

LEASE

Middletown Square

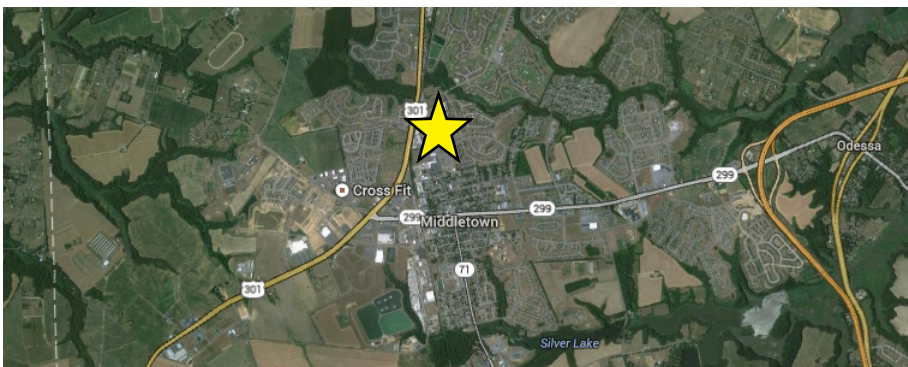
OFFICE / RETAIL | 701 - 881 N. BROAD STREET | MIDDLETOWN, DE 19709

PROPERTY HIGHLIGHTS

- 213,055 SF community shopping center with upper level office space and retail pad site opportunities in New Castle County, DE
- 11,223 vehicles pass the center daily in the growing Middletown market
- Retail suites available from 892 - 6,677 SF
- Build-to-suit pads available from 3,300 - 5,700 SF
- Anchor tenants include Dollar Tree, Goodwill, Mid-County Lanes, Planet Fitness, and Dutch County Farmer's Market



DEMOGRAPHICS	1 mile	3 miles	5 miles
Population	10,856	23,499	37,818
Households	3,884	7,820	12,274
Average HH Income	\$77,795	\$97,677	\$106,507
Daytime Pop	5,382	9,414	12,421



PETTINARO

PETTINARO.COM

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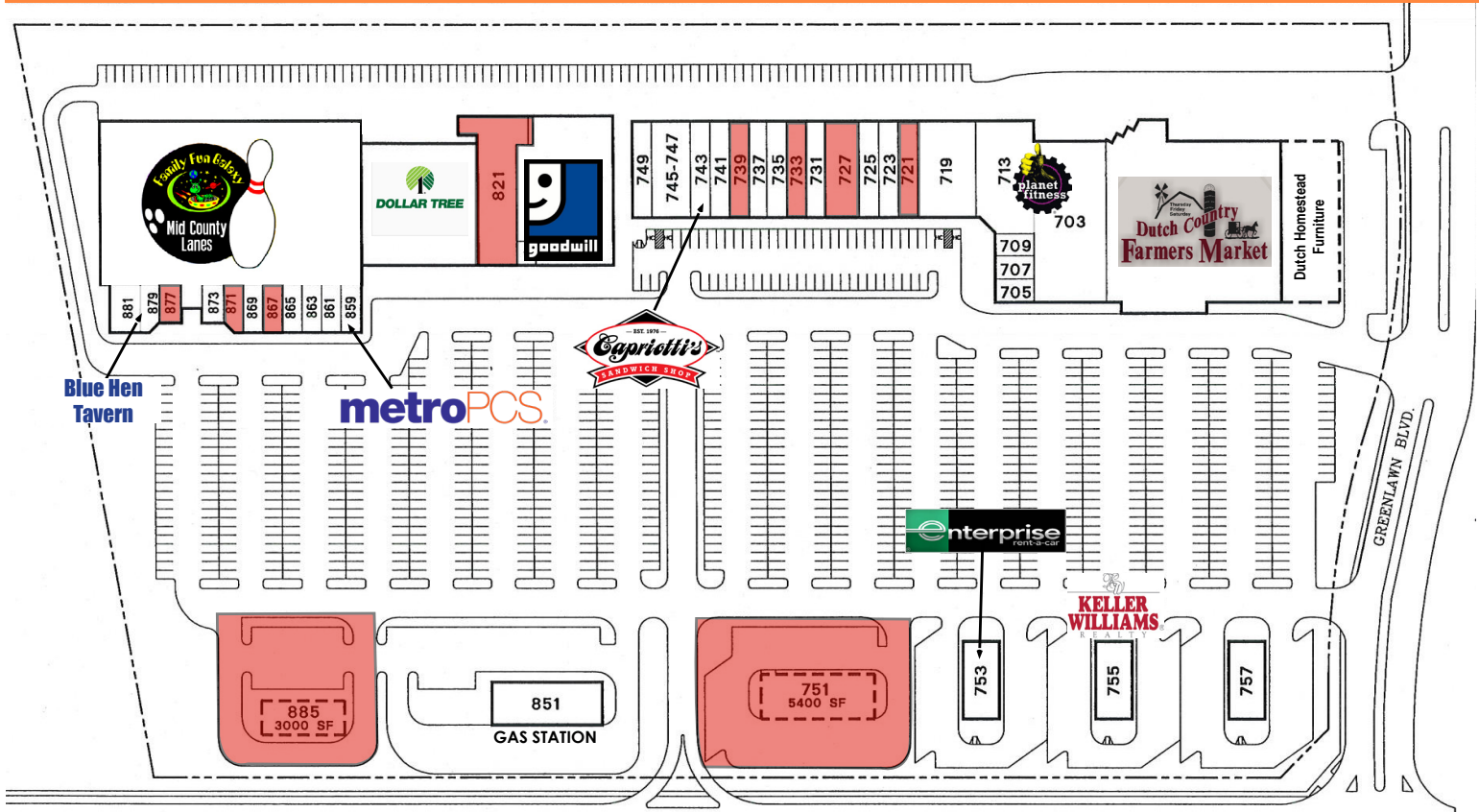
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SITE MAP



