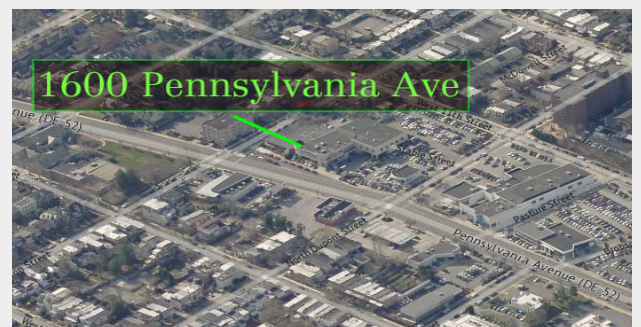


1600 Pennsylvania Ave.

Wilmington, Delaware 19806

Property Features

- Superior Rt. 52 Location
- Trolley Square amenities
- Highly visible property with signage
- Corner of Pennsylvania Avenue and N. Clayton St. (Signalized)
- On-site private parking with additional street parking on N. Clayton St
- Current Medical Configuration (Suite A)
- Suitable for General Office (Suite D)



AVAILABLE SF: **1,200 - 5,387 RSF**

LEASE RATE: **\$22.00 SF/yr (NN)**

BUILDING SIZE: **8,000 SF**

For more information:

David Morrison, CCIM

302 322 9500 x302 • davemorrison@emoryhill.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

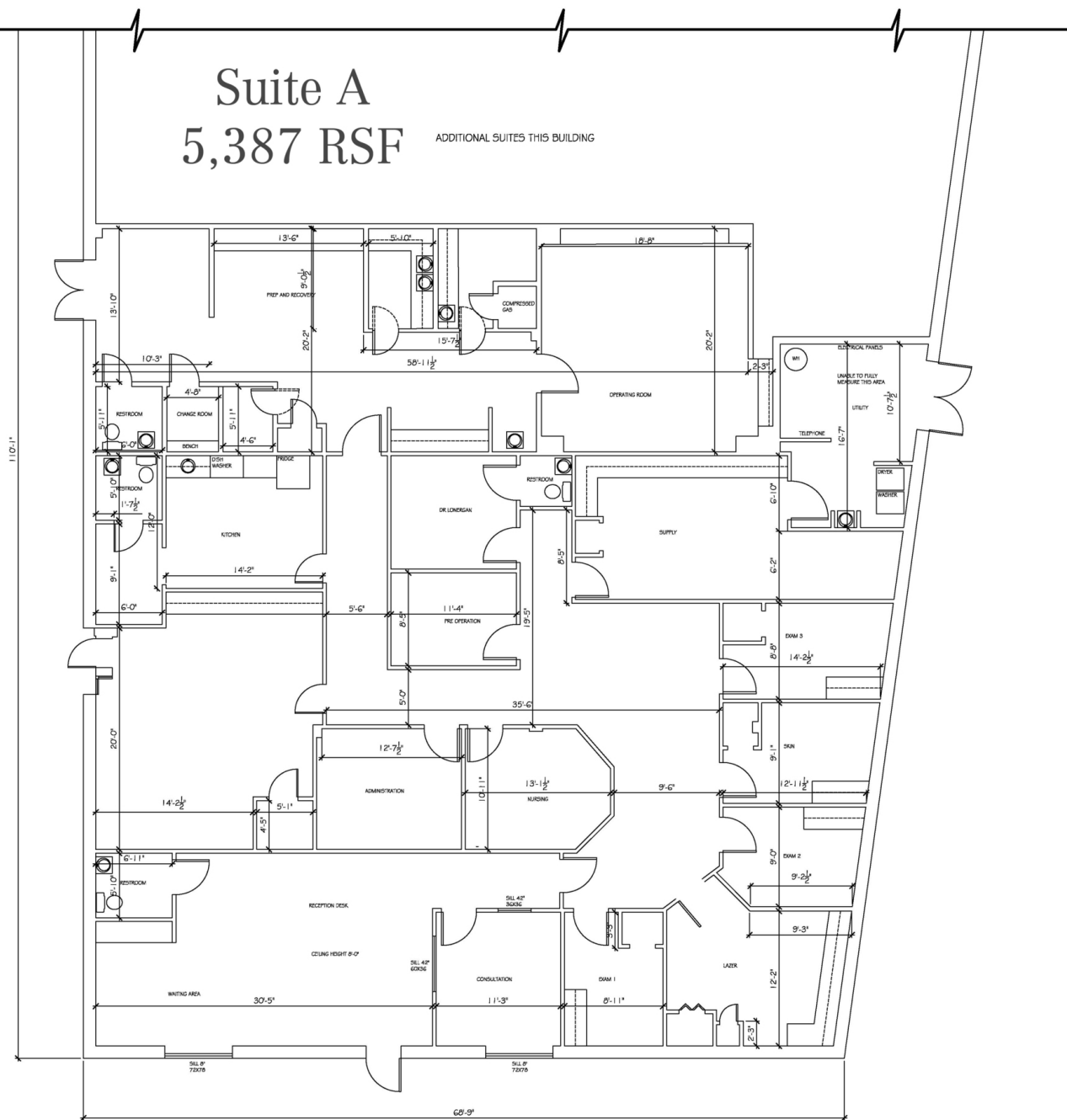
Emory Hill Real Estate Services Inc
10 Corporate Circle, New Castle, DE 19720
302 322 9500

