

# NAI Emory Hill

Commercial Real Estate Services, Worldwide.

Professional Office, Medical & Lab Space

For Lease  
**Springside Plaza**  
Newark, DE 19720



**David R. Morrison, CCIM**  
+1 302 322 9500  
davemorrison@emoryhill.com

10 Corporate Circle, Suite 100  
New Castle, DE 19720  
+1 302 322 9500

[www.emoryhill.com](http://www.emoryhill.com)

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### Tenants at Springside Plaza will enjoy the following amenities:

- Convenient location minutes from I-95 & Rt. 896
- Corporate campus setting
- Plenty of nearby shopping & restaurants
- Easy access and ample parking
- Full Service Rental

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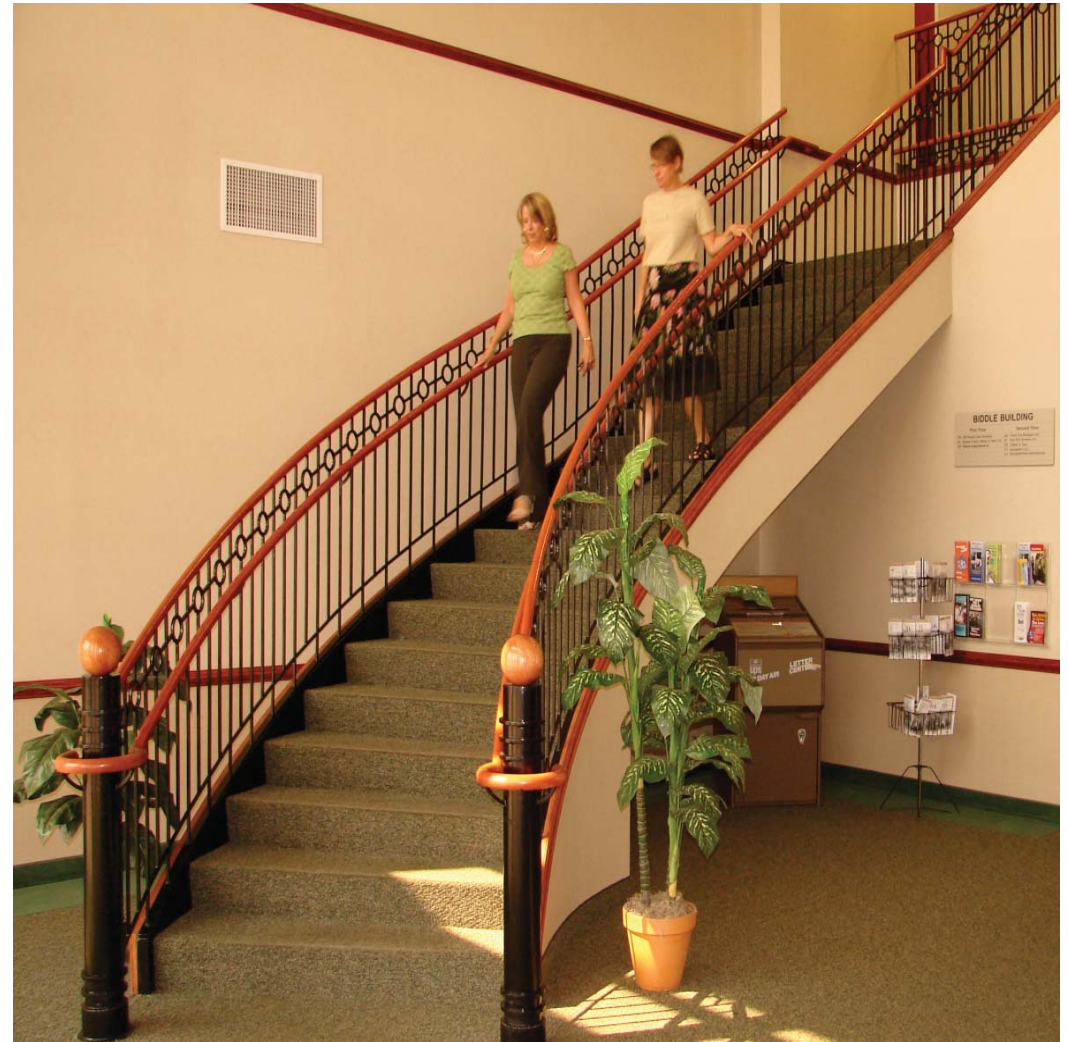
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### Full Service - Everything Included

Leases at Springside Plaza are full service and include on-site maintenance, property management, taxes, insurance, utilities and janitorial services at no extra charge.

