



**PROPERTY DESCRIPTION**

Situated in the thriving Pike Creek area, this office space provides convenient access to major roadways, including Route 7 and Limestone Road, ensuring effortless connectivity to Wilmington and surrounding markets. Boasting a spacious 3,400 square feet of well-planned office space, this property offers an open and versatile floor plan, which includes a dedicated reception area, private offices, a conference room, a break area, and ample storage space. The design incorporates abundant natural light, creating a welcoming and energizing work environment. This space would be a great fit for a: Financial Advisor, Mortgage Company, Engineering firm, and more.

**PROPERTY DETAILS**

- **Available:** 3,400 SF
- **Lease Rate:** \$18.00/SF NNN
- Ample parking



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	8,577	55,726	121,706
Total Households	3,498	21,889	47,991
Average HH Income	\$138,128	\$124,702	\$110,073
Median Age	42.0	43.2	42.1

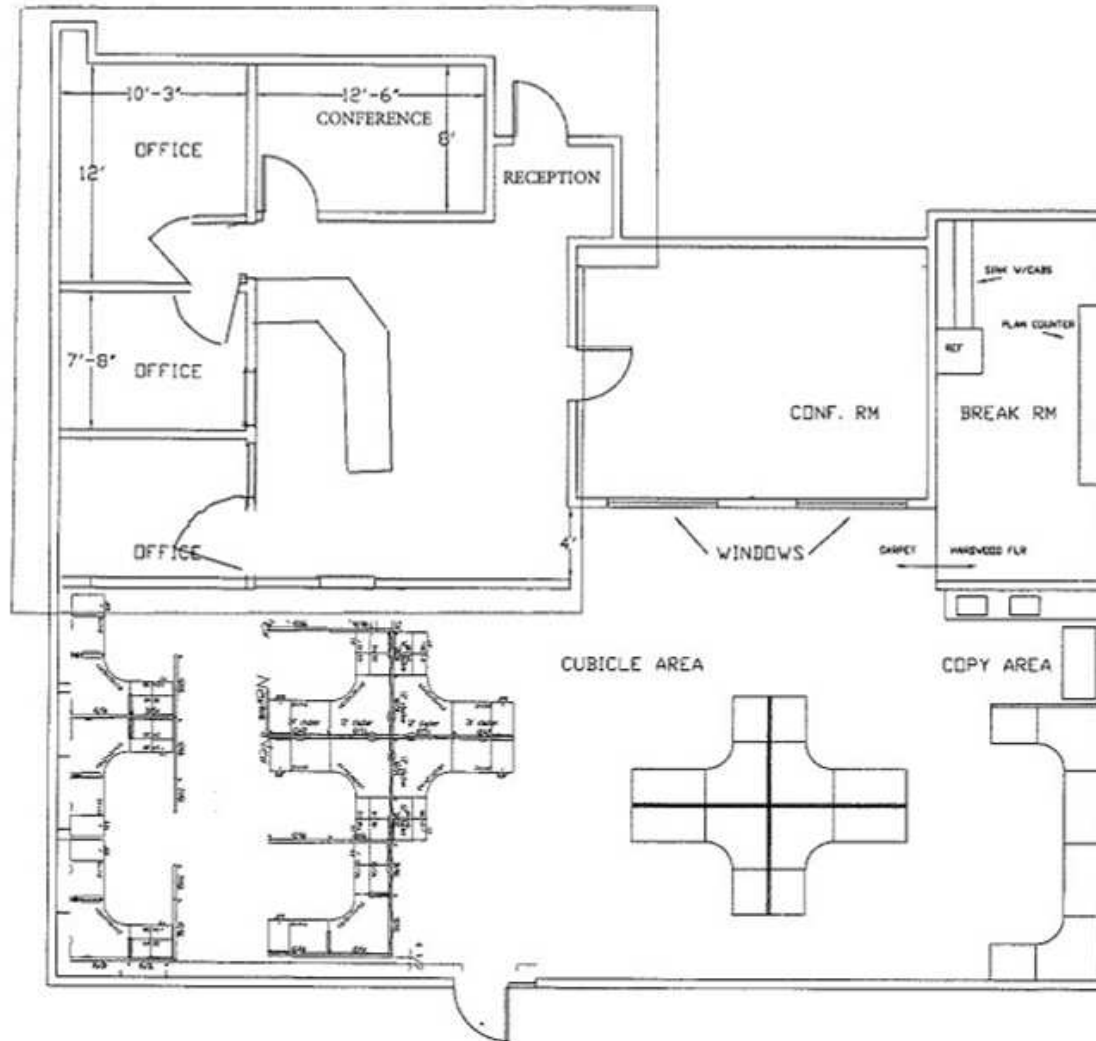


For More Information, Contact:

