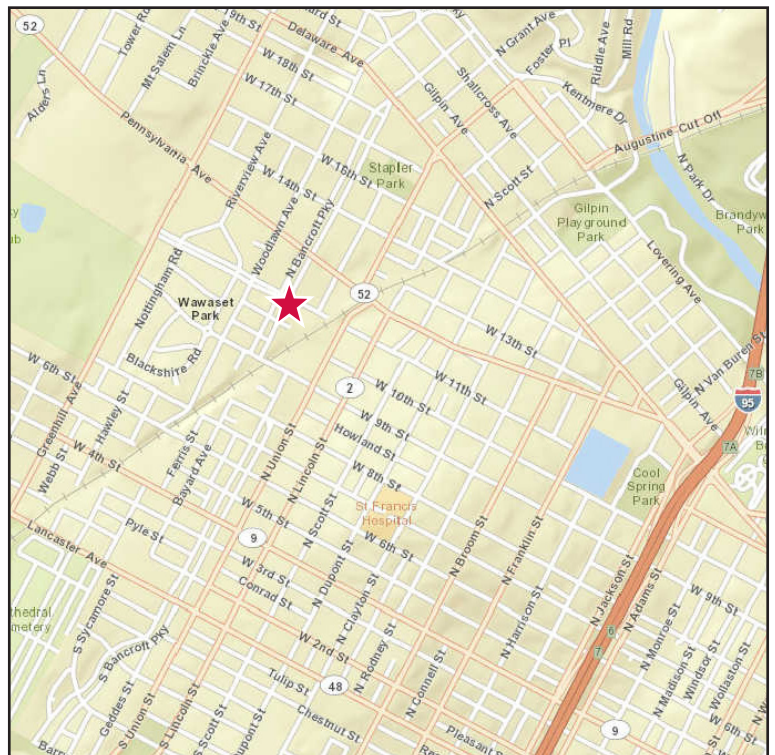




Property Description

3 Suites Available

- Suite 102 Main level
+/- 1,167 RSF
- Suite L2 on Lower Level
+/- 1,816 RSF
- Suite L3 on Lower Level
+/- 3,331 RSF (can be divided)
- Total Building size: +/- 23,536 RSF
- Medical Offices can be divided
- Convenient Wilmington location close to new shops and restaurants, just off Rt-52
- Plenty of off-street parking
- Rate Negotiable / Net of Electric & Janitorial

