

Trolley Square Offices & Executive Suites

1308 Delaware Ave, Wilmington, Delaware 19806

Property Features

- FREE rear parking lot with 22 spaces
- Perfect for user/owner
- Entrance features a 10-foot ceiling and mahogany paneled walls
- Zoned R5C, approved for office use
- Ideal for small business
- Within walking distance of numerous restaurants & shopping



Demographics	0.5 Miles	1 Mile	1.5 Miles
Total Population:	10,699	35,760	62,038
Total Households:	6,080	15,796	26,174

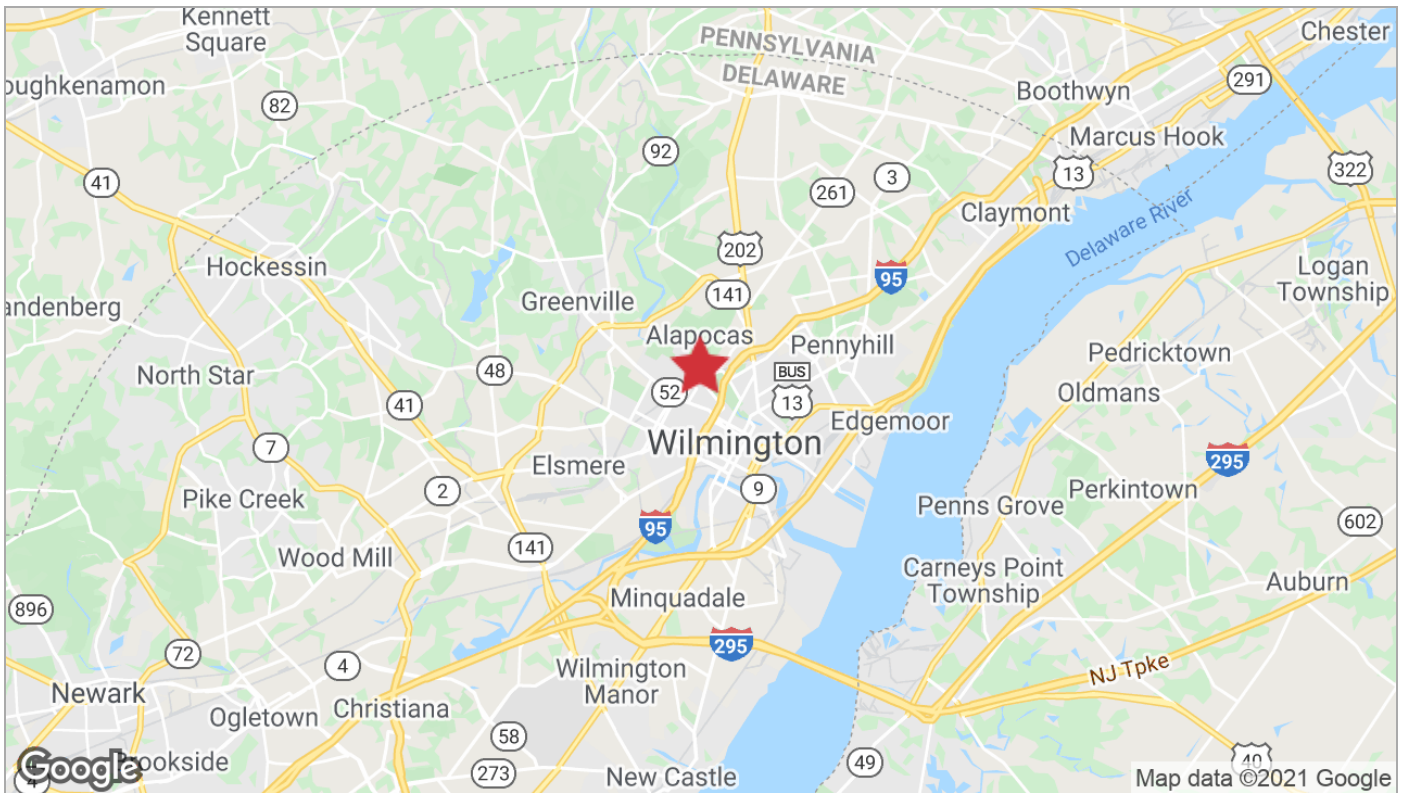
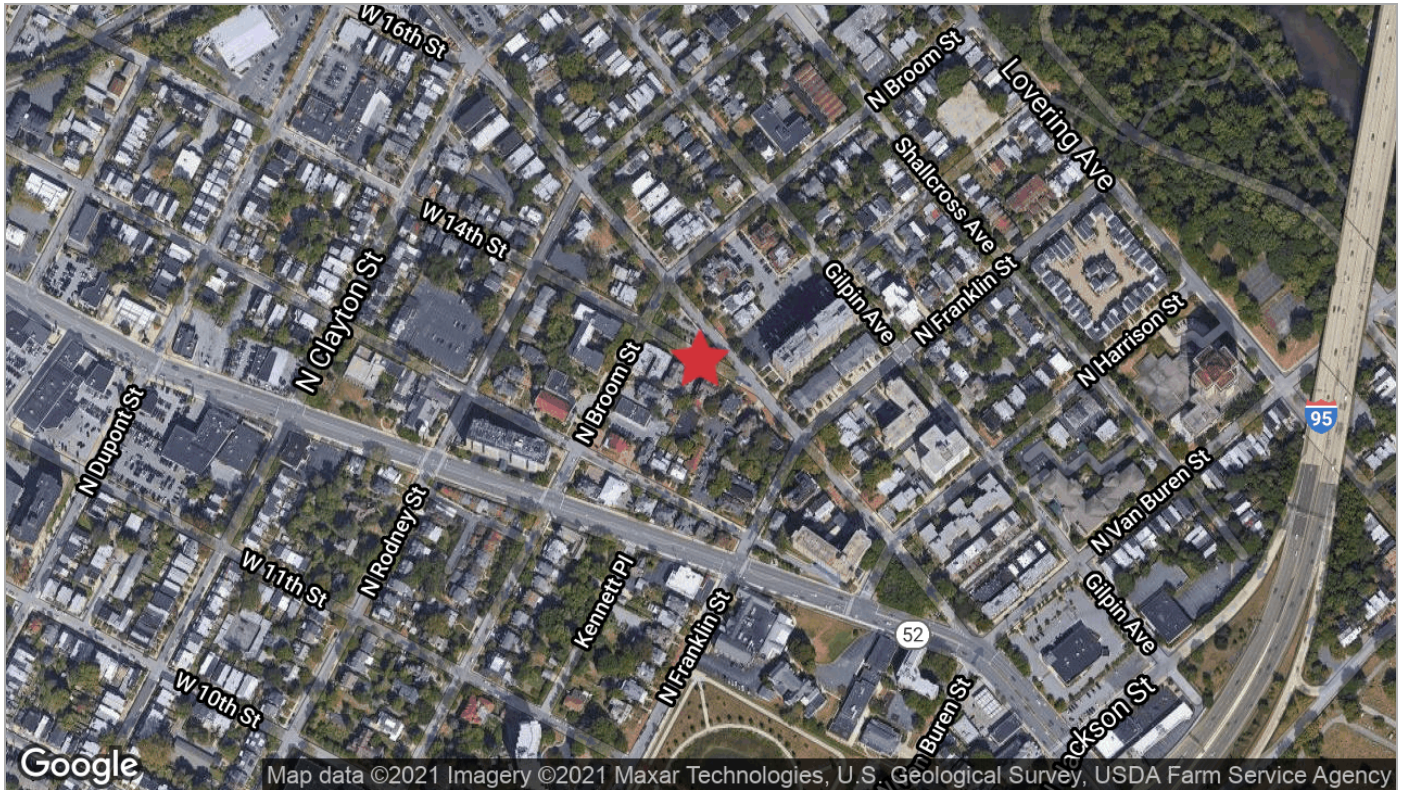
For more information:

