

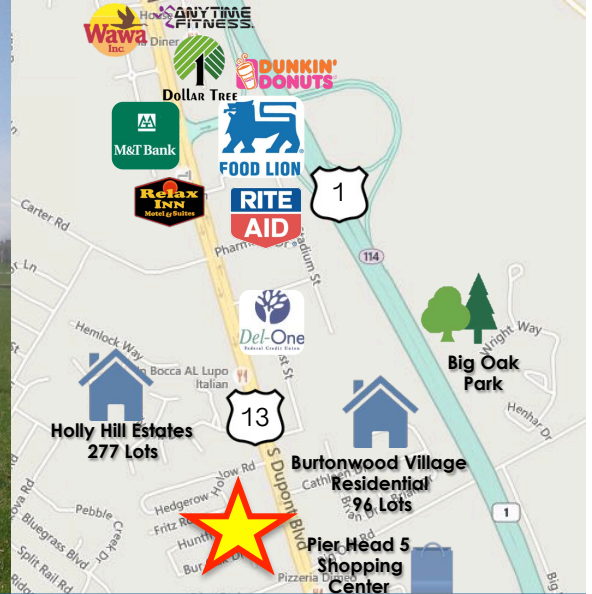


# SALE/LEASE

BTL Plaza  
51 Huntfield Drive  
Smyrna, DE 19977

**CORFAC**  
International

Presented by Patterson-Woods Commercial Properties "The Area's Leading Commercial Broker"



## RETAIL AND OFFICE PAD SITE

Available: 2.5± AC

Sale Price: ~~\$900,000~~  
Price Reduced! Now \$650,000

Retail and office pad site

Owner will build to suit with signed lease for anchor tenant

Seller may be open to provide financing or will build and lease

For more information, please contact:

**Chris Moore**

Tel 302.622.3510

Fax 302.522.3535

moore@pattersonwoods.com

Formerly approved for 3 stories  
(25,820± SF)

H-C Highway Commercial zoning – Town of Smyrna – permitted uses include:

- automotive/carwash
- motels
- outdoor recreation facilities
- eating & drinking establishments
- storage/warehouse/wholesale
- household moving & storage facilities
- large-scale indoor entertainment
- roadside produce
- building materials sales yard

3801 Kennett Pike  
Bldg D, Suite 100  
Wilmington, DE 19807

Tel 302.622.3500  
Fax 302.622.3535  
www.pattersonwoods.com



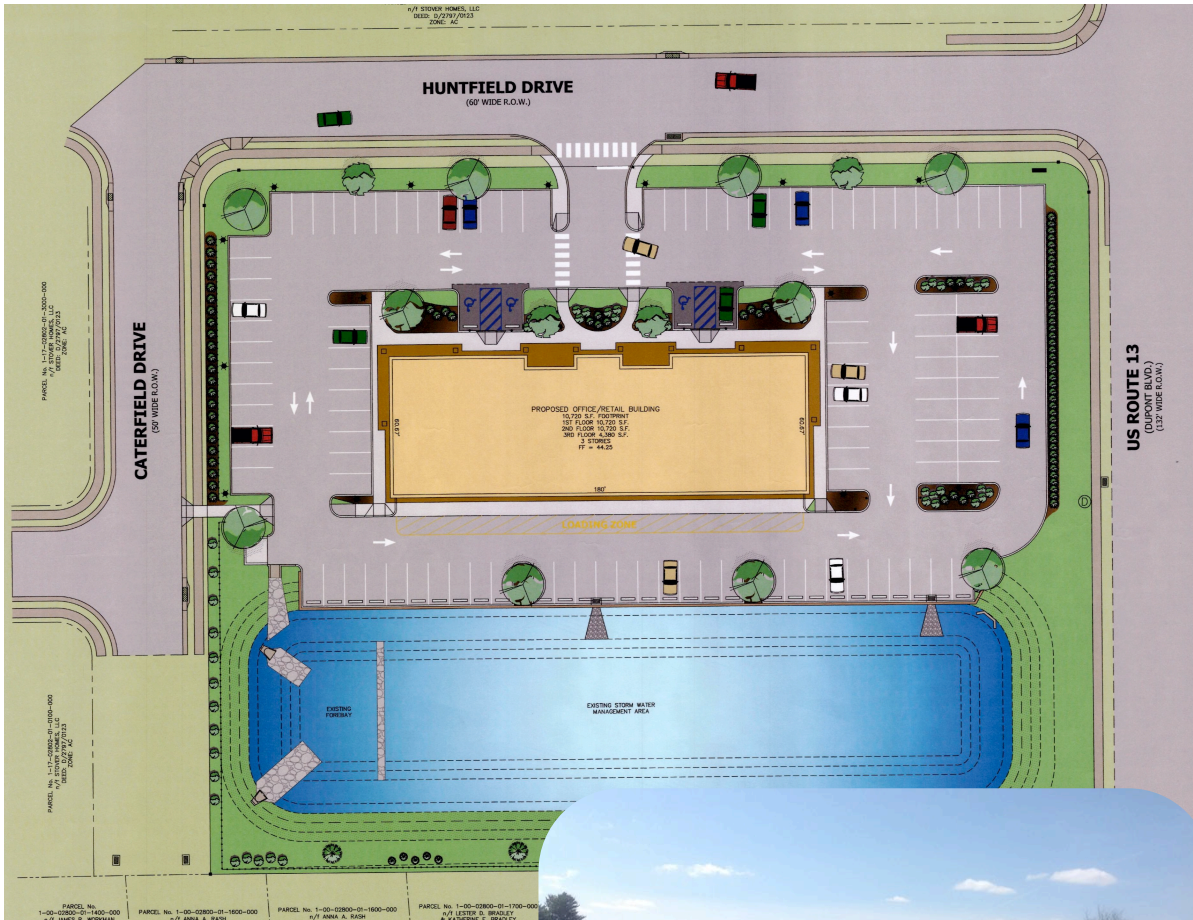


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