TENANT ROSTER

701	Dutch County Farmer's Market	739	2,000 SF AVAILABLE	861	National Income Tax Service
703/713	Planet Fitness	741	Atlantic Veterinary Center	863-865	Newtown Hair & Beauty Supply
705	USMC Recruiting Station	743	Capriotti's Sub Shop	867	1,001 SF AVAILABLE
707	Sky Nails	745-747	Middletown Liquors	869	Blossom Tailor & Cleaners
709	La Fiesta Market	749	Empire Mongolian Grill	871	944 SF AVAILABLE
719	Personal Training & Fitness	753	Enterprise Rent-A-Car	873	Martha's Ice Cream
721	2,000 SF AVAILABLE	755 A/B	Keller Williams Real Estate	877	892 SF AVAILABLE
723	Living Well Pharmacy	757	Justice of the Peace Court	879-181	Blue Hen Tavern
725	Middletown African Market	801	Goodwill		
727	3,666 SF AVAILABLE	821	6,677 SF AVAILABLE		
731	Melessa's Ultimate Hair Design	823	Dollar Tree	PAD SITES	
733	2,000 SF AVAILABLE	855/875	Mid-County Bowling Lanes	PAD 751	5,700 SF BUILD TO SUIT
735-737	Evolution Karate	859	Metro PCS	PAD 885	3,300 SF BUILD TO SUIT

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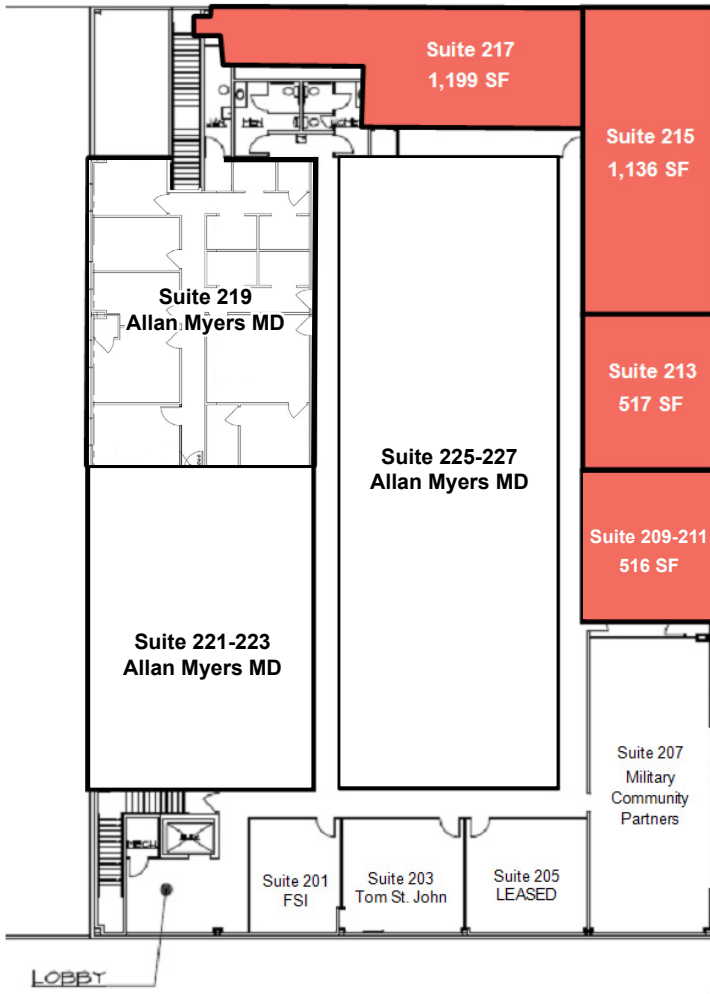
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OFFICE SUITES AVAILABLE!



OFFICE HIGHLIGHTS

- 12,528 SF of second story office space above Goodwill
- Located in the heart of growing Middletown, Delaware
- Office suites available from 516 to 3,368 SF
- Flexible lease terms available



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