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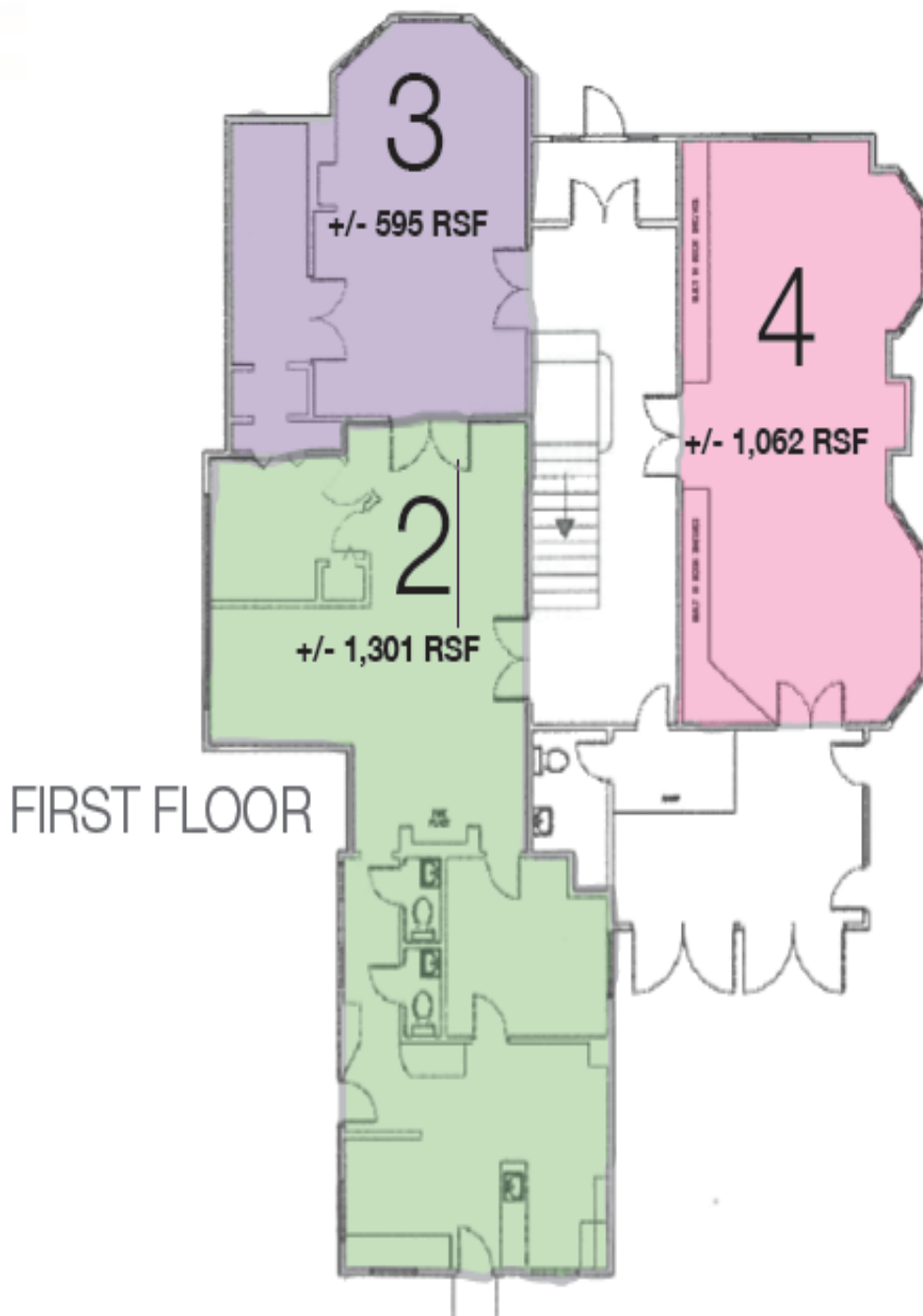
For Sale