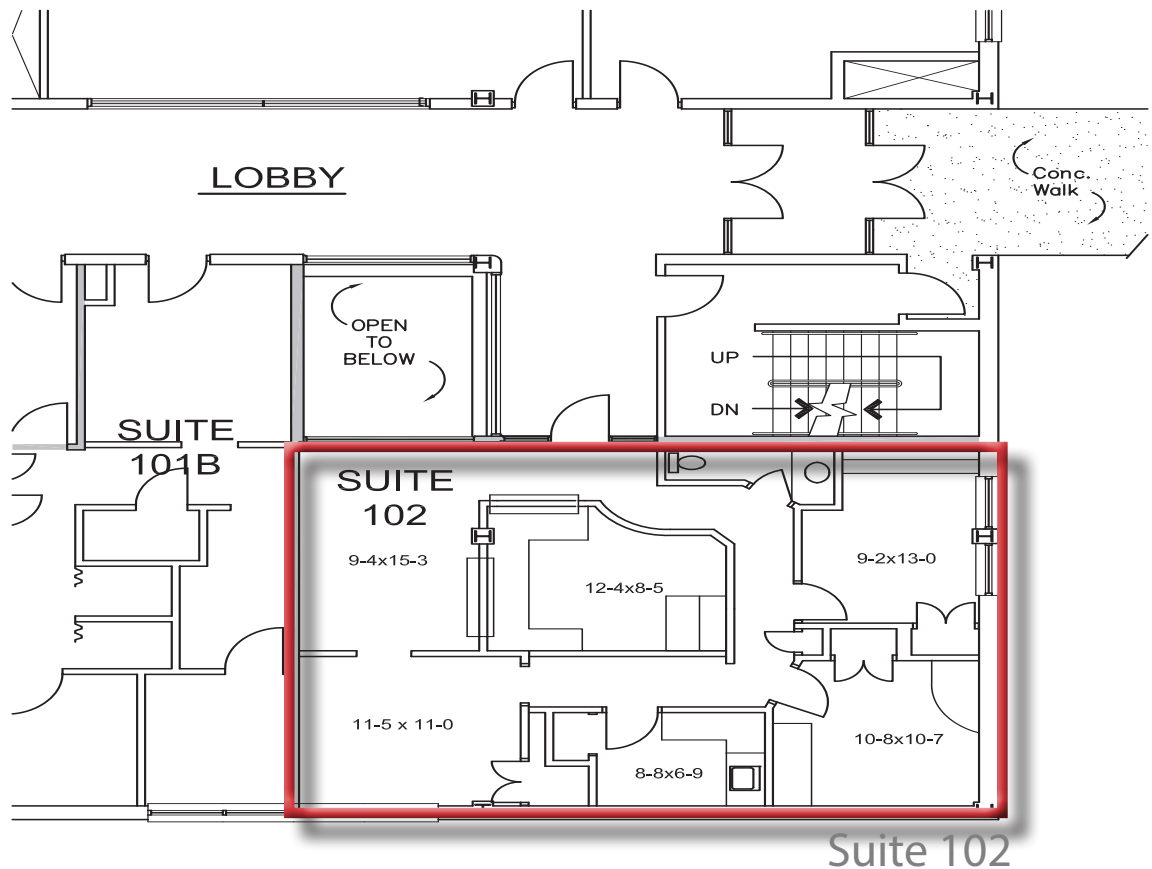


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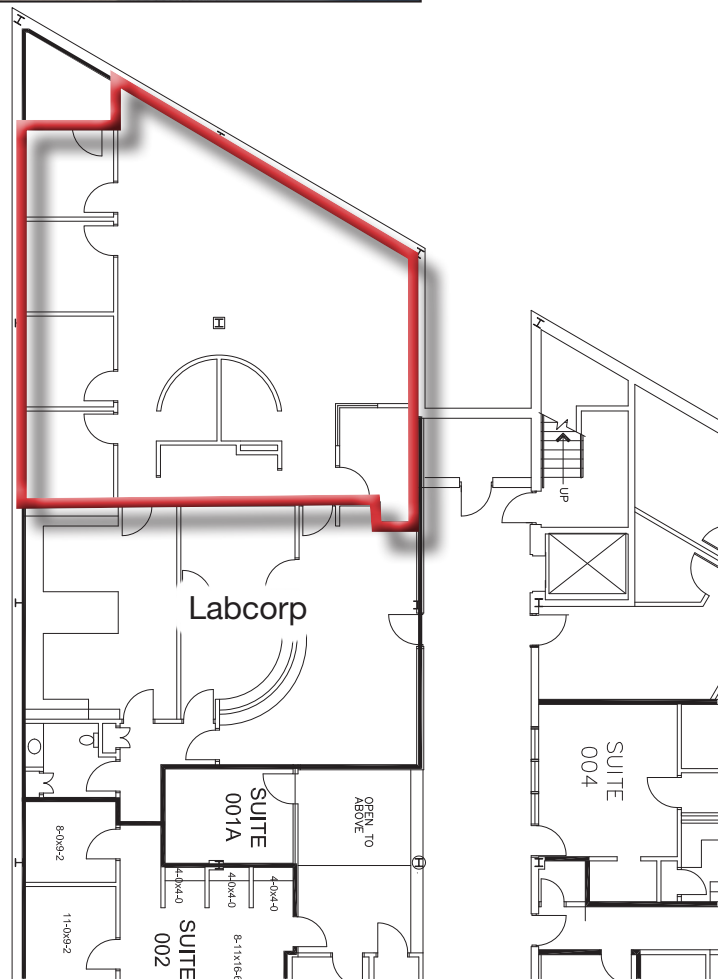
