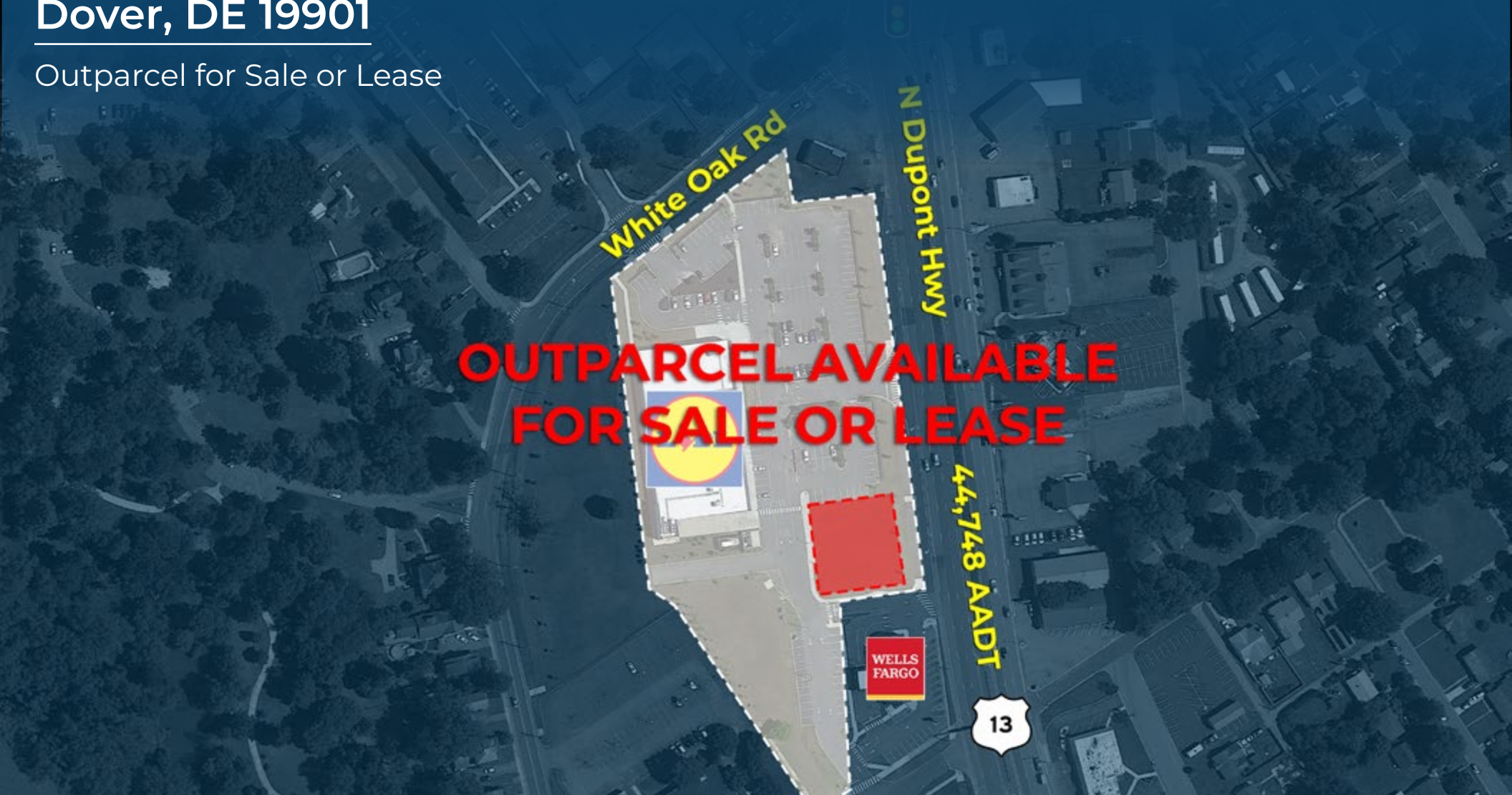


150 N Dupont Highway

Dover, DE 19901

Outparcel for Sale or Lease

NOW ON THE MARKET!



**OUTPARCEL AVAILABLE
FOR SALE OR LEASE**



Corporate Office
224 St. Charles Way, Suite 290
York, PA 17402

Conshohocken Office
100 Front Street, Suite 560
West Conshohocken, PA 19428

Questions? Contact Us.



