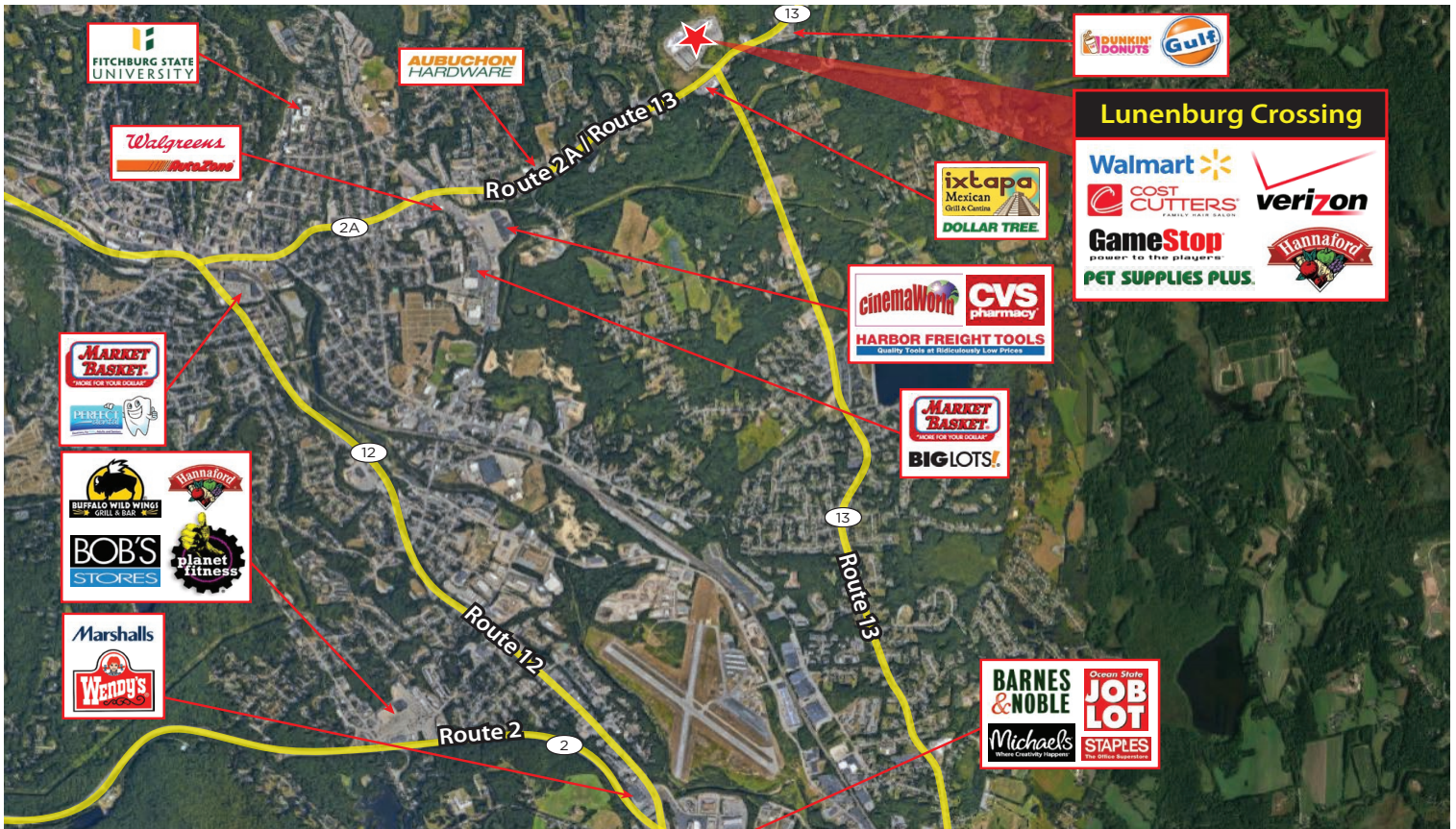


Retail Space Available for Lease

Lunenburg Crossing

301 Massachusetts Avenue (Rt. 2A), Lunenburg, MA 01462



Property Information

Address:	301 Massachusetts Avenue (Rt. 2A) Lunenburg, MA	Parking Ratio:	5.56 / 1,000 GLA +/-
Available Space:	1,500 to 6,000 +/- SF	Traffic Counts:	16,652 +/- VPD Via Route 2A/ Route 213
Max Contiguous:	6,000 +/- SF	Water:	Municipal
Total SF:	210,737 +/- SF	Sewer:	Municipal
Land Area:	48.84 AC	Gas:	Natural
Parking Spaces:	1,171 +/- Spaces	Zoning:	C – Commercial District
		Year Built:	1994

Demographics

	3 Miles	5 Miles	7 Miles
Population:	39,868	77,776	113,957
Households:	15,218	30,270	43,667
Average HH Income:	\$67,443	\$74,051	\$77,209

Walmart PET SUPPLIES PLUS.

