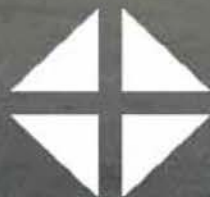


A photograph of a Market Basket grocery store. The building is a two-story structure with a modern design, featuring a large sign that reads "MARKET BASKET" in red, stylized letters with a white outline. The sign is mounted on a wooden slat facade. Below the sign, there are large glass windows and doors. In front of the store, there is a parking lot with yellow lines. A large display of potted plants and flowers is arranged in front of the entrance. The sky is blue with some clouds.

*MARKET BASKET*

MAYNARD



CROSSING

A blue square logo with a white letter 'C' inside.  
CAPITAL GROUP  
PROPERTIES



# A NEIGHBORHOOD EXPERIENCE

Vibrant mixed-use grocery-anchored project featuring Market Basket plus restaurants, retail shops, services, entertainment, fitness, medical/office, green spaces, dog park, water feature, walking paths and residential communities.



Retail | Services | Entertainment | Living



## CAMELLIA GARDENS Gracious Retirement Living

Senior Independent Living Facility | 143 Units



## THE VUE AT MAYNARD CROSSING

Multifamily Residential Apartment | 180 Units



# RETAIL TRADE AREA



Source: Esri, DigitalGlobe, GeoEye, Earthstar Geographics, CNES/Airbus DS, USDA, USGS, AeroGRID, IGN, and the GIS User Community