Greg Jones

GJones@jcbarprop.com

p. 610-234-6491

c. 484-948-5217

150 N Dupont Highway

Dover, DE 19901

Outparcel for Sale or Lease

NOW ON THE MARKET!

Highlights

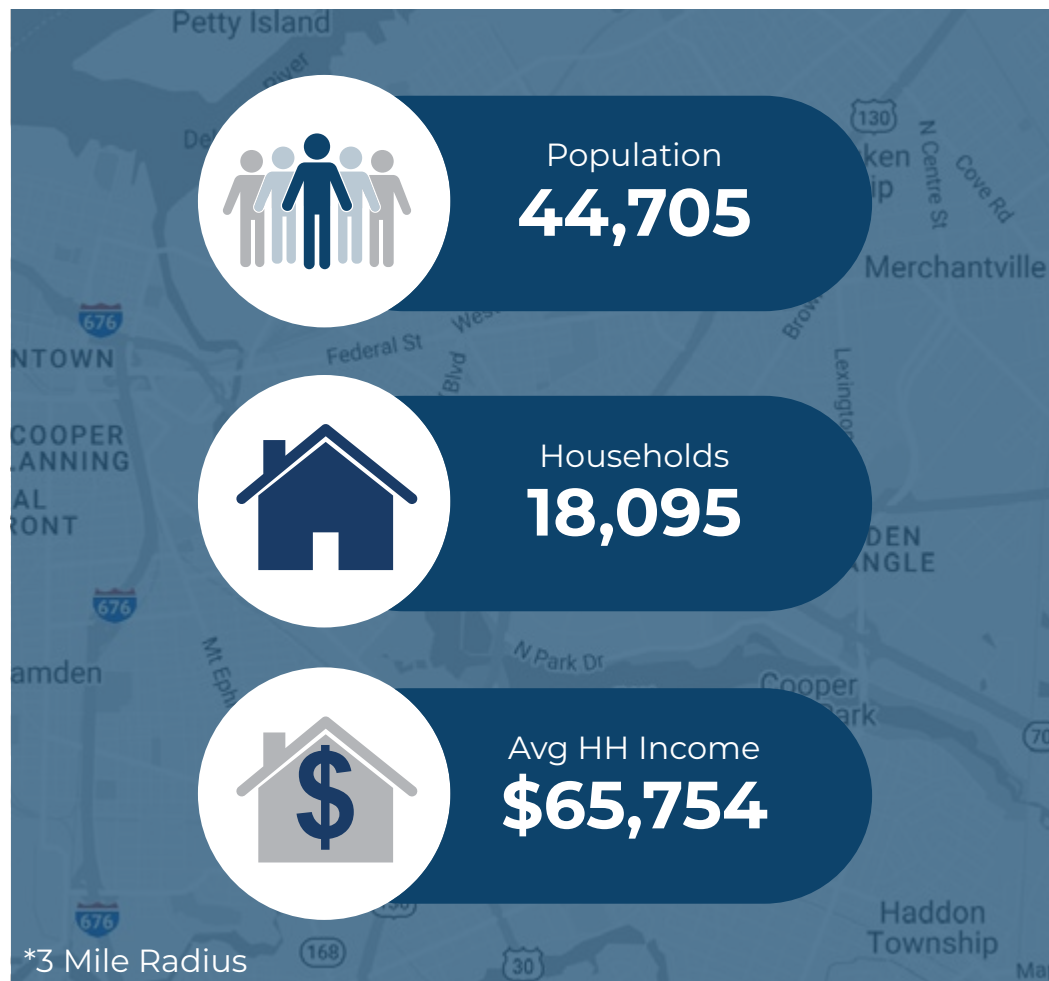
- Rare Pad Site available on North Dupont Highway in Dover, PA
- Over 44,000 AADT travel this retail corridor
- Excellent visibility and signage
- Cross Easement access to LIDL Grocery store and Maple Parkway

JOIN



Demographic	1 Mile	3 Miles	5 Miles
Population	12,370	44,705	72,758
Households	5,253	18,095	29,234
Avg HH Income	\$56,749	\$65,754	\$74,028