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3304 Old Capitol Trail  
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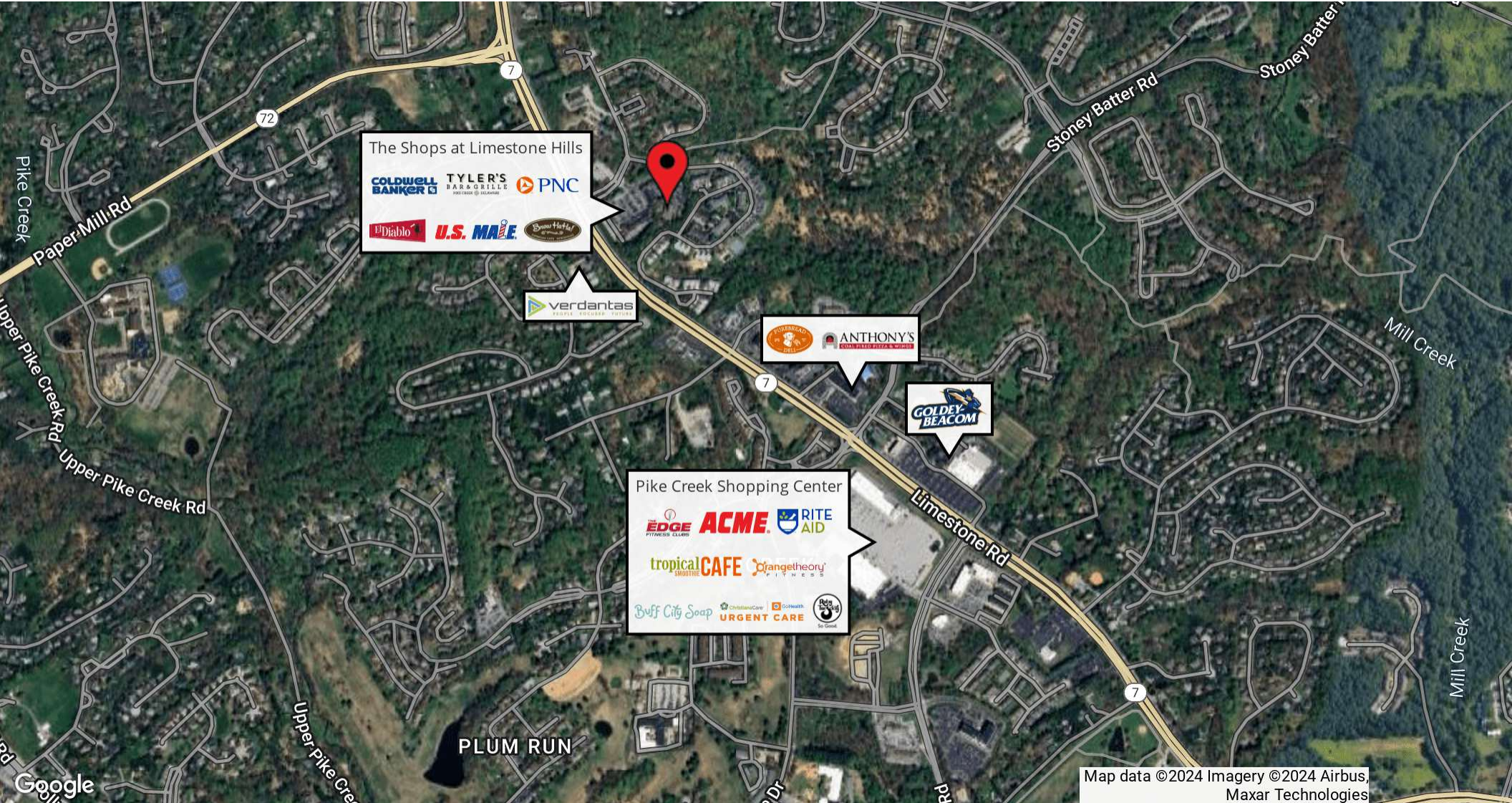


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