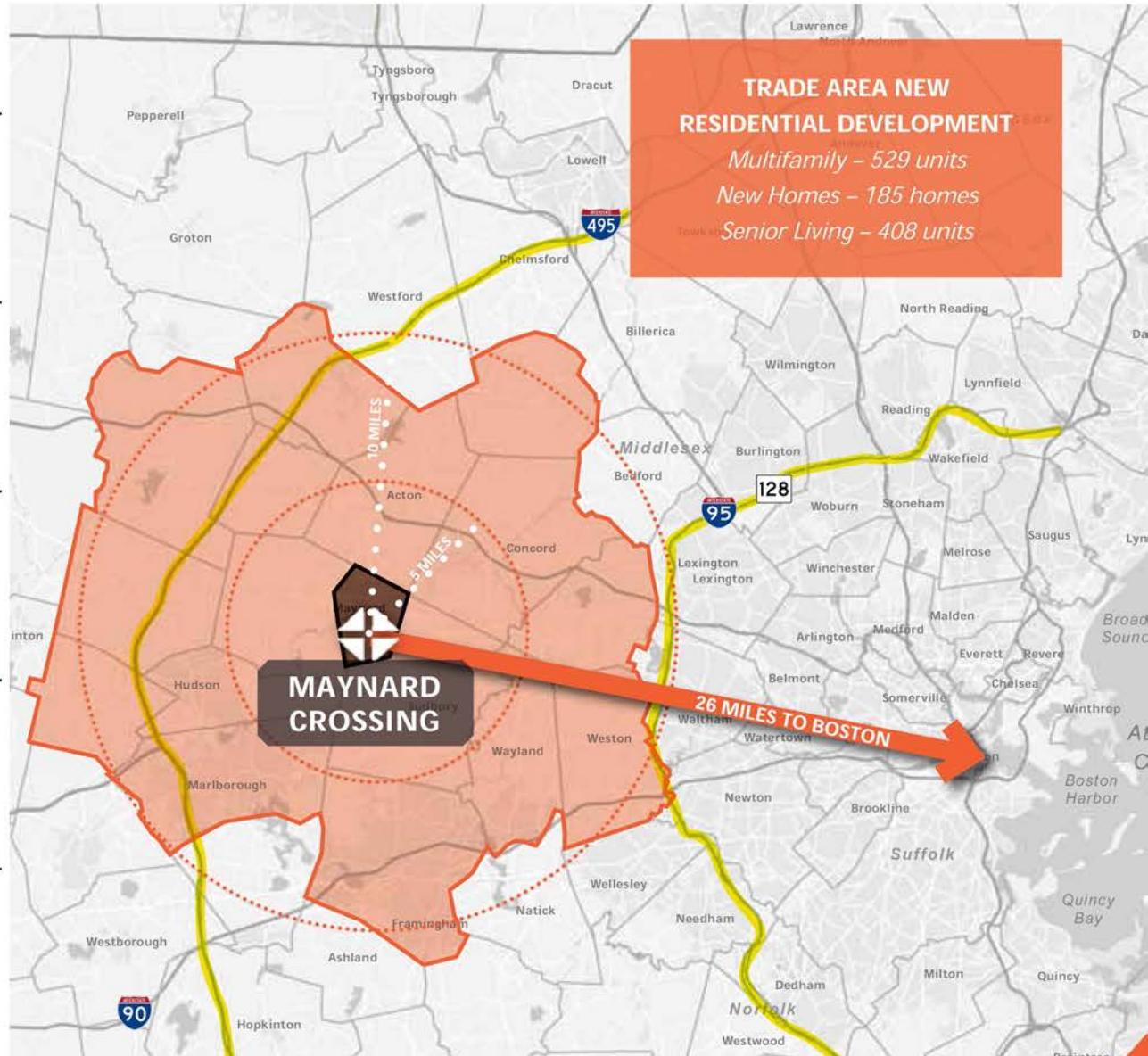


# CONVENIENT LOCATION

Located at the intersection of Route 27 and Route 117 in Maynard, MA. Easily accessible by Route 128, I-495, Route 2 and Route 20.

## Demographics

	Maynard Crossing	Highland Commons	The Point
<b>POPULATION</b>			
5 miles	68,368	80,272	52,868
10 miles	294,902	250,656	259,410
15 miles	910,096	714,176	743,683
<b>DAYTIME POPULATION</b>			
5 miles	67,496	85,166	50,845
10 miles	374,923	259,100	248,152
15 miles	1,031,176	770,682	762,996
<b>HOUSEHOLDS</b>			
5 miles	24,405	31,138	19,128
10 miles	110,391	93,090	91,904
15 miles	339,267	268,398	274,589
<b>AVERAGE HH INCOME</b>			
5 miles	\$184,423	\$118,658	\$160,708
10 miles	\$156,964	\$141,828	\$141,258
15 miles	\$153,928	\$124,416	\$123,026
<b>MEDIAN HH INCOME</b>			
5 miles	\$137,067	\$93,547	\$125,373
10 miles	\$114,613	\$108,209	\$106,374
15 miles	\$111,651	\$91,951	\$92,667





# SITE OVERVIEW





# SITE PLAN

## BUILDING SF

R1	68,951 SF
R2	51,006 SF
R3	55,787 SF
R4	13,983 SF
R5	10,061 SF
R6	4,000 SF
R7	11,200 SF
R8	3,019 SF
R9	16,999 SF
R10	70,000 SF
	305,596 SF



# MAYNARD CROSSING

## *Maynard Crossing tenants*

**DUNKIN'**

the paper  store

**SUPERCUTS®**



**GYMJA WARRIOR**  
CONQUER THE WALL

IVORY  ROSE  
LUXURY DAY SPA

*110 Grill*



**Condesa**  
restaurantes & tequila bar

**EVVIVA  
TRATTORIA**

  
**THE DENTAL OASIS  
OF METROWEST**



 **Middlesex  
Savings Bank**

**MAYNARD WINE  
AND SPIRITS**

**CREATIVE  
GARDENS** 

 **Emerson Hospital**  
URGENT CARE



# THE DEVELOPERS



**Northborough Crossing**

*Northborough, MA*



**GrandeVille at Jubilee Park | Multi-family**

*6850 Merryvale Lane | Orlando, FL*



**The Highlands Gracious Retirement Living**

*129 E Main Street | Westborough, MA*



Capital Group Properties is a full service real estate development company headquartered in Southborough, Massachusetts. Capital Group Properties specializes in the permitting, construction and property management of commercial, residential, retail, and industrial developments throughout Massachusetts. Retail projects currently completed include Northborough Crossing – Phase II, Oxford Crossing and Whites Crossing in Southborough, MA.



LeCesse Development Corp. is a multi-state developer and owner of multifamily properties across the eastern United States, with over \$2.5 billion of completed income producing projects. As a well-respected real estate developer, LeCesse's award winning properties have maintained a reputation for quality in design and construction. Currently headquartered in Altamonte Springs, FL, LeCesse Development is focused on the ground-up development of multifamily communities, partnering with institutional equity partners from across the country.



Developing senior living options is not only about construction and design, but about bringing people together and establishing a real sense of community, connection, and friendship. In 2000, a group sharing these ideals formalized Hawthorn Retirement Group to pursue the development and operation of senior communities throughout the U.S. and abroad.



# MAYNARD CROSSING

[WWW.MAYNARDCROSSING.COM](http://WWW.MAYNARDCROSSING.COM)

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