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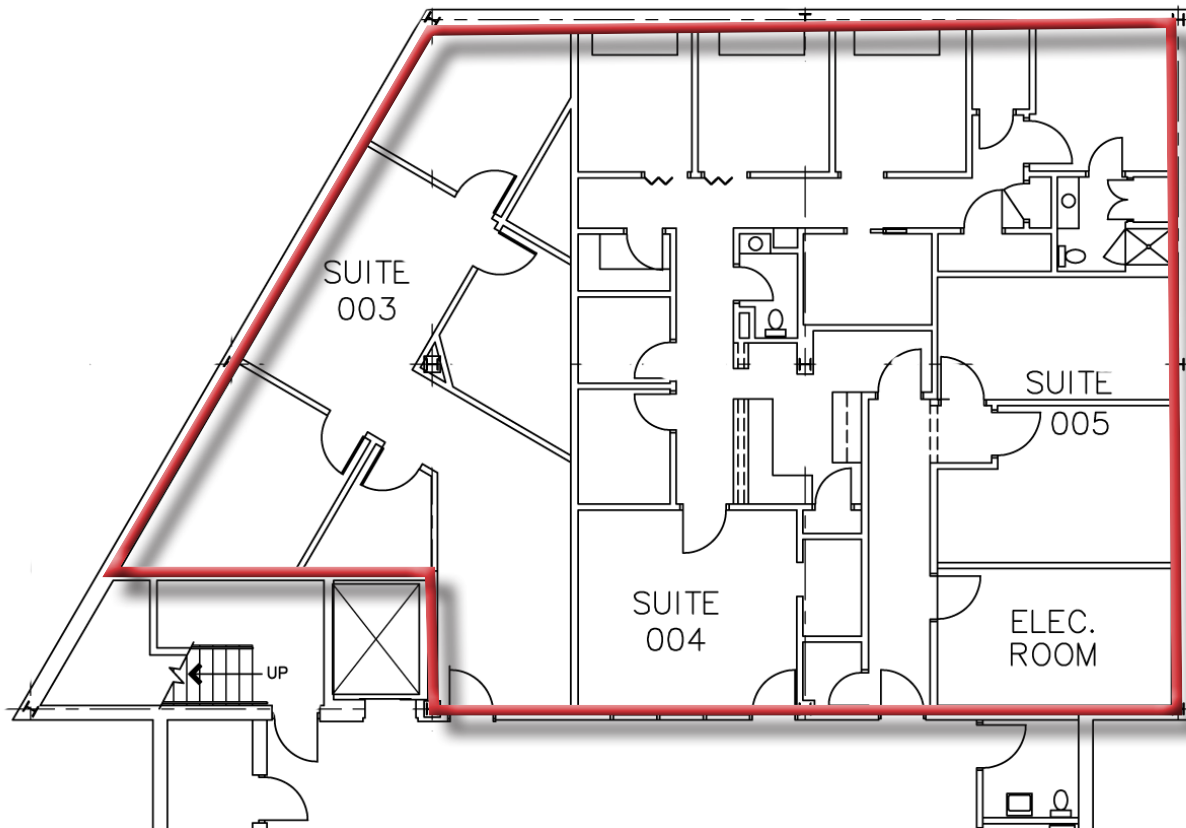
Suite L2

