



Locally Owned. Globally Connected.

FOR LEASE

4133 Ogletown Stanton Road

Newark, DE 19713



GENERAL OR MEDICAL OFFICE SUITE FOR LEASE

OFFERING SUMMARY

Available SF:	5,000 +/- SF
Lease Rate:	\$19.50/SF
Lease Type:	Modified Gross

For more information, please contact:

Bart Mackey

Tel 302.622.3515

mackey@pattersonwoods.com

PROPERTY OVERVIEW

Entire 2nd floor general or medical office suite in an elevator-served, Class A office building that sits in the complex at the corner of Harmony Road and fronts Ogletown Stanton Road.

PROPERTY HIGHLIGHTS

- Brand new lobby reconfiguration (Nov. 2019) to allow for separate 1st floor and 2nd floor office entrances.
- Elevator served building.
- Plentiful parking.
- Signage opportunity available.
- Within minutes to Christiana Hospital and several retailers and amenities on Route 4.
- Nearby I-95 on-ramp and Kirkwood Highway.

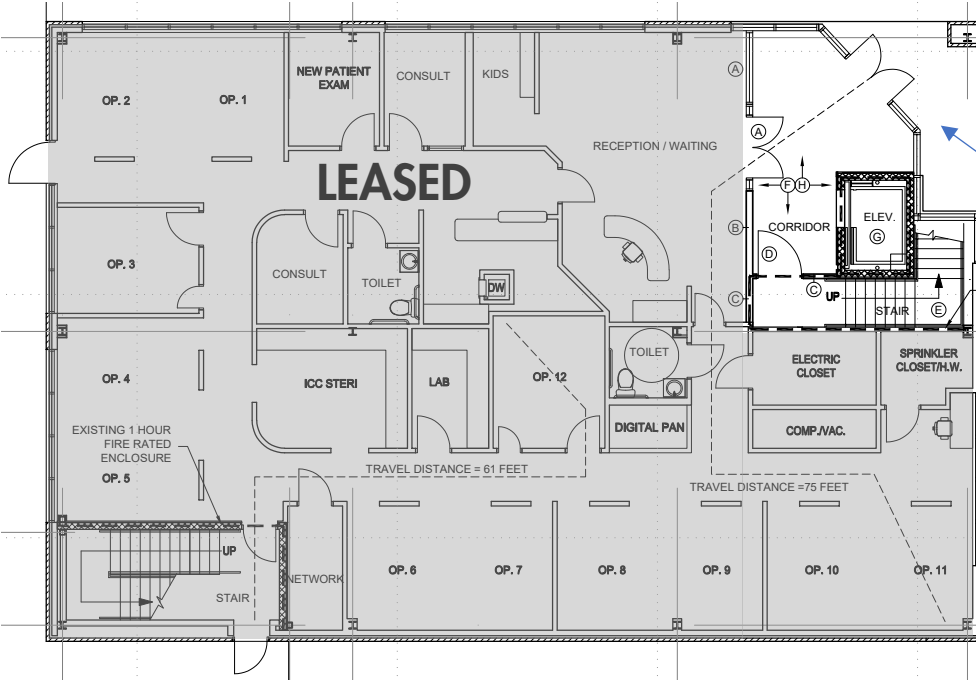


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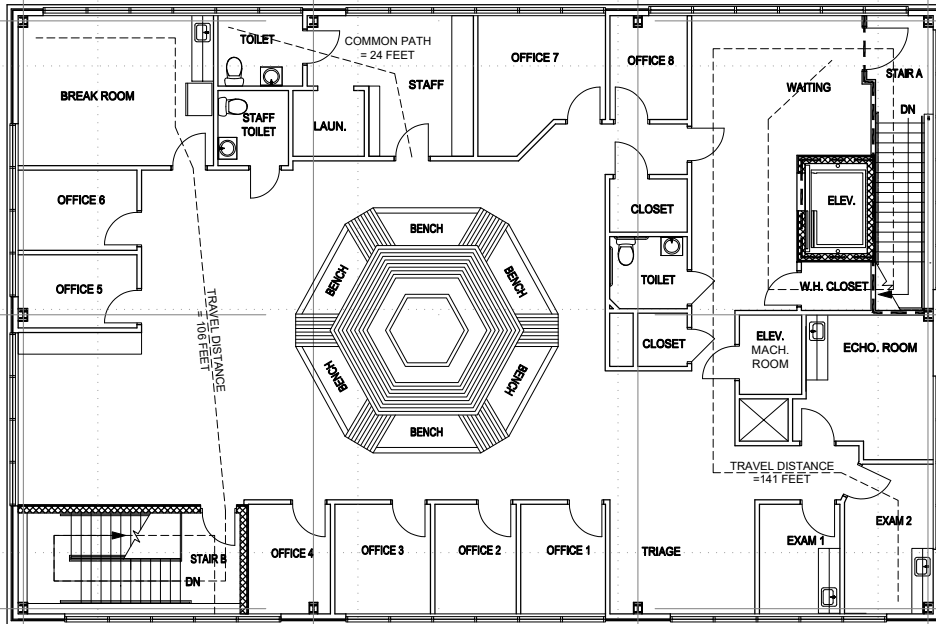
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1st Floor
LEASED

Recently completed lobby
reconfiguration to allow for
separate 1st and 2nd floor
entrances.



