

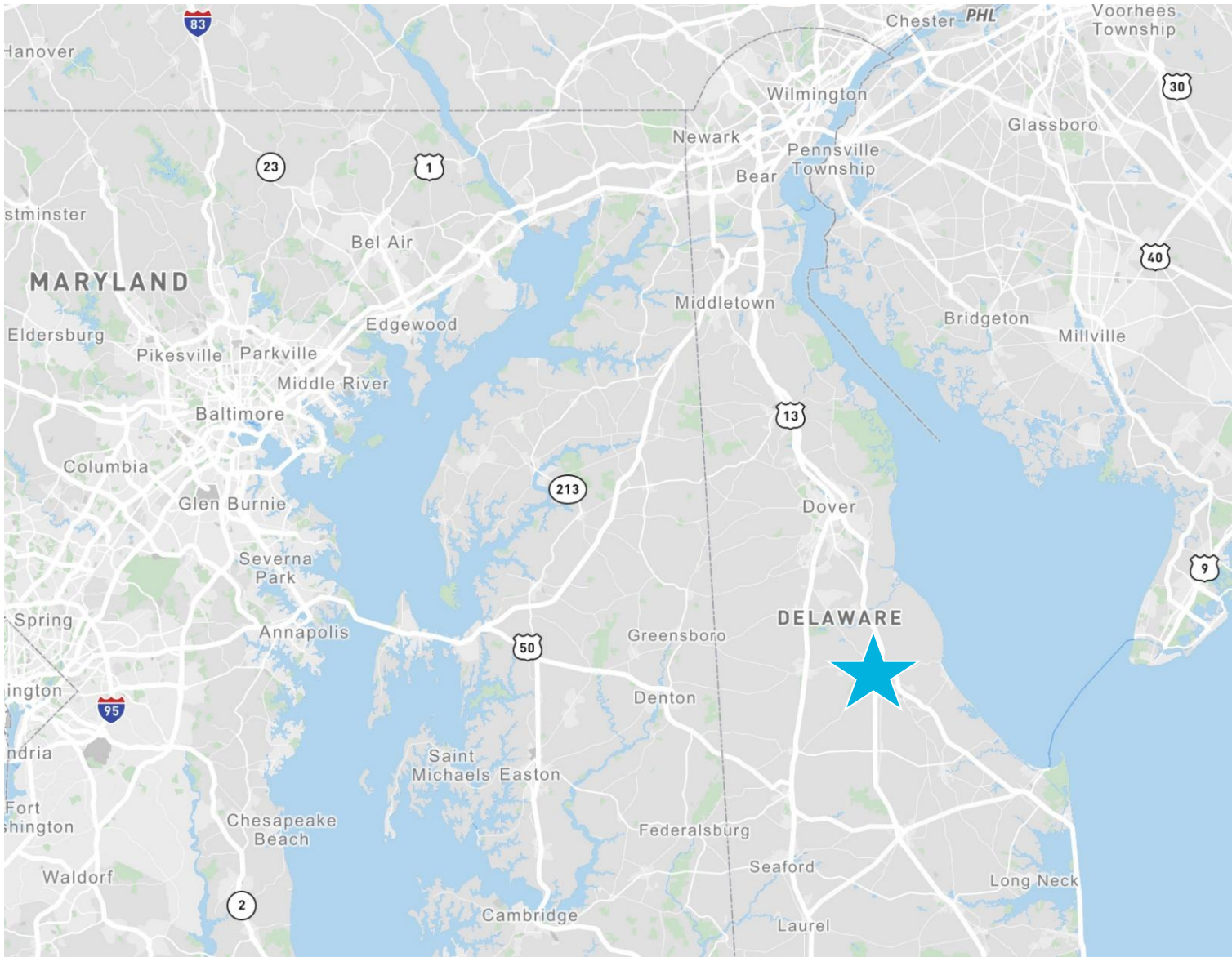
759 E. MASTEN CIRCLE
MILFORD, DE 19963



Cold Storage Facility
For Sale or Lease
+/- 36,750 SF

CBRE

LOCATION



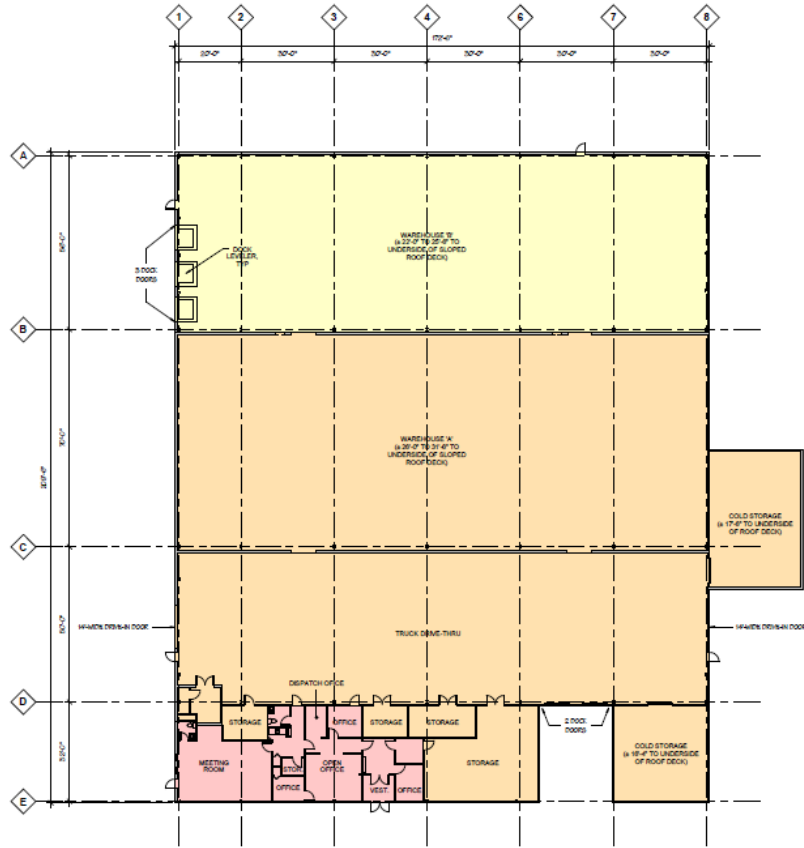
LOCATION



BUILDING INFORMATION

- Address: 759 E. Masten Circle, Milford, DE 19963 (Kent County, DE)
- Available Year-end 2022
- Current Use: Refrigerated/Cold Storage for NKS Distributors
- Tax Parcels: 5-16-18300-01-1200-00 & 5-16-18300-01-1300-00
- Zoning: I (Industrial)
- Size: +/-36,750 SF (Office: 2,050 SF, Warehouse 34,700 SF)
- Year Built: 1970
- Two parcels: 2.83 & 2.63 acres (Total: 5.46 acres)
- Parking: Surface lot for trailer storage
- Dock Doors: Total of 5 plus 1 drive-thru
- Warehouse Clear Height: Approximately 24' to 26' clear
- Year 2020 RE Taxes: Building (\$11,143.66) & Surface Lot (\$875.19)