naiemoryhill.com

For Lease
Medical / General Office

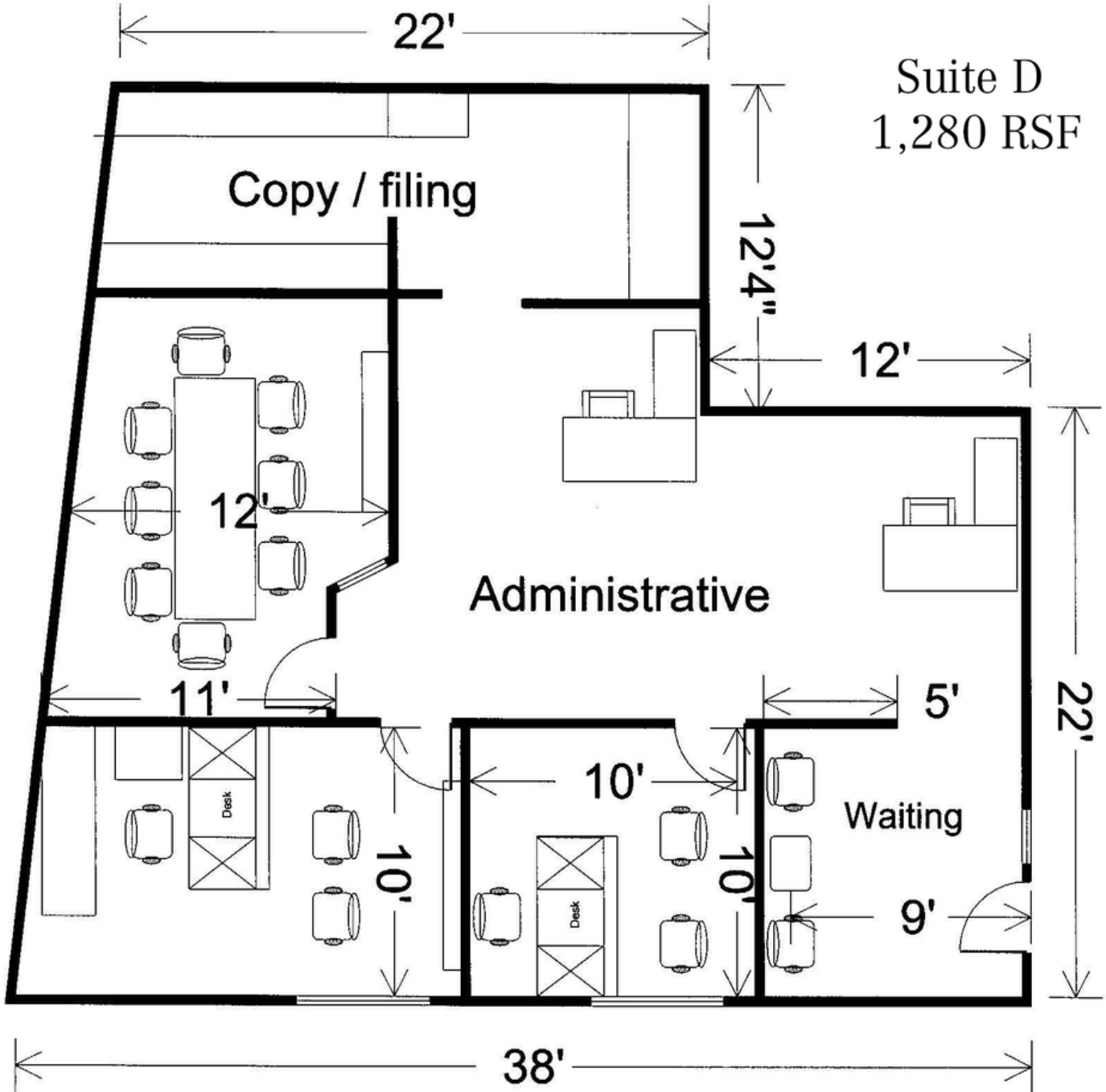
Suite A
5,387 RSF

ADDITIONAL SUITES THIS BUILDING



PLAN VIEW SUITE 1
 1600 PENNSYLVANIA AVENUE
 WILMINGTON DE
 SCALE : 3/16" = 1'-0"

For Lease
Office



For Lease
Medical / General Office

