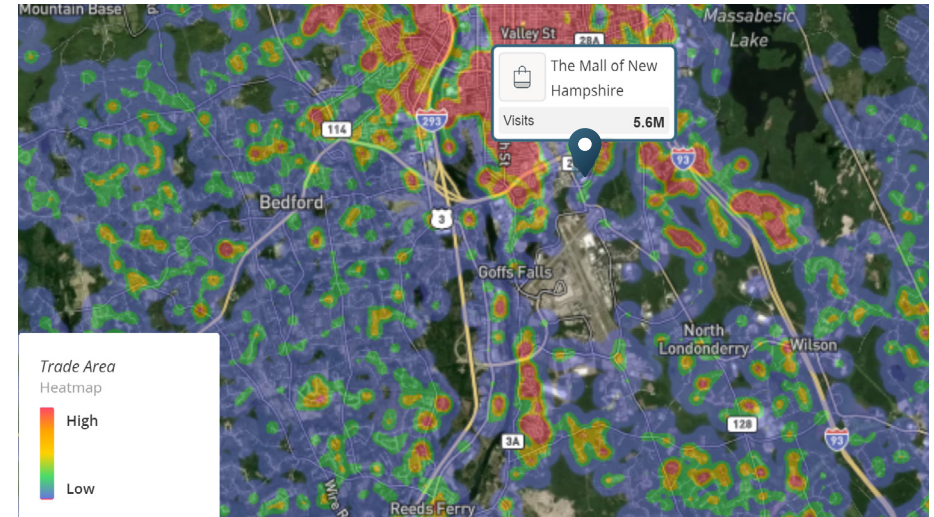


## DEMOGRAPHIC HIGHLIGHTS

| Population                                  | 1 mile   | 3 miles  | 5 miles  |
|---|----------|----------|----------|
| 2022 Estimated Population                   | 4,528    | 68,240   | 138,295  |
| 2027 Projected Population                   | 4,652    | 69,131   | 140,363  |
| Projected Annual Growth Rate 2022 to 2027   | 0.54%    | 0.26%    | 0.30%    |
| <b>Daytime Population</b>                   |          |          |          |
| 2022 Daytime Population                     | 9,477    | 87,801   | 153,635  |
| Workers                                     | 7,468    | 54,404   | 87,896   |
| Residents                                   | 2,009    | 33,397   | 65,739   |
| <b>Income</b>                               |          |          |          |
| 2022 Est. Average Household Income          | \$89,677 | \$86,319 | \$97,643 |
| 2022 Est. Median Household Income           | \$66,846 | \$64,355 | \$72,187 |
| <b>Households &amp; Growth</b>              |          |          |          |
| 2022 Estimated Households                   | 1,972    | 28,422   | 56,762   |
| 2027 Estimated Households                   | 2,026    | 28,924   | 57,895   |
| Projected Annual Growth Rate 2022 to 2027   | 0.54%    | 0.35%    | 0.40%    |
| <b>Race &amp; Ethnicity</b>                 |          |          |          |
| 2022 Est. White                             | 81%      | 74%      | 79%      |
| 2022 Est. Black or African American         | 2%       | 6%       | 5%       |
| 2022 Est. Asian or Pacific Islander         | 6%       | 5%       | 4%       |
| 2022 Est. American Indian or Native Alaskan | 0%       | 0%       | 0%       |
| 2022 Est. Other Races                       | 4%       | 7%       | 5%       |
| 2022 Est. Hispanic                          | 8%       | 14%      | 10%      |