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For Lease  
**200 Biddle Ave**  
Newark, DE 19720

15 - 30 - 45 Minute Drive Time Radius

## Location Advantages

- Easy access from multiple highways in all directions
- Great exposure along Route 40
- Located in a prime commercial corridor



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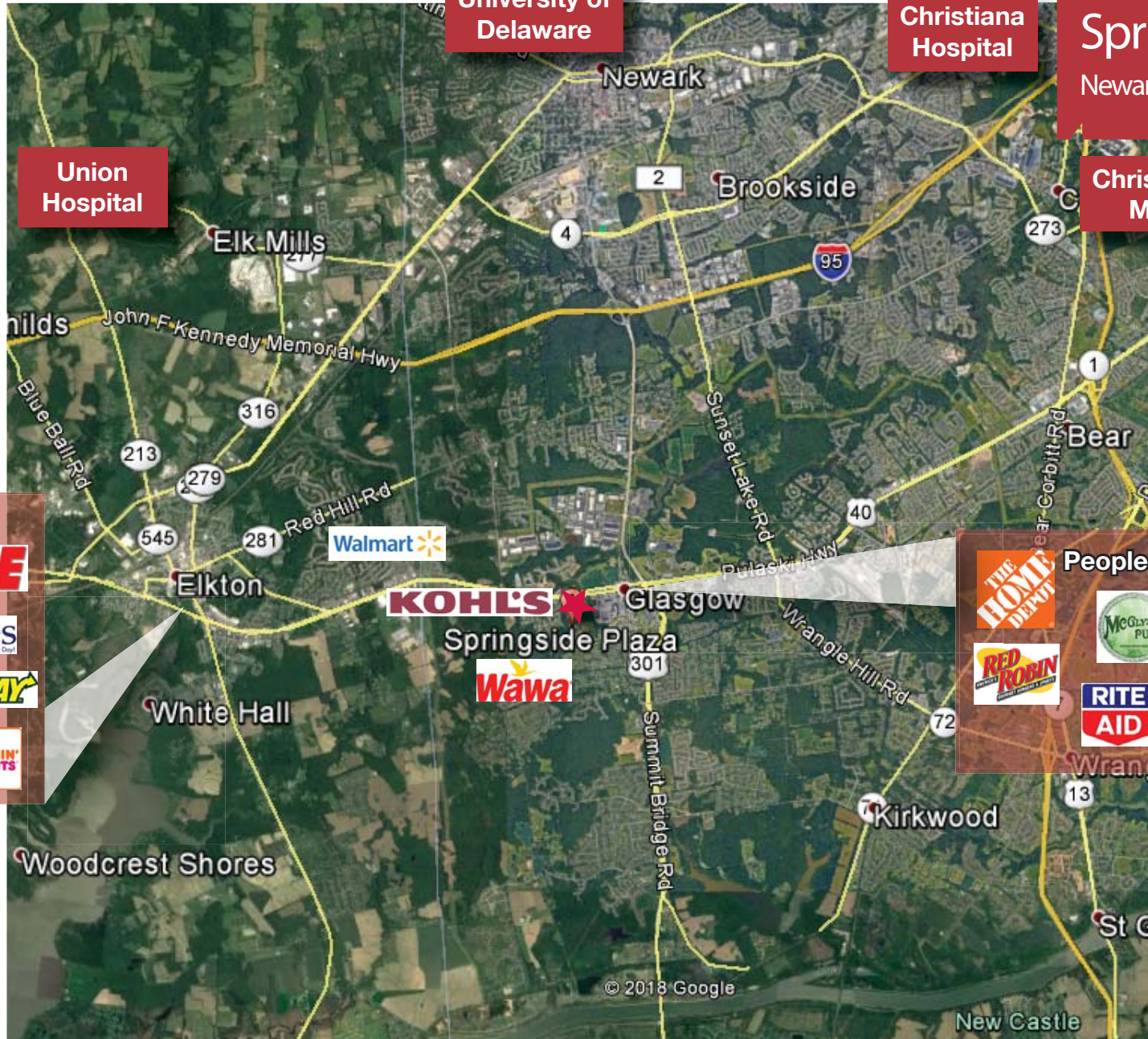
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# Location Advantages

