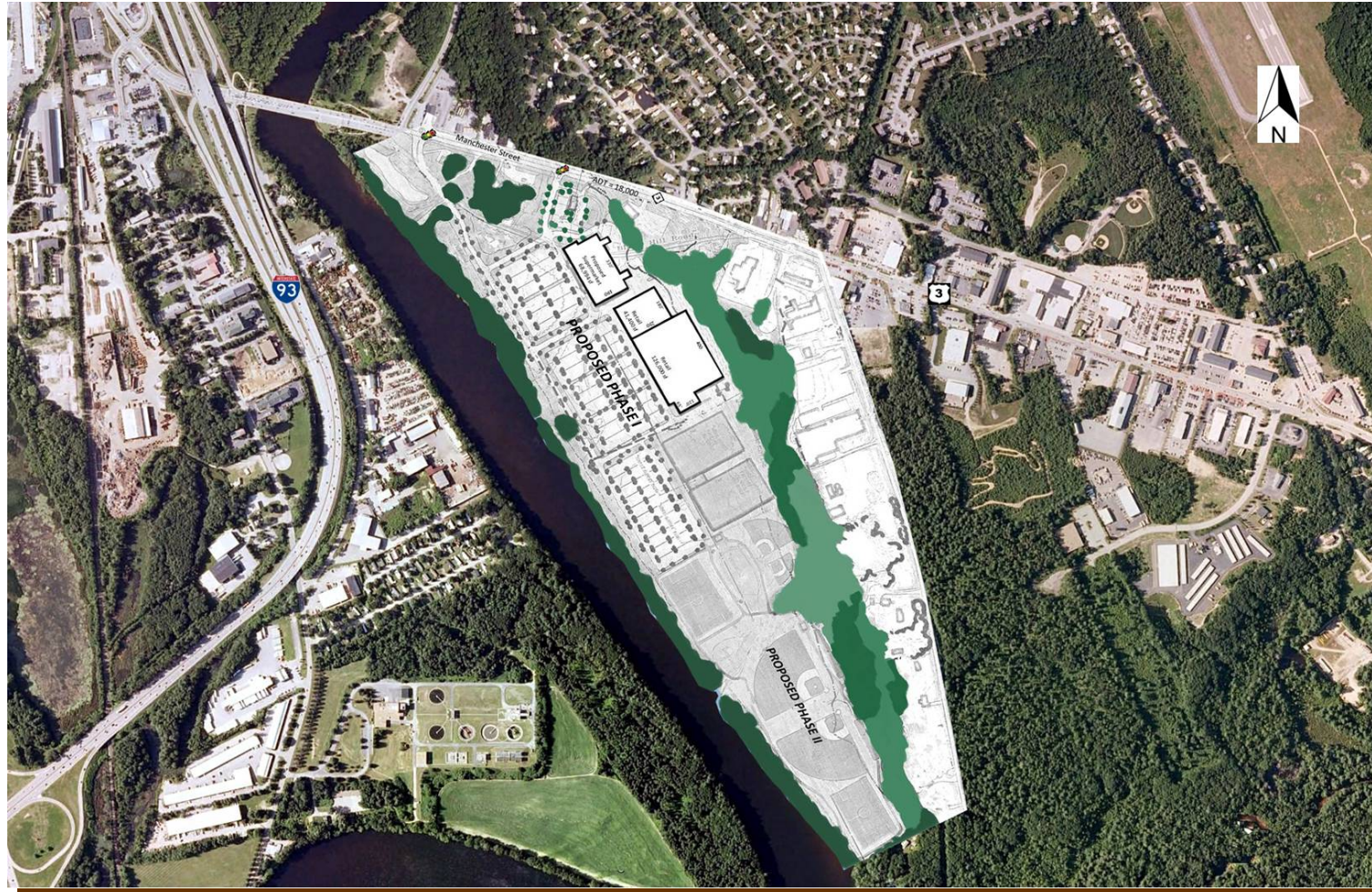


**RIVERSIDE COMMONS - 300,000± SF**



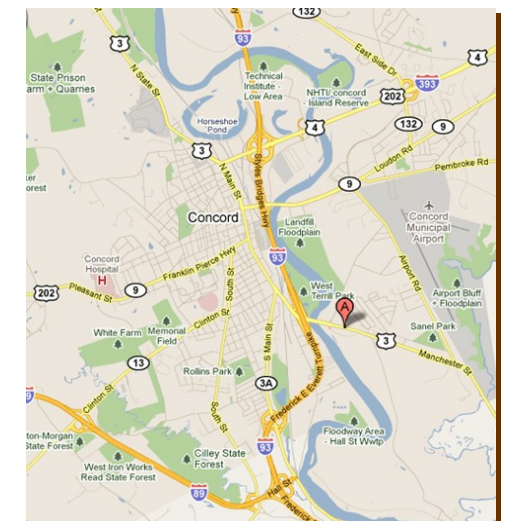
**NEW DEVELOPMENT - RIVERSIDE COMMONS  
30 Manchester Street - Concord, NH 03301**



Conceptual rendering

Boylston Realty Advisors is pleased to offer a planned retail development for lease...**Riverside Commons**. This 82-acre picturesque site located in New Hampshire's capital situated on the banks of the Merrimack River offering a unique scenic shopping experience. **Riverside Commons** is strategically located on Route 3 with two signaled entrances to the 300,000+ development. It is situated just off I-93 (exit 13) and less than 2 miles from I-89. This regional trade area offers a variety of shopping opportunities including Market Basket, Lowes, Wal-Mart, Sears, Best Buy, Hannaford Brothers, LL Bean, Staples, Bed Bath and Beyond, Dicks Sporting Goods, Target and more.

- Parking Ratio 5/1000
- Two signaled entrances
- Excellent visibility
- Excellent access from I-93 and I-89