FLOOR PLAN



AREA SUMMARY:	
OFFICE	± 2,050 SF
WAREHOUSE 'A'	± 24,700 SF
WAREHOUSE 'B'	± 10,000 SF
TOTAL BUILDING AREA =	± 36,750 SF

1 FIRST FLOOR PLAN
SCALE: 1/8" = 1'-0"



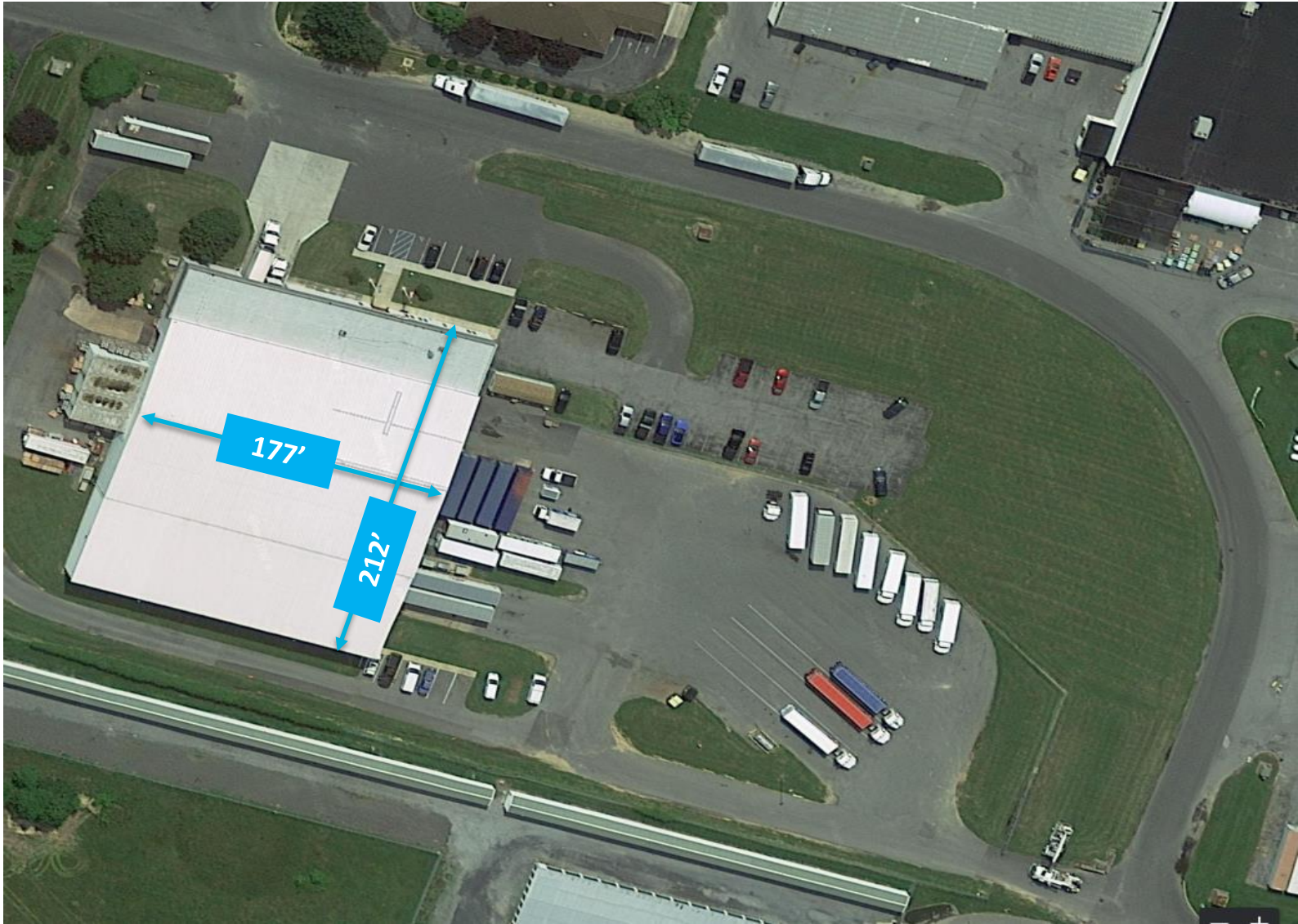
Date: 08/27/21
Project Number: 0544.20-21

