



AVAILABLE

431 OLD AIRPORT RD

NEW CASTLE, DE

5.4AC Heavy Industrial Site

JOE LANGE

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PROPERTY OVERVIEW



± 5.4 acre site



± 20,000SF of RBA across industrial service facility and 2 office structures - 6 total grade level drive-ins



Immediate access to I-95, I-295, & I-495 corridor (±437,142 vehicles per day)



Fully secured & stabilized lot - fenced and gated with asphalt & stone yard



Heaviest Industrial zoning possible, permits the most intensive operations and uses

IDEAL FOR



EQUIPMENT & MATERIAL SUPPLY YARD



TRANSPORTATION & LOGISTICS OPERATIONS



AUTOMOTIVE & SALVAGE USE



TRAILER STORAGE



SITE ACCESS & LOCATION MAP



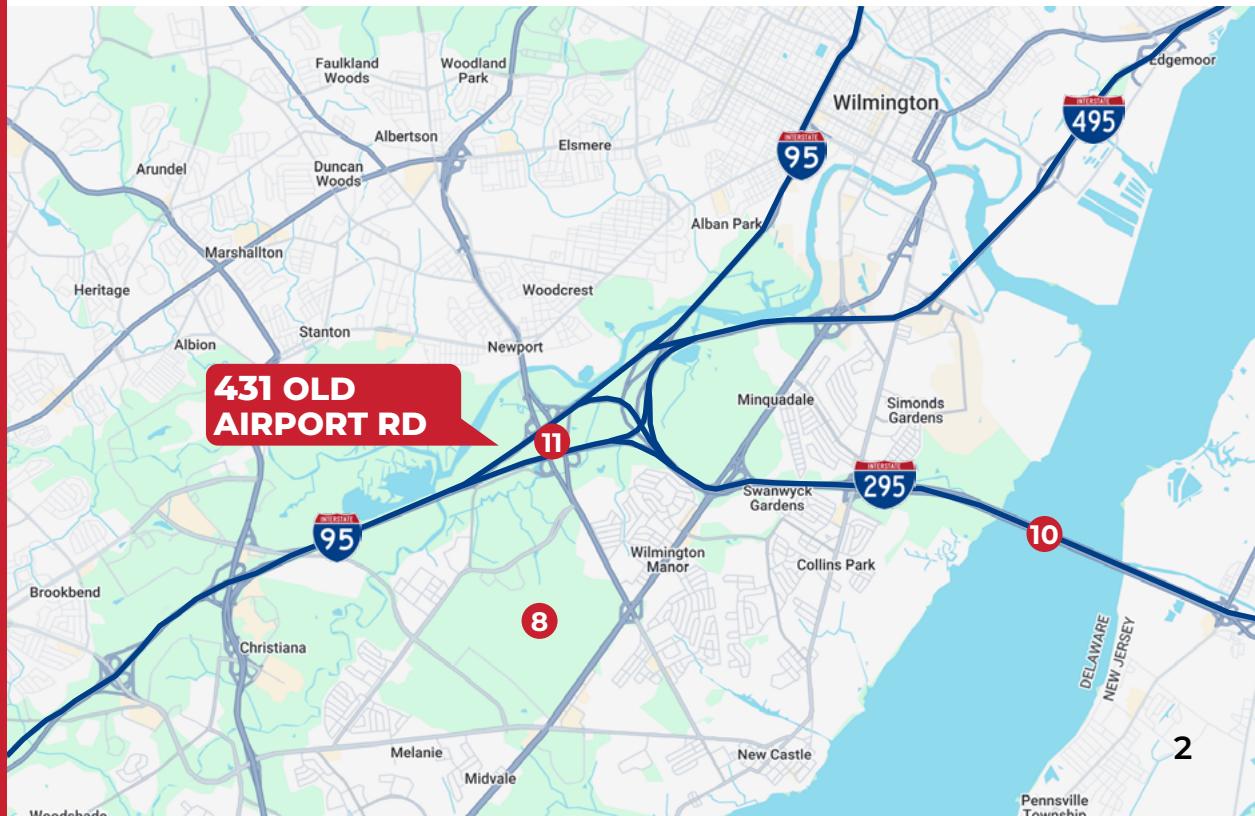
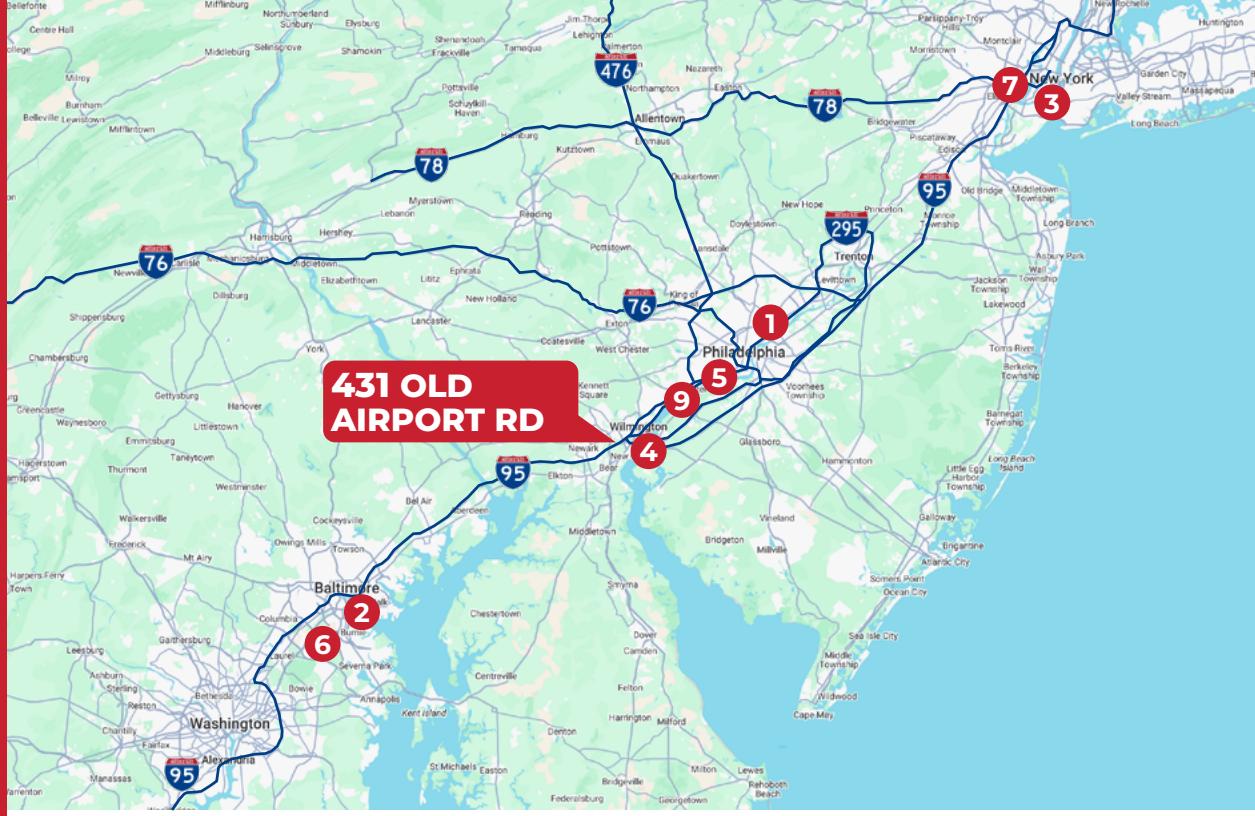
- 1 Port of PHL
38 Miles
- 2 Port of Baltimore
70 Miles
- 3 Port of New Jersey & New York
115 Miles
- 4 Port of Wilmington
5.5 Miles



- 5 PHL International Airport
35 Miles
- 6 Baltimore/Washington
International Airport
75 Miles
- 7 Newark Liberty International Airport
111 Miles
- 8 Wilmington Airport
3 Miles



- 9 Commodore Barry Bridge
18 Miles
- 10 Delaware Memorial Bridge
5 Miles
- 11 I-95, I-295, I-495 Corridor
1 Miles