For Lease

# Springside Plaza

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**Big Elk Mall**

**Peoples Plaza**

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## Property Availability

### **Biddle Building/200 Biddle Ave.**

Built in 2001, Contains 44,000 SF

- First Floor:
  - +/- 2,826 RSF Shell
- Second Floor
  - +/- 2,087 RSF Finished Office (Suite 203)

### **Connor Building/300 Biddle Ave.**

Built in 2005, Contains 50,000 SF

- Second Floor:
  - +/- 1,856 RSF Finished Office (Suite 205)

### **Rule Building/100 Biddle Ave.**

Built in 2006, Contains 50,000 SF

- First Floor:
  - +/- 1,456 RSF Finished Office (Suite 124)
  - +/- 830 RSF Finished Office (Suite 125)
  - +/- 3,898 RSF Finished (Medical Procedure Suite)
- Second Floor
  - +/- 2,150 RSF Unfinished
  - +/- 4,160 RSF Unfinished

For Lease

# 200 Biddle Ave

Newark, DE 19720



## Immediate Occupancy Available!

Springside Plaza is now leasing space in all three buildings. The complex is approved for 400,000 SF of professional and medical office space located on a 42-acre site along Route 40. Customized suites can be built out in 60-90 days and pad sites with utilities are ready for construction of two 50,000 SF buildings.



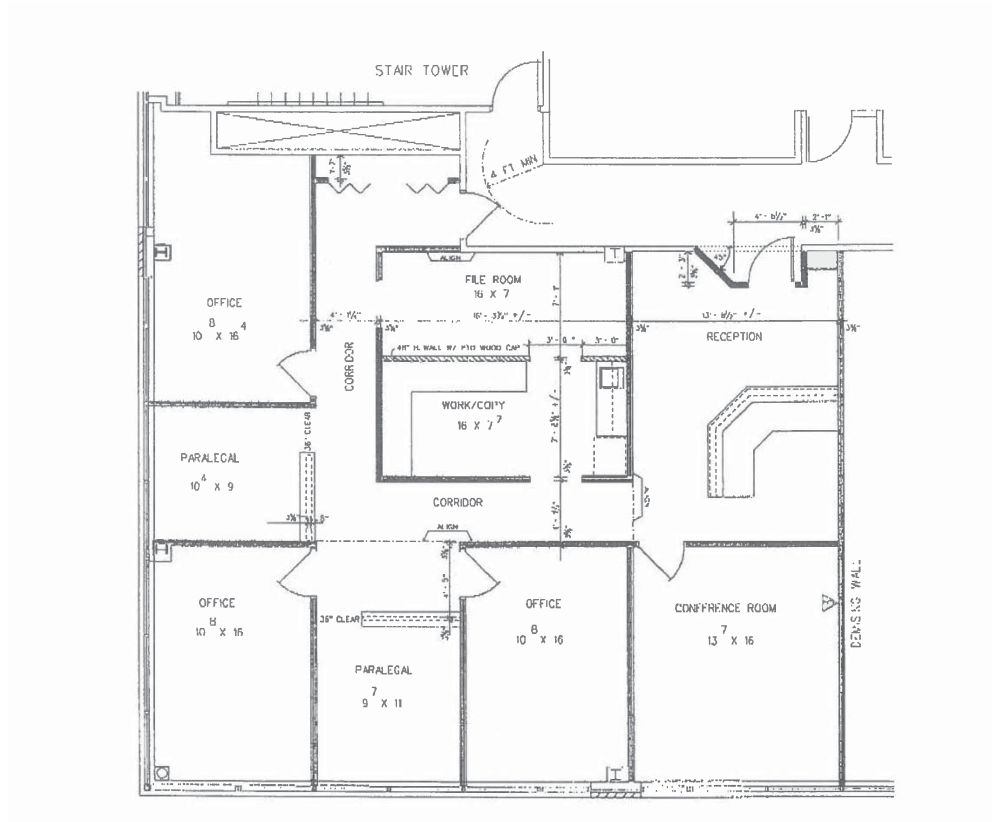
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## Suite 203

+/- 2,087 RSF



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## Your Neighbor at Springside Plaza!