Lunenburg Crossing is a 210,737 +/- square foot grocery anchored shopping center located along Massachusetts Ave. (Rt. 2A) in Lunenburg, MA. The shopping center is anchored by Hannaford Supermarket and Walmart which provide a strong customer draw from Lunenburg and surrounding towns of Fitchburg, Leominster, and Townsend. Pet Supplies Plus, Cost Cutters, GameStop, Verizon Wireless and Whalom Dental also occupy space in the shopping center. Neighboring businesses include Dunkin' Donuts, Dollar Tree, Ixtapa Restaurant, Market Basket, Big Lots and more. Strategically situated directly off Rt. 2A, Lunenburg Crossing features strong daily traffic counts of 16,652 +/- VPD. This site benefits from ample parking, strong co-tenancy and excellent signage making it a great location for local, regional or national retail businesses.

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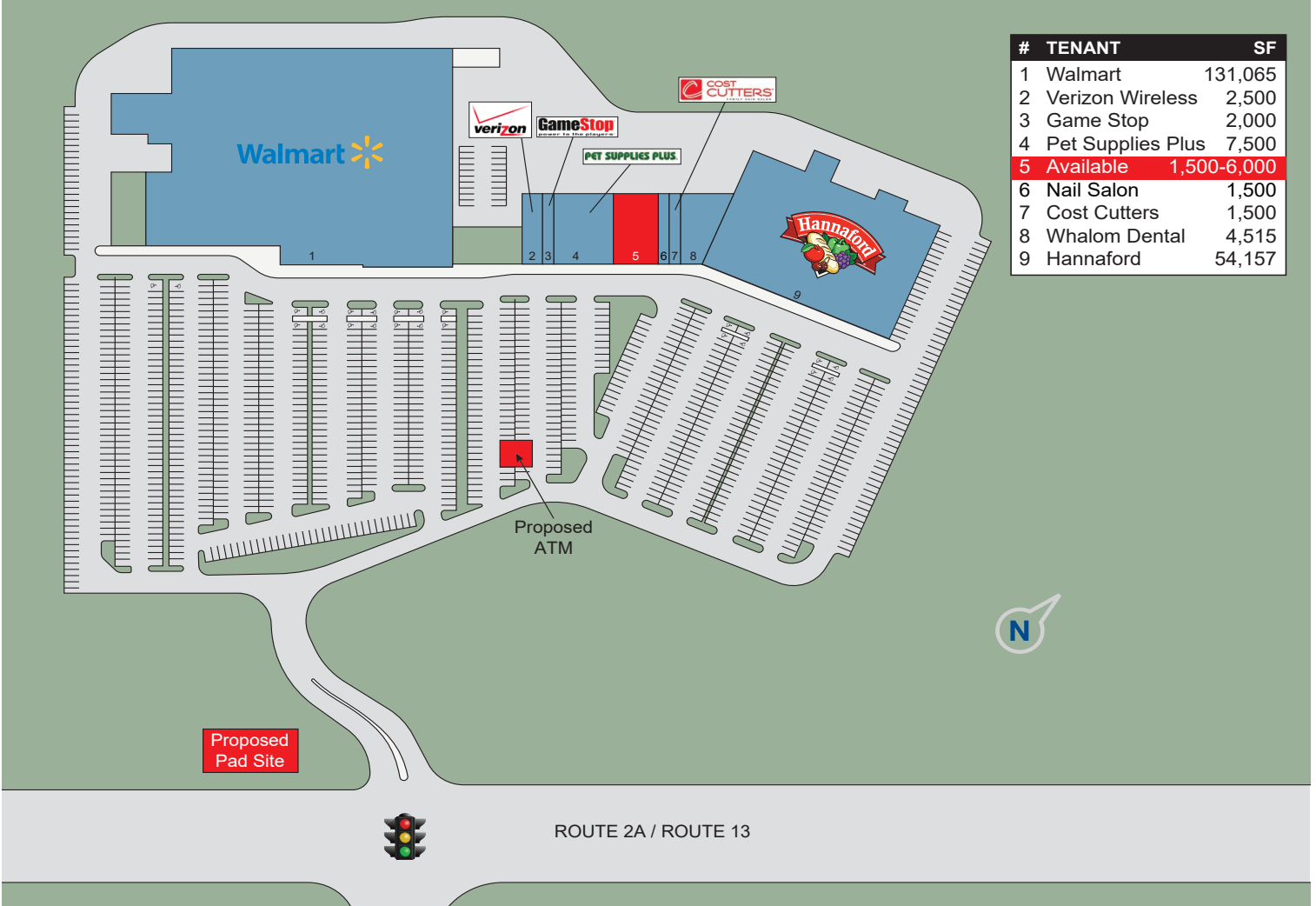
Summit Realty Partners

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