2nd Floor
AVAILABLE
(current configuration)

+/- 5,000 SF

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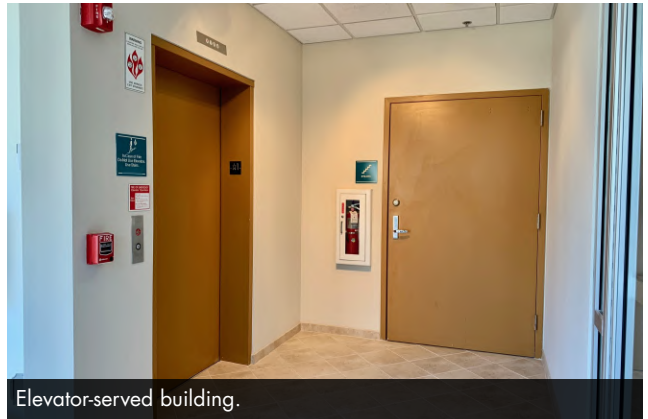
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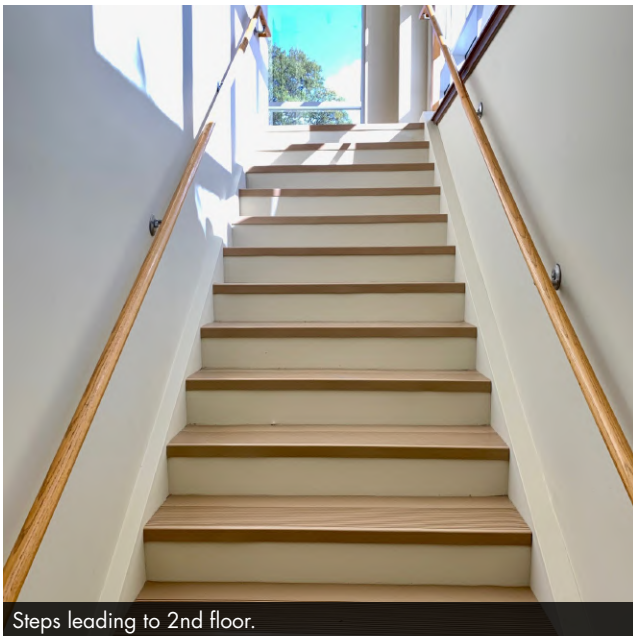
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New lobby that allows for separate 1st & 2nd floor entrances.



Elevator-served building.



Steps leading to 2nd floor.



Space for advertising on monument sign.



Space for advertising on pylon sign.

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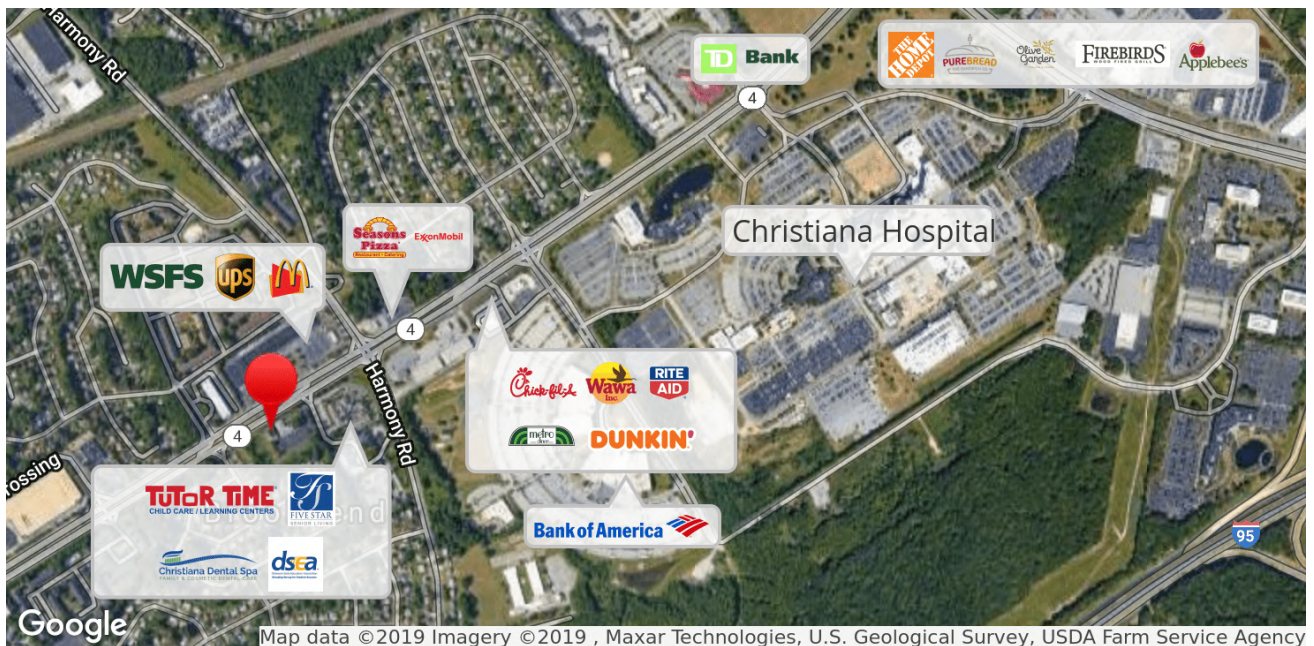


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