Christiana Care is located in the Connor Building at Springside Plaza in Glasgow and offers a variety of outpatient services at its site here including:

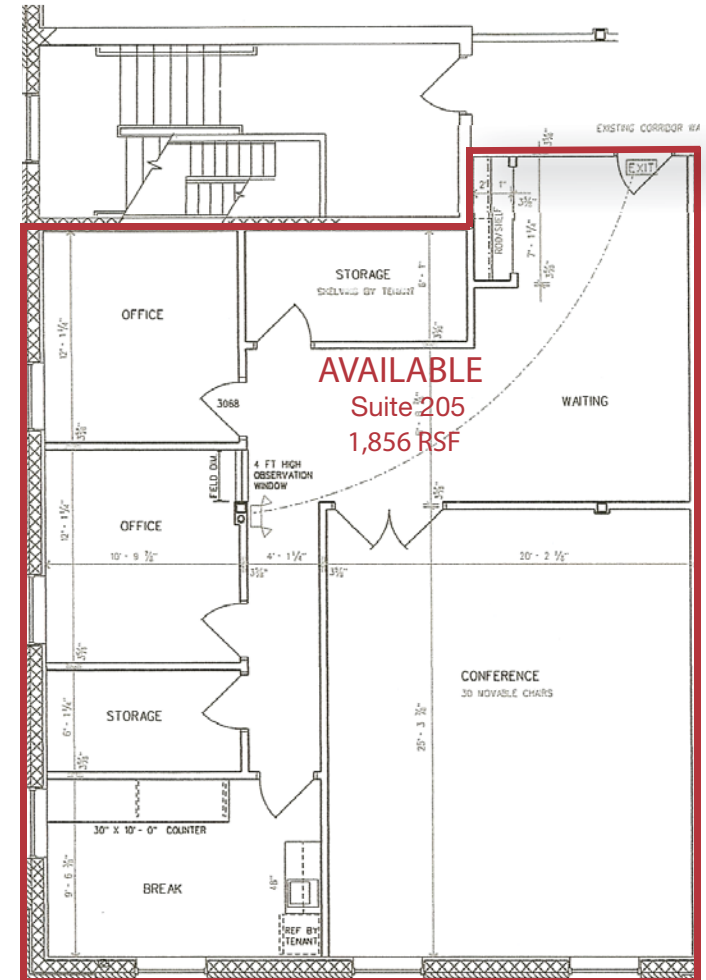
- Audiology
- Family medicine
- Imaging services
- Physical therapy
- Rehabilitation
- Diabetes Treatment

For more information visit their website:  
[www.christianacare.org](http://www.christianacare.org)  
Christiana Care - Springside Plaza  
Connor Building