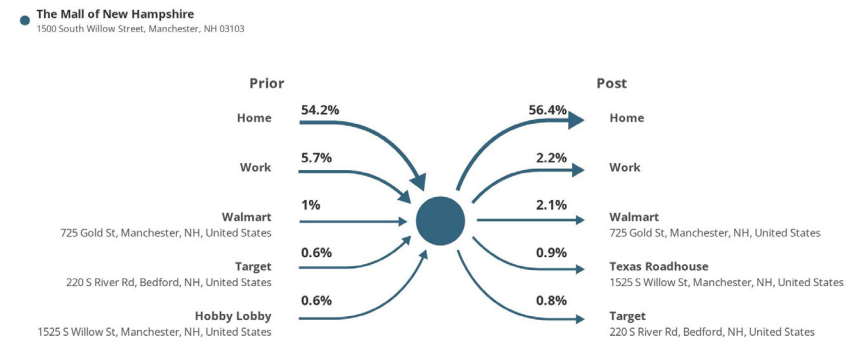
## MOBILE DATA & FOOT TRAFFIC INSIGHTS

### Trade Area

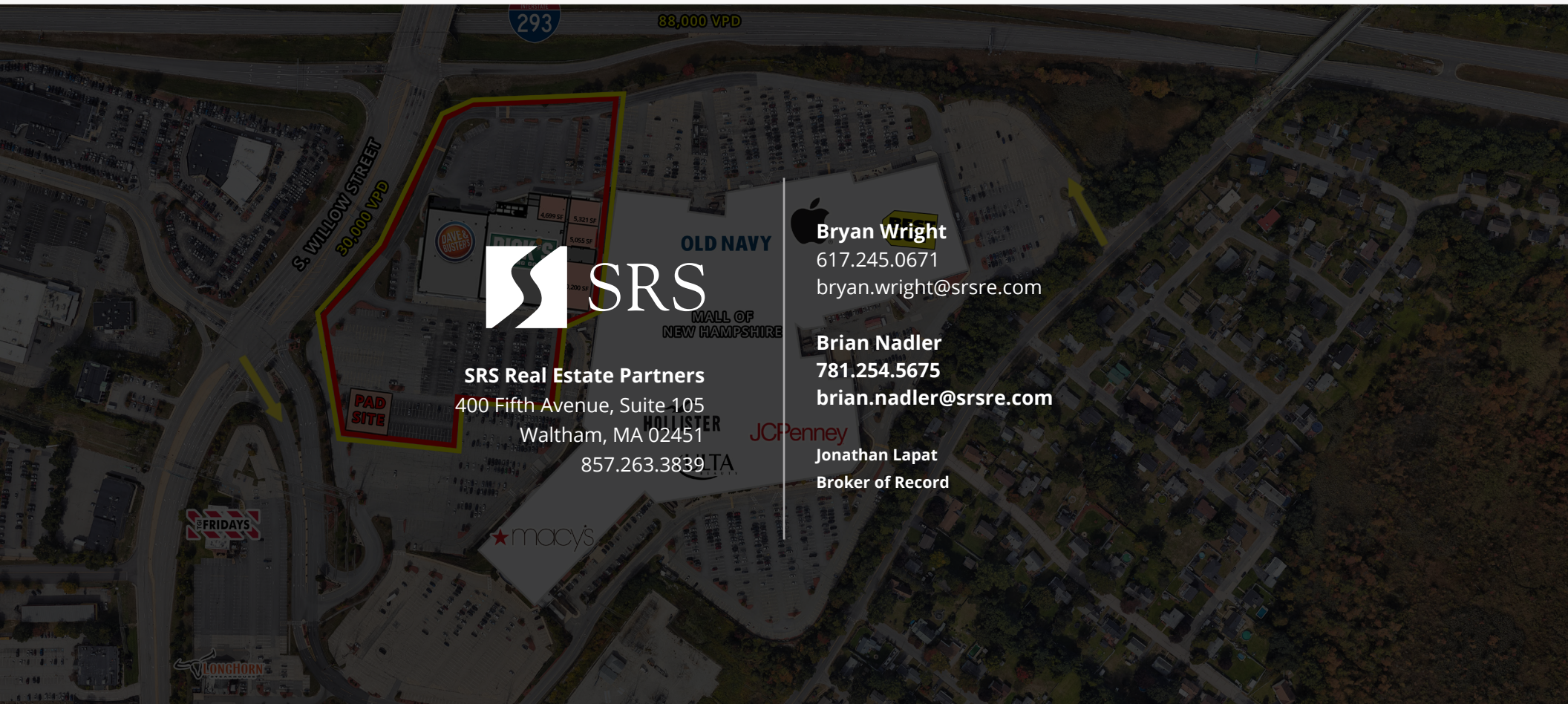


### Customer Journey

#### Visitor Journey



> **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

**Brian Nadler**  
781.254.5675  
brian.nadler@srsre.com

**Jonathan Lapat**  
Broker of Record

**SRSRE.COM**

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