Leasing Plan for:
759 EAST MASTEN CIRCLE
Milford, DE 19963

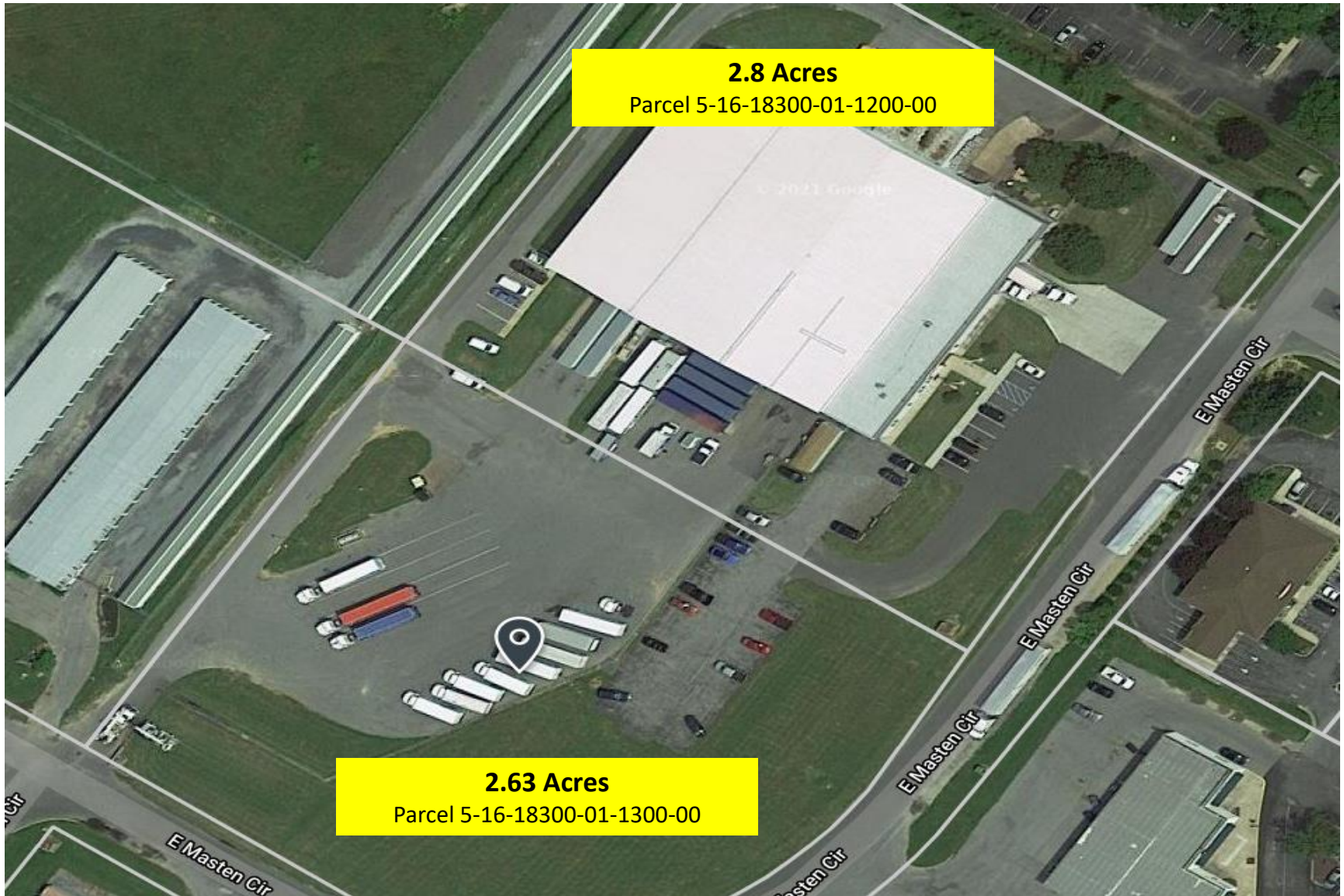
BERNARDON
ARCHITECTURE
INTERIOR DESIGN
LANDSCAPE ARCHITECTURE

123 Jackson Street, Suite 101 Wilmington, DE 19801
P: 302.444.8188 www.bernardon.com

BUILDING DIMENSIONS: 177' X 212' = 37,524 SF



TAX PARCEL: 5.46 ACRES



2.8 Acres
Parcel 5-16-18300-01-1200-00

2.63 Acres
Parcel 5-16-18300-01-1300-00

INTERIOR PHOTOS