Office Bldg. - Area Maps



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Office Bldg. - Floor Plans



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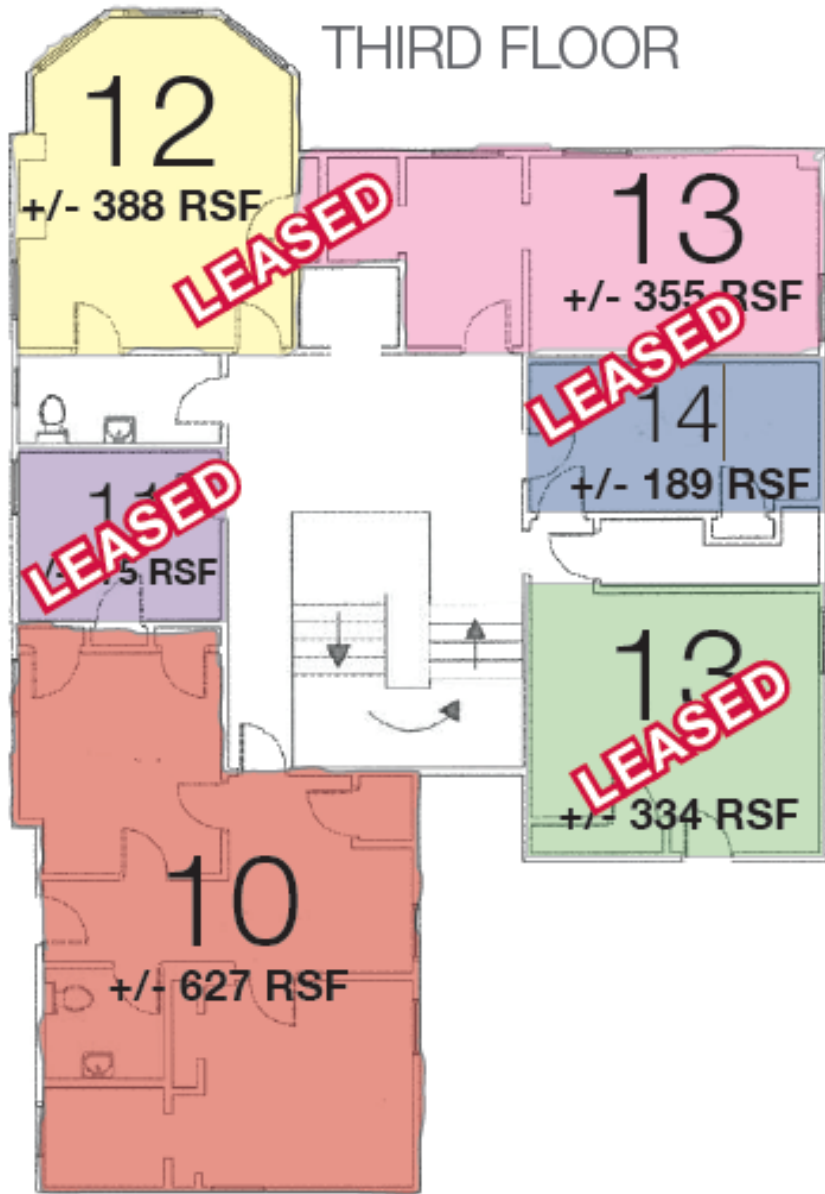
Office Bldg. - Floor Plans