For Lease

# Connor Building

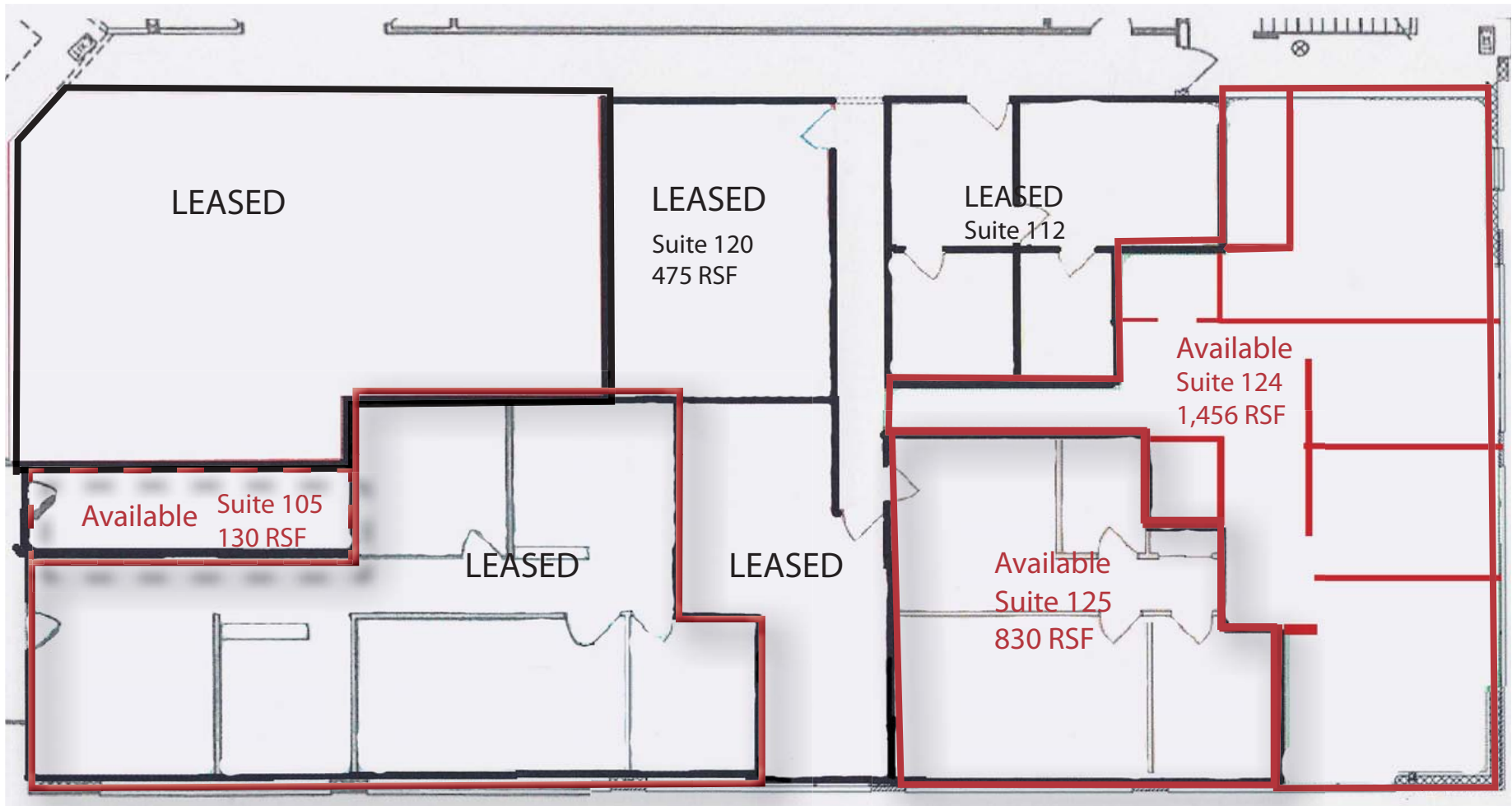
2nd Floor



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