POPULATION DENSITY

98.6M

U.S. POPULATION REACHED

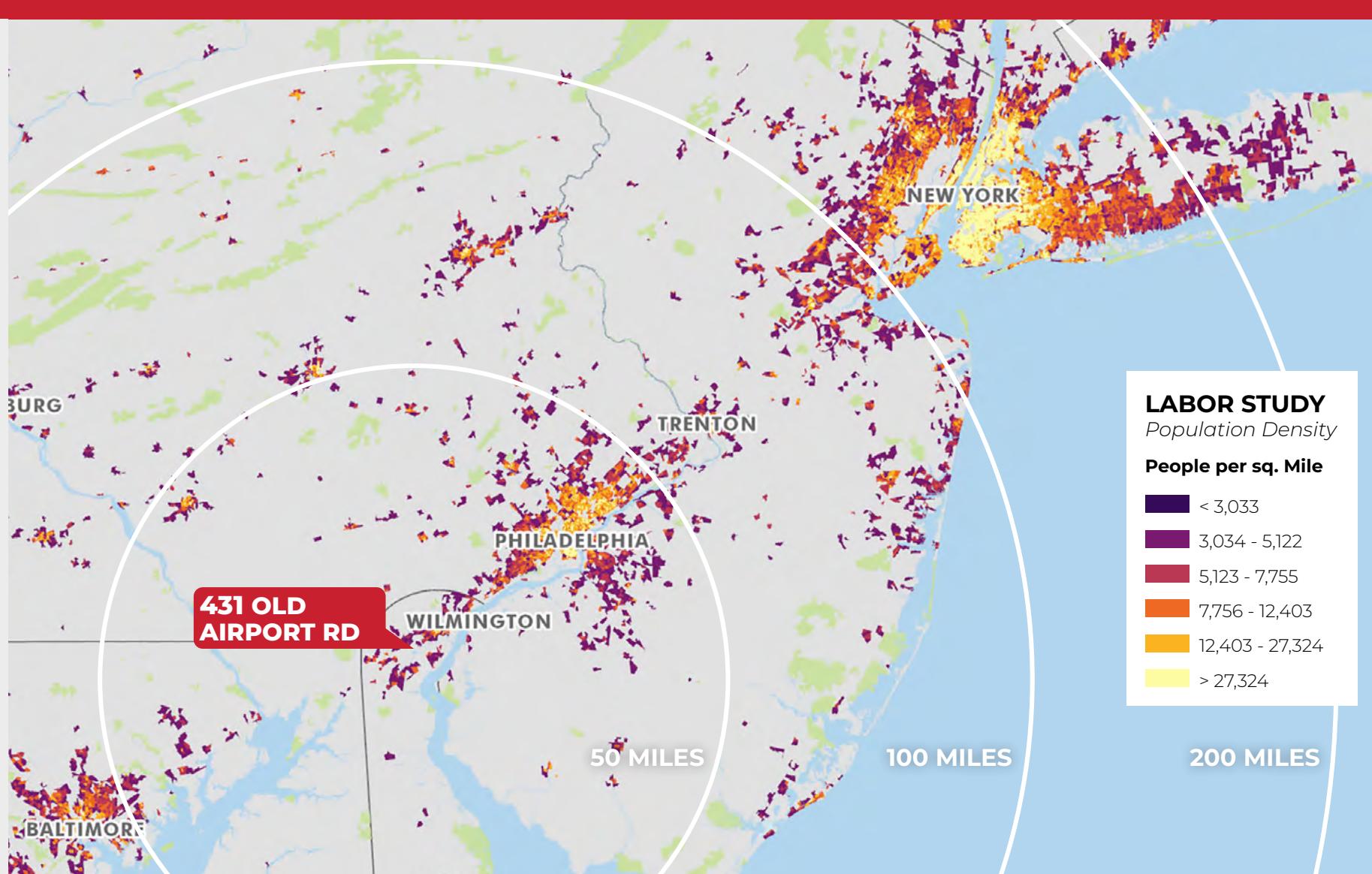
23.3M

U.S. MILLENNIAL POPULATION REACHED

30%

OF U.S. POPULATION REACHED

*450 mile radius



CORPORATE NEIGHBORS





431 OLD AIRPORT RD



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Licensed Real Estate Broker

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