Traffic Count N Dupont Hwy (Route 13): 44,748 AADT



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MAPLE PKWY

WHITE OAK RD

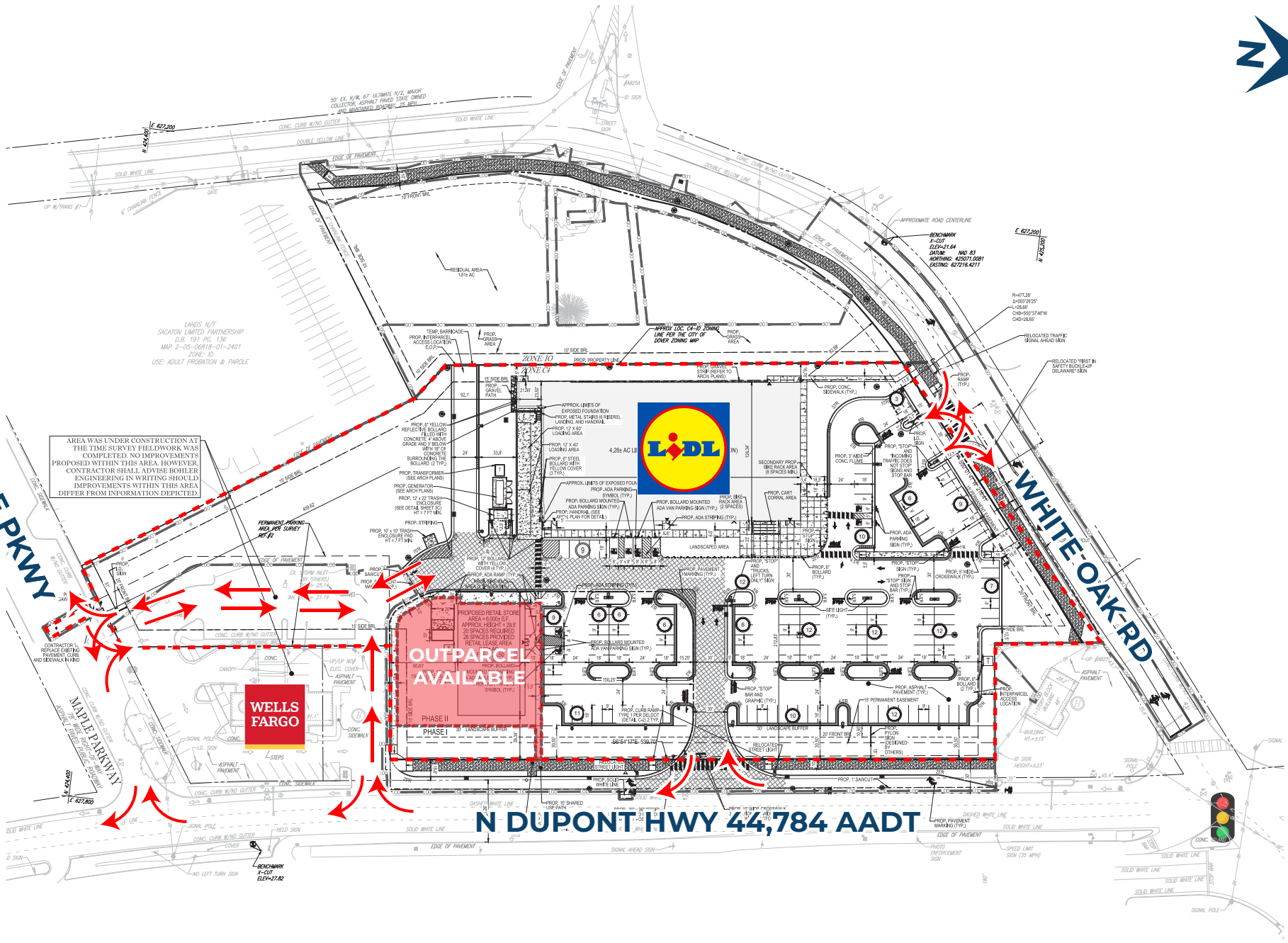
N DUPONT HWY 44,784 AADT

AREA WAS UNDER CONSTRUCTION AT THE TIME SURVEY FIELDWORK WAS COMPLETED. NO IMPROVEMENTS PROPOSED WITHIN THIS AREA. HOWEVER, CONTRACTOR SHALL ADVISE BOHLER ENGINEERING IN WRITING SHOULD IMPROVEMENTS WITHIN THIS AREA DIFFER FROM INFORMATION DEPICTED.