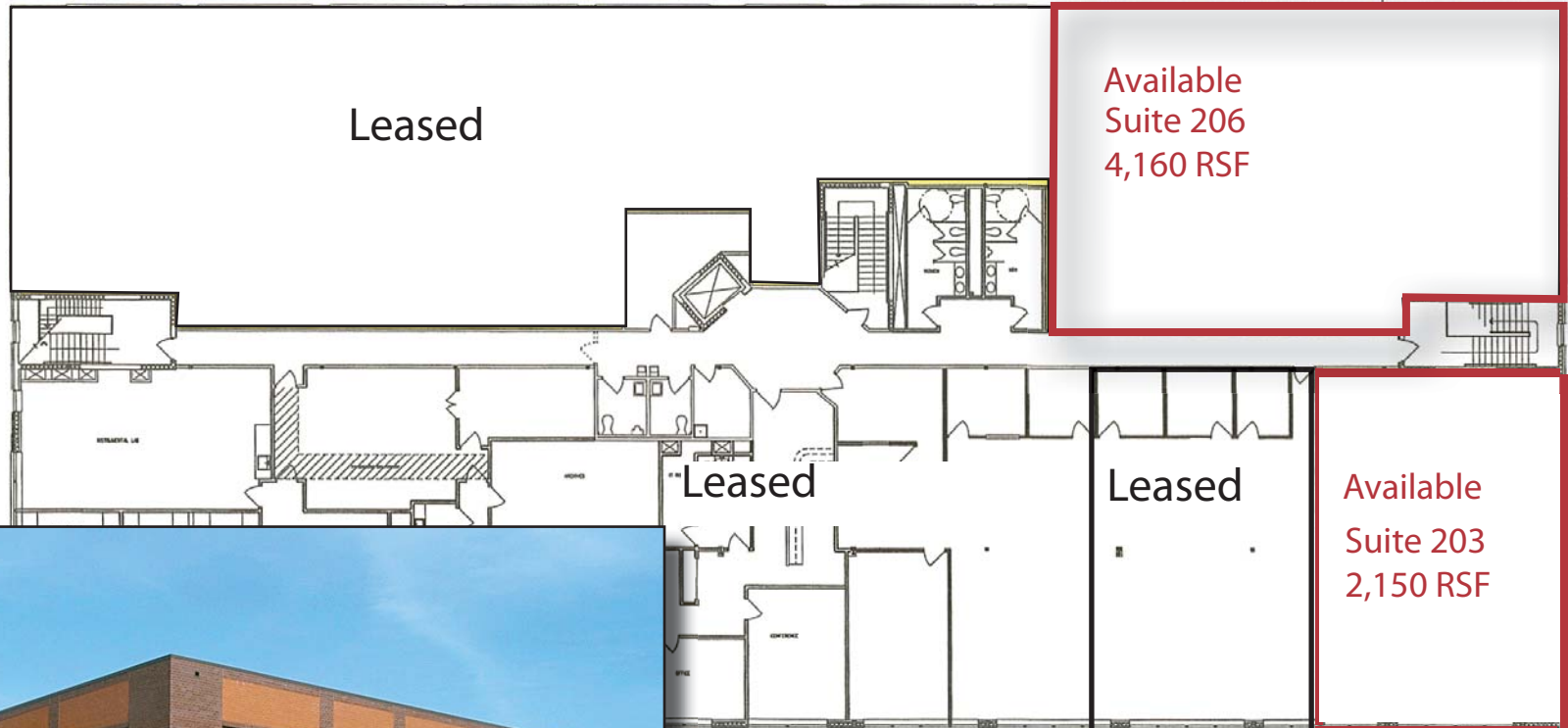
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## Rule Building/100 Biddle Ave.