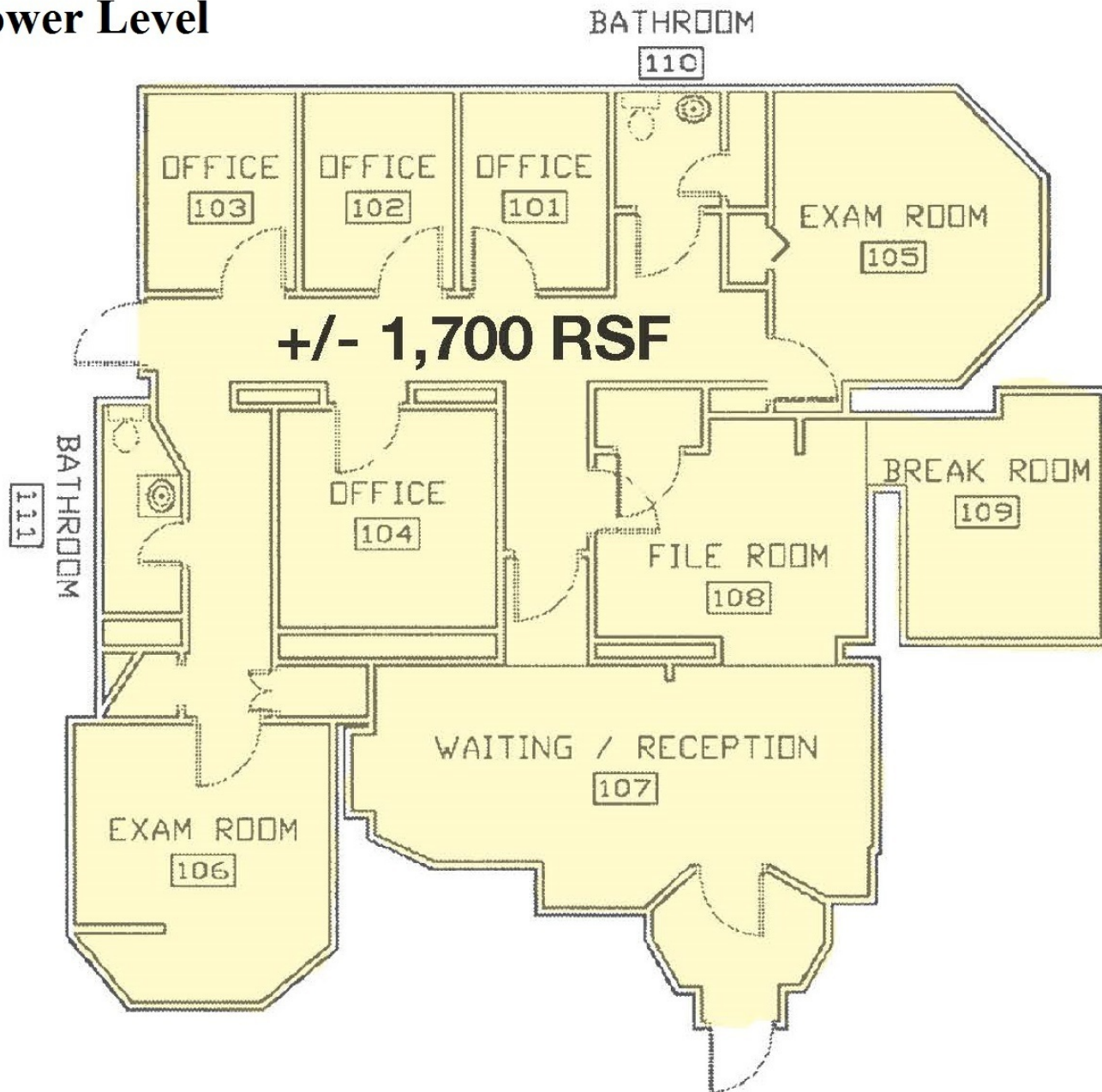
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Office Bldg. - Floor Plans