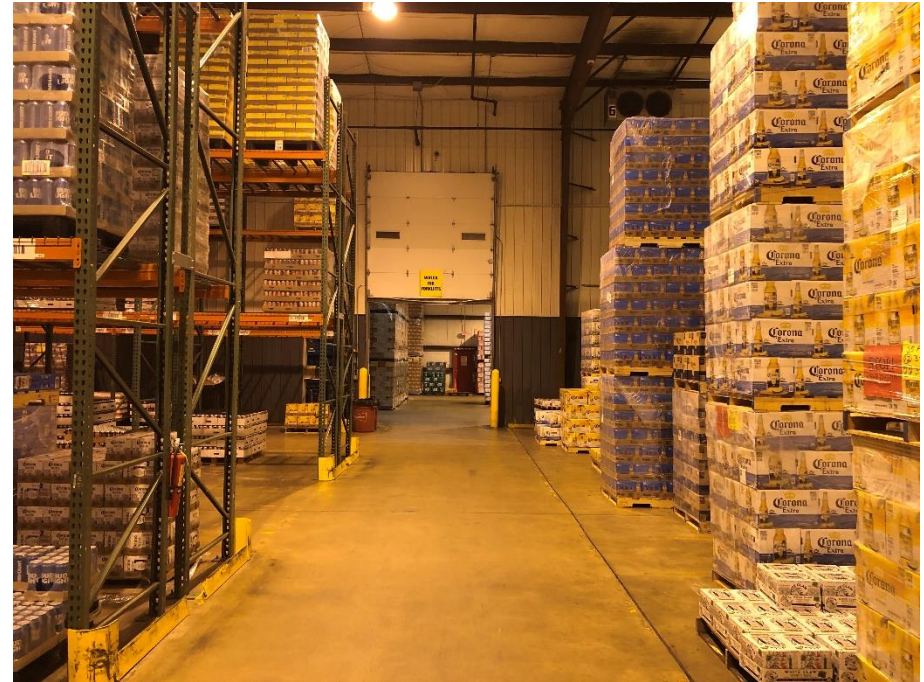


Drive-thru Loading



Cold Storage

INTERIOR PHOTOS



EXTERIOR PHOTOS



AERIAL PHOTO





THANK YOU

DAN RATTAY
SENIOR VICE PRESIDENT
302.379.8801
DAN.RATTAY@CBRE.COM

JOHN KACZOWKA
SENIOR VICE PRESIDENT
302.584.4441
JOHN.KACZOWKA@CBRE.COM

DAN REEDER
EXECUTIVE VICE PRESIDENT
302.750.1122
DAN.REEDER@CBRE.COM

CBRE, INC.
1007 N. ORANGE STREET, SUITE 100
WILMINGTON, DE 19801
302-661-6700
WWW.CBRE.US/WILMINGTON

CBRE