The information contained herewith has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness. You and your advisors should conduct a careful, independent investigation of the property to determine, to your satisfaction, the suitability of the property for your needs. 4-7-2011

# NEW RETAIL DEVELOPMENT — CONCORD, NEW HAMPSHIRE

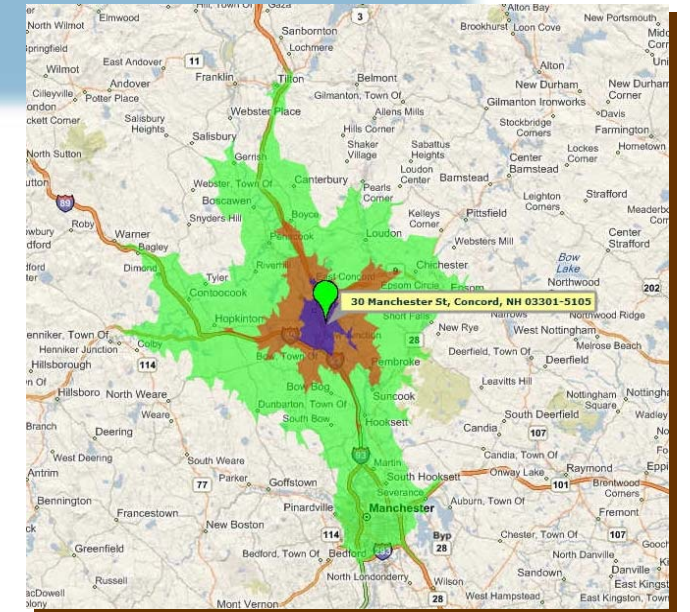


## Riverside Commons Retail Center 30 Manchester Street - Concord, NH 03104

Average Daily Traffic	
Route	Count
Manchester Street	18,000
Interstate 93	69,804

DEMOGRAPHICS (distance)			
Miles	Population	Avg. HH Income	Med HH Income
3	28,533	\$ 64,998	\$ 53,650
5	39,444	70,633	58,673
7	65,117	71,348	60,943

DEMOGRAPHICS - (driving time)			
Minutes	Population	Avg. HH Income	Med HH Income
5	18,497	61,122	50,583
10	39,180	67,193	56,272
20	202,003	68,507	59,401



5-10-20 Minute Drive Time Area

Contact Dan Connelly - 978.657.4600 - [dconnelly@boylstonrealty.com](mailto:dconnelly@boylstonrealty.com)  
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