Built in 2006, Contains 50,000 SF

- Second Floor

Suite 203 +/- 2,150 SF Unfinished

Suite 205 +/- 4,160 SF Unfinished

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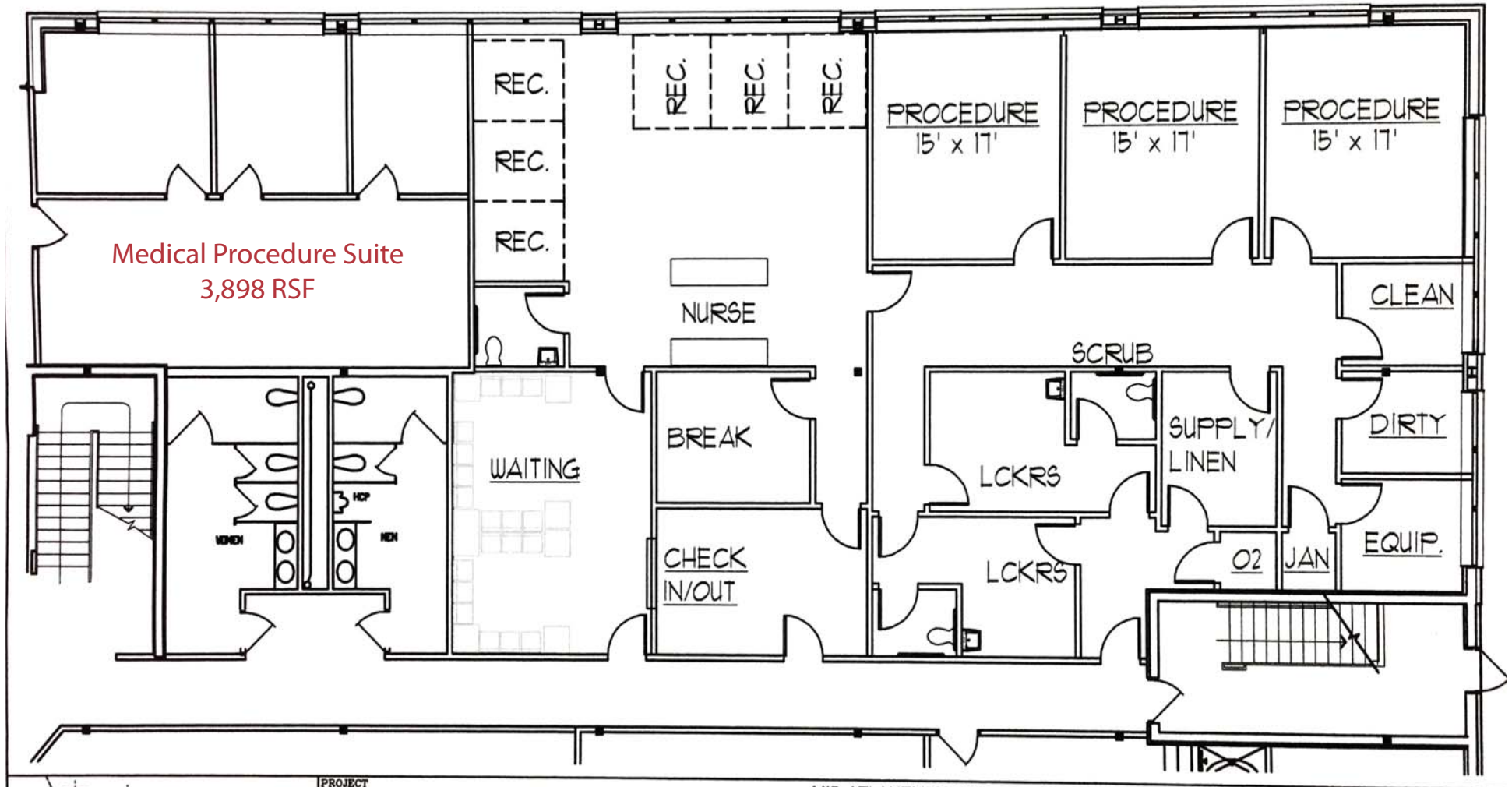
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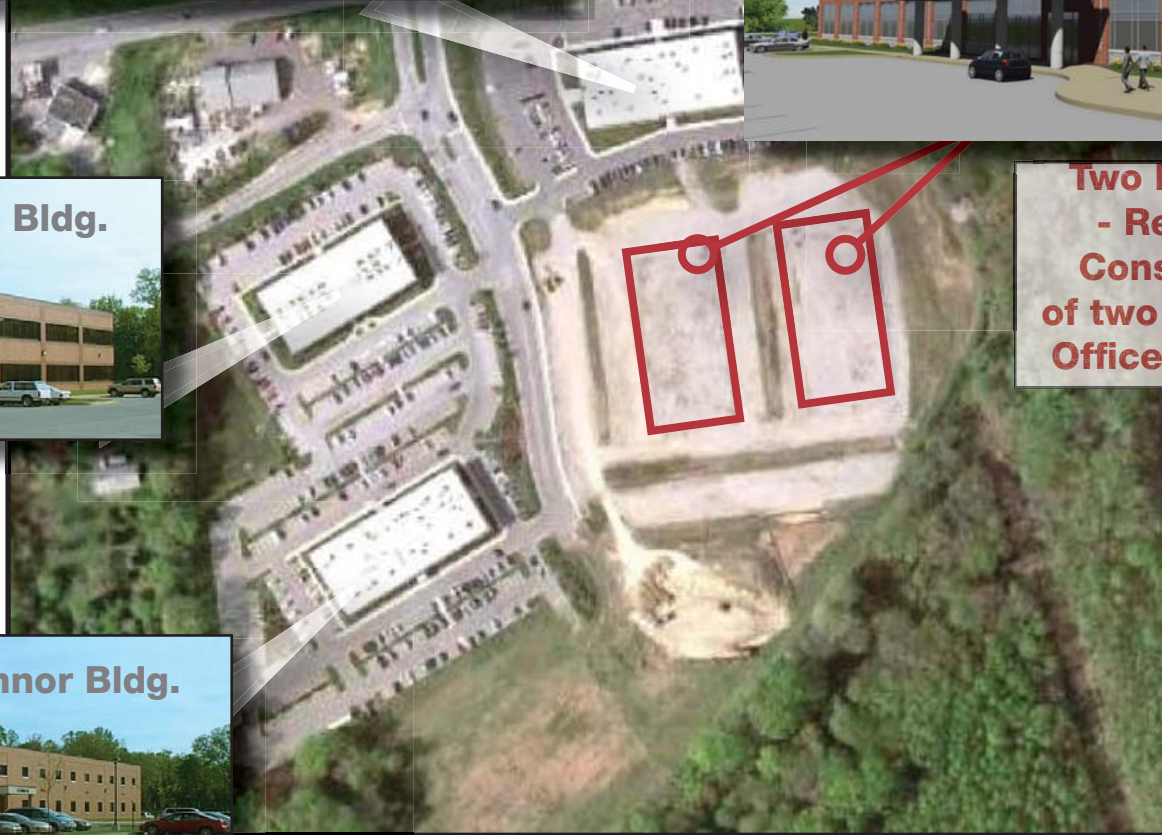
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**Two Pad Sites  
- Ready for  
Construction  
of two 50,000 SF  
Office Buildings**



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