Lower Level



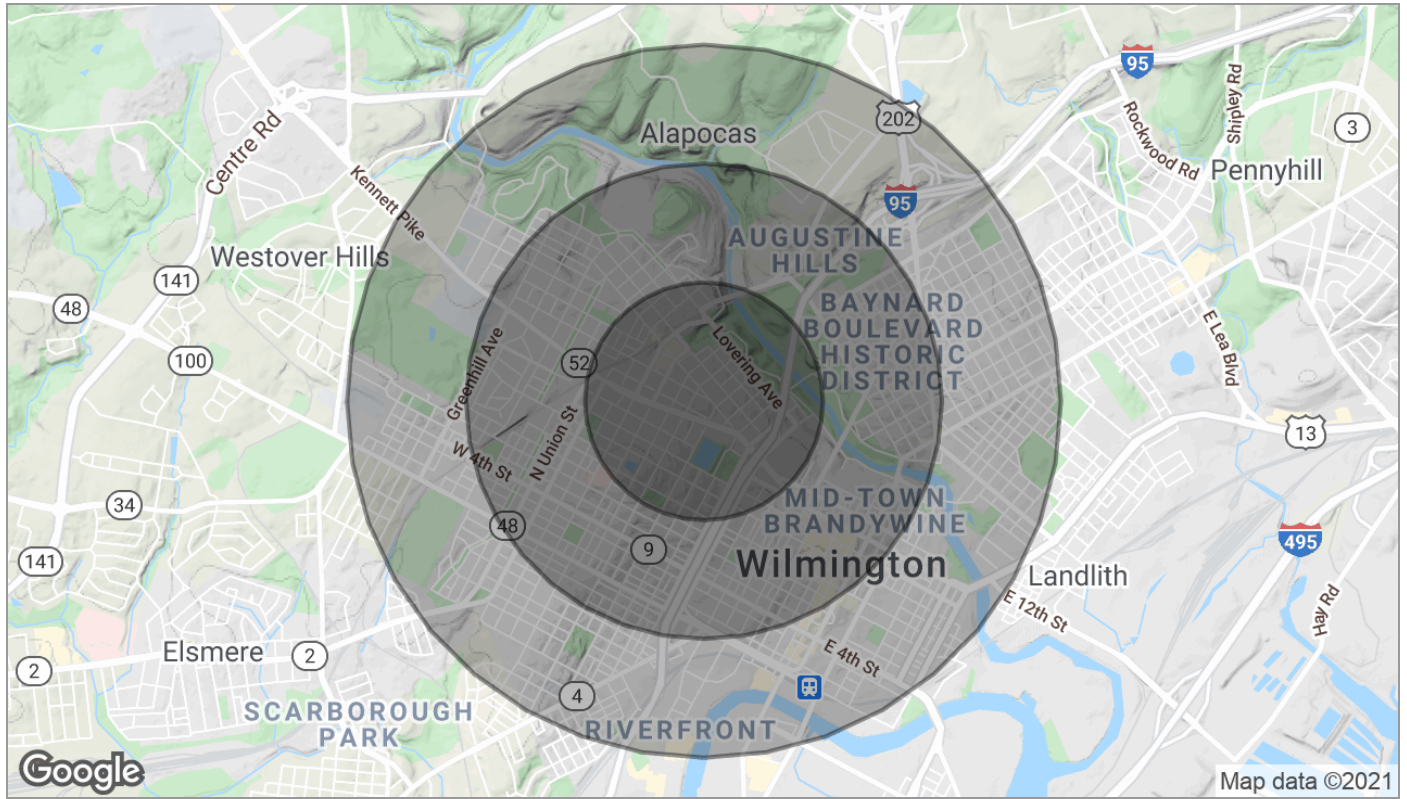
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Office Bldg. - Photos



For Sale

Office Bldg. - Demographics



Population	0.5 Miles	1 Mile	1.5 Miles
TOTAL POPULATION	10,699	35,760	62,038
MEDIAN AGE	41.9	36.2	36.1
MEDIAN AGE (MALE)	39.8	34.7	34.3
MEDIAN AGE (FEMALE)	47.8	39.2	38.5
Households & Income	0.5 Miles	1 Mile	1.5 Miles
TOTAL HOUSEHOLDS	6,080	15,796	26,174
# OF PERSONS PER HH	1.8	2.3	2.4
AVERAGE HH INCOME	\$61,086	\$63,391	\$64,916
AVERAGE HOUSE VALUE	\$316,571	\$340,112	\$344,393
Race	0.5 Miles	1 Mile	1.5 Miles
% WHITE	67.0%	53.5%	49.7%
% BLACK	29.2%	40.0%	44.0%
% ASIAN	1.4%	1.1%	1.0%
% HAWAIIAN	0.1%	0.0%	0.0%
% INDIAN	0.0%	0.9%	0.8%
% OTHER	0.2%	2.2%	2.1%
Ethnicity	0.5 Miles	1 Mile	1.5 Miles
% HISPANIC	4.0%	17.0%	15.0%

* Demographic data derived from 2010 US Census