



DELAWARE COMMERCE PARK

Property:

- 557 Sunbury Rd. \pm 5,000 Sq. Ft. office available
- 597-599 Sunbury Rd.: \pm 1,200-2,400 Sq. Ft. flex warehouse available with 10'x10' drive-in doors
- Ample parking

Location:

- Less than 5 minutes from downtown Delaware
- \pm 1.8 mile to US-23
- \pm 6.4 miles to I-71 and Tanger Outlet Mall
- Frontage on SR-37/Sunbury Rd.



Jacob A. Boll

T 614.799.2100 x215

C 614.307.9933

jakeboll@rjboll.com

Rj BOLL Realty, Ltd.

5115 Parkcenter Ave., Ste. 275

Dublin, OH 43017

614.799.2100




Property Specifications:

- 557 Sunbury Rd. \pm 5,000 Sq. Ft. office available; mix of private offices, open office, conference rooms, breakroom, with lobby at entrance
- 597-599 Sunbury Rd.: \pm 1,200-2,400 Sq. Ft. flex warehouse available with 10'x10' drive-in doors
- Ample parking
- Well maintained corporate park
- Built in 1990

Rental Rate:

- \$14.00/Sq. Ft. Modified Gross
- Tenant to pay own gas, electric, and janitorial

Available Suites:

Unit	Size SF	Max Avail	Rate	Drive-in Doors
557	5,000	5,000	\$14.00 MG	-
597	1,200	2,400	\$14.00 MG	1
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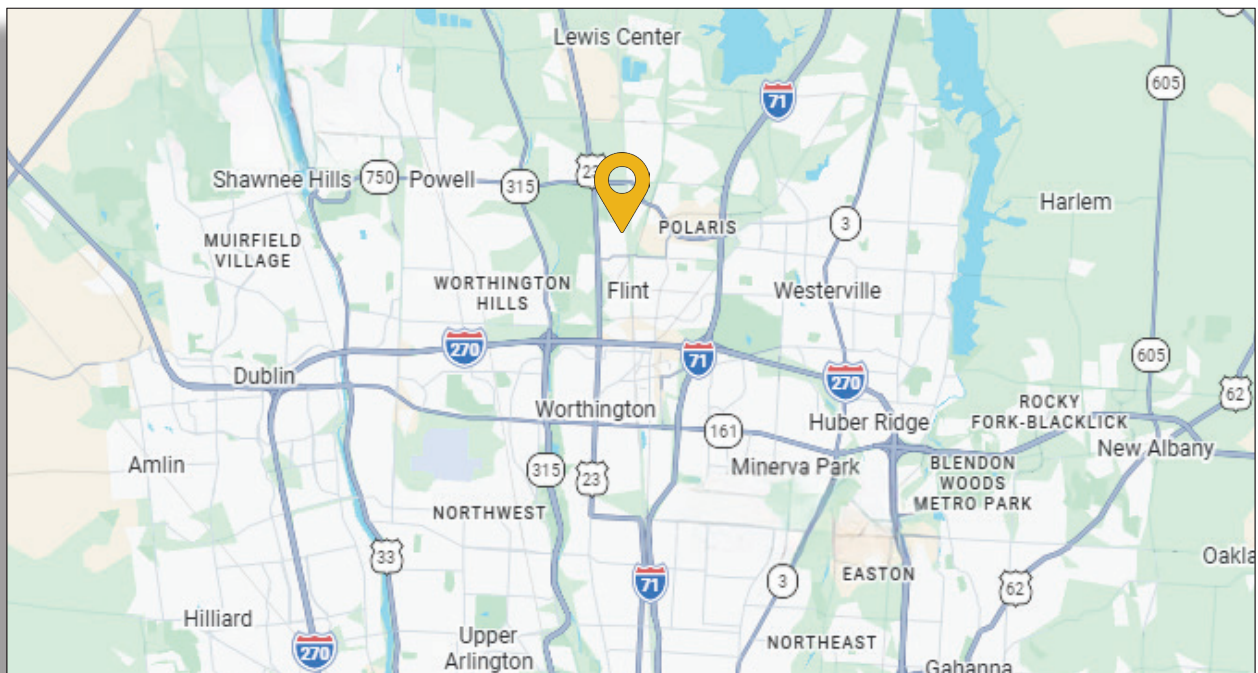
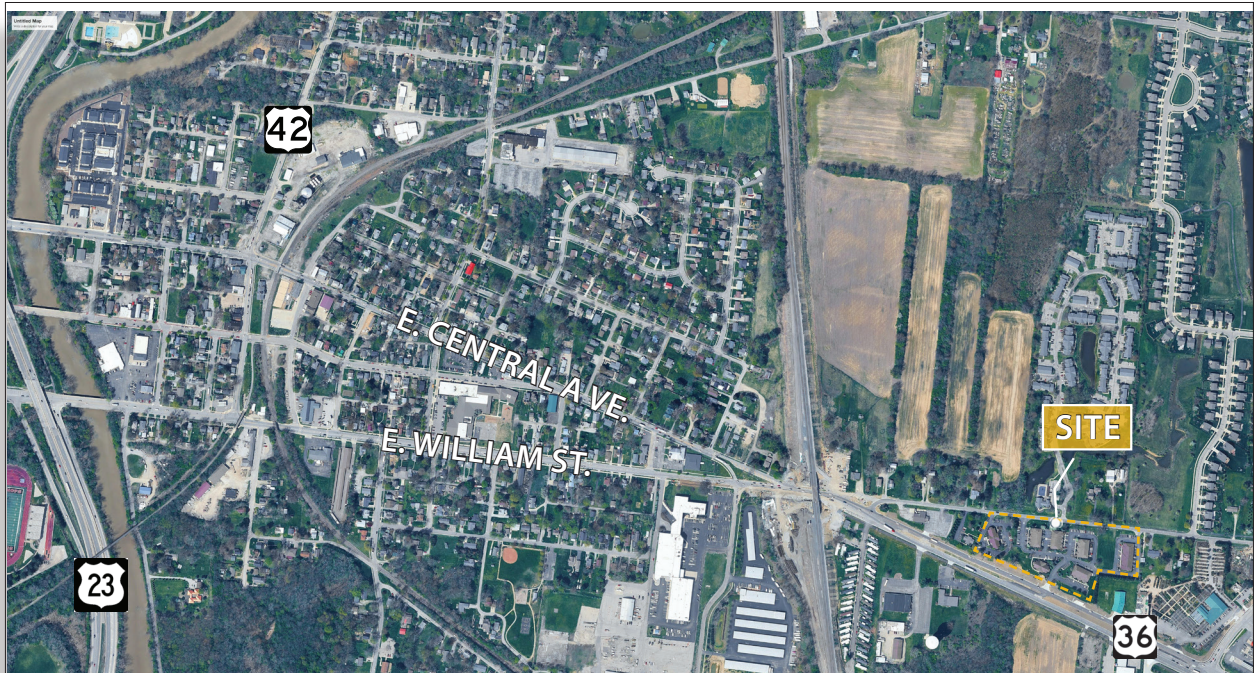




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