LANDS A/F SAGATION LIMITED PARTNERSHIP
D/LA 191 PG. 136
MAP 2-05-06818-01-2401
ZONE 10
USE: ADULT PROTECTION & PAROLE

WELLS FARGO

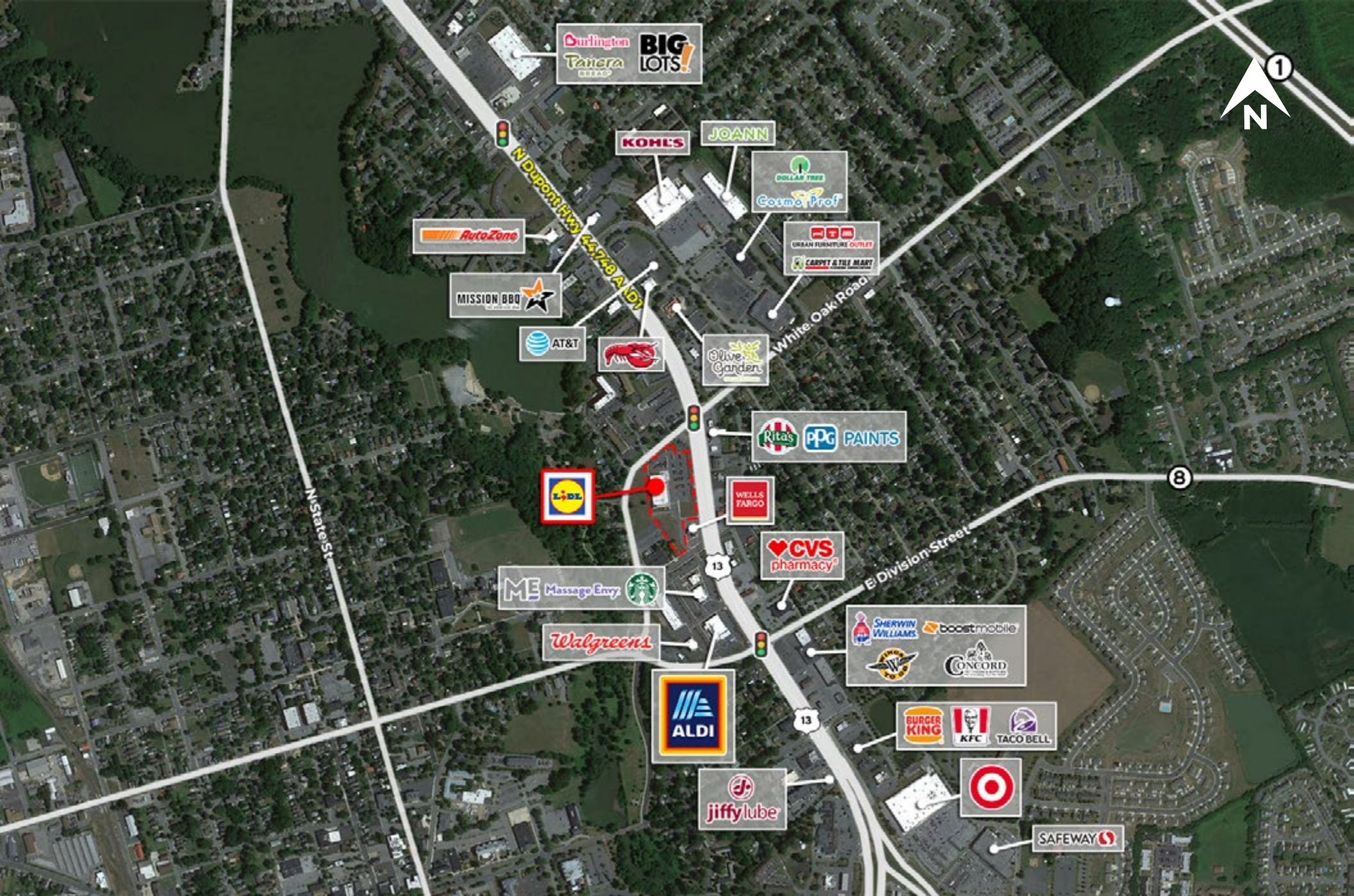
OUTPACE AVAILABLE



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Site Plan

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Local Aerial



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Market Aerial

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