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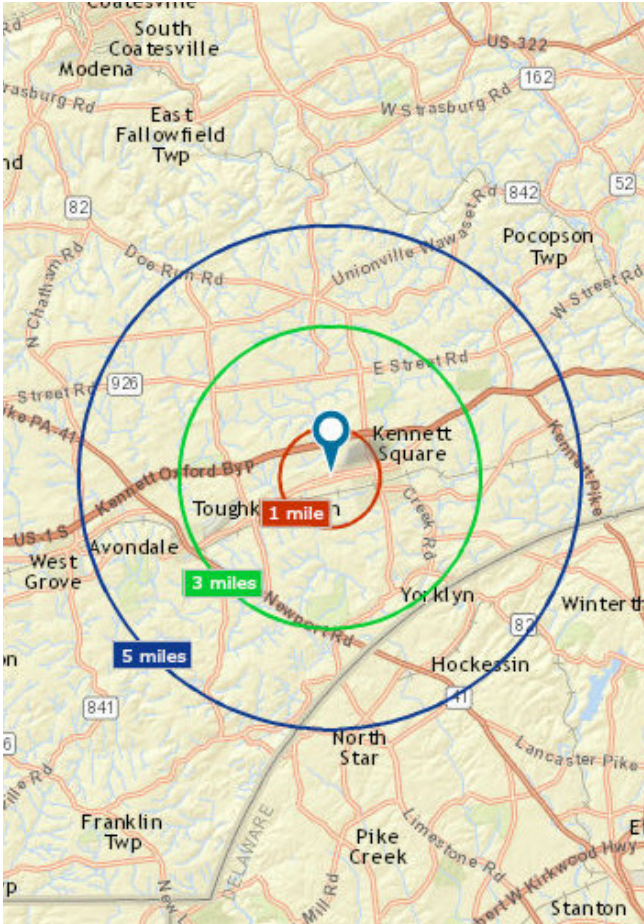
Suite L3

Actual configuration may differ from floor plan.

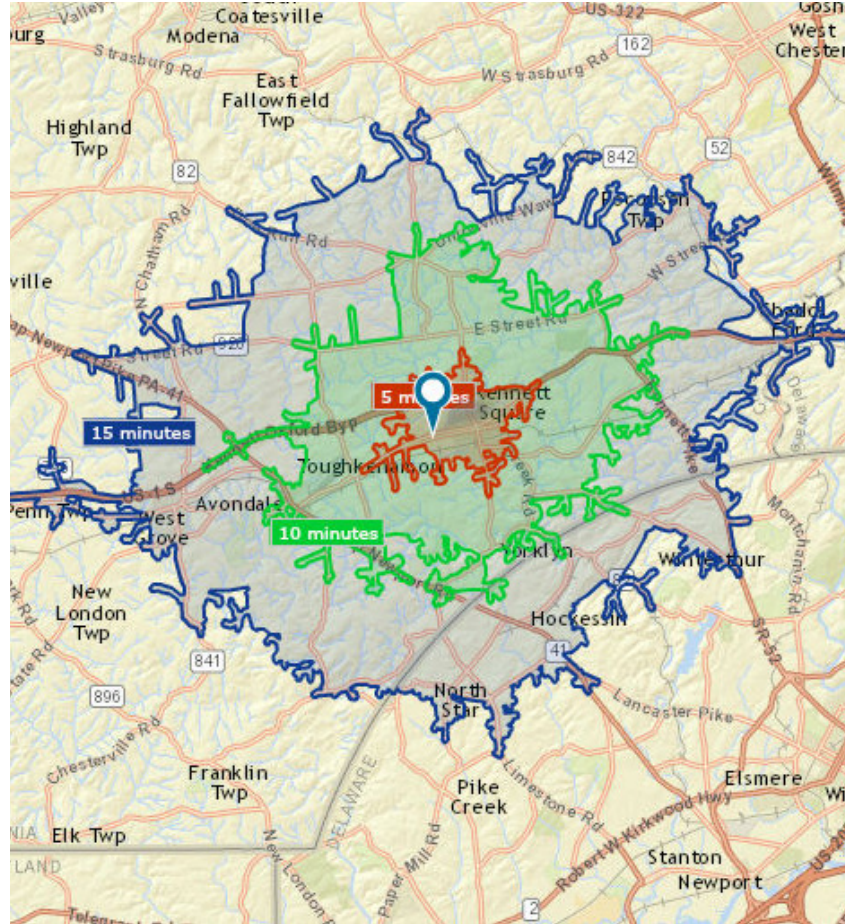
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1, 3, & 5 Mile Rings



Drive Times



Demographics:	1 Mile	3 Mile	5 Mile
• Population:	6,939	22,912	52,062
• Households:	2,148	7,550	17,898
• Average HH Income:	\$115,036	\$152,641	\$168,619
• Traffic Count: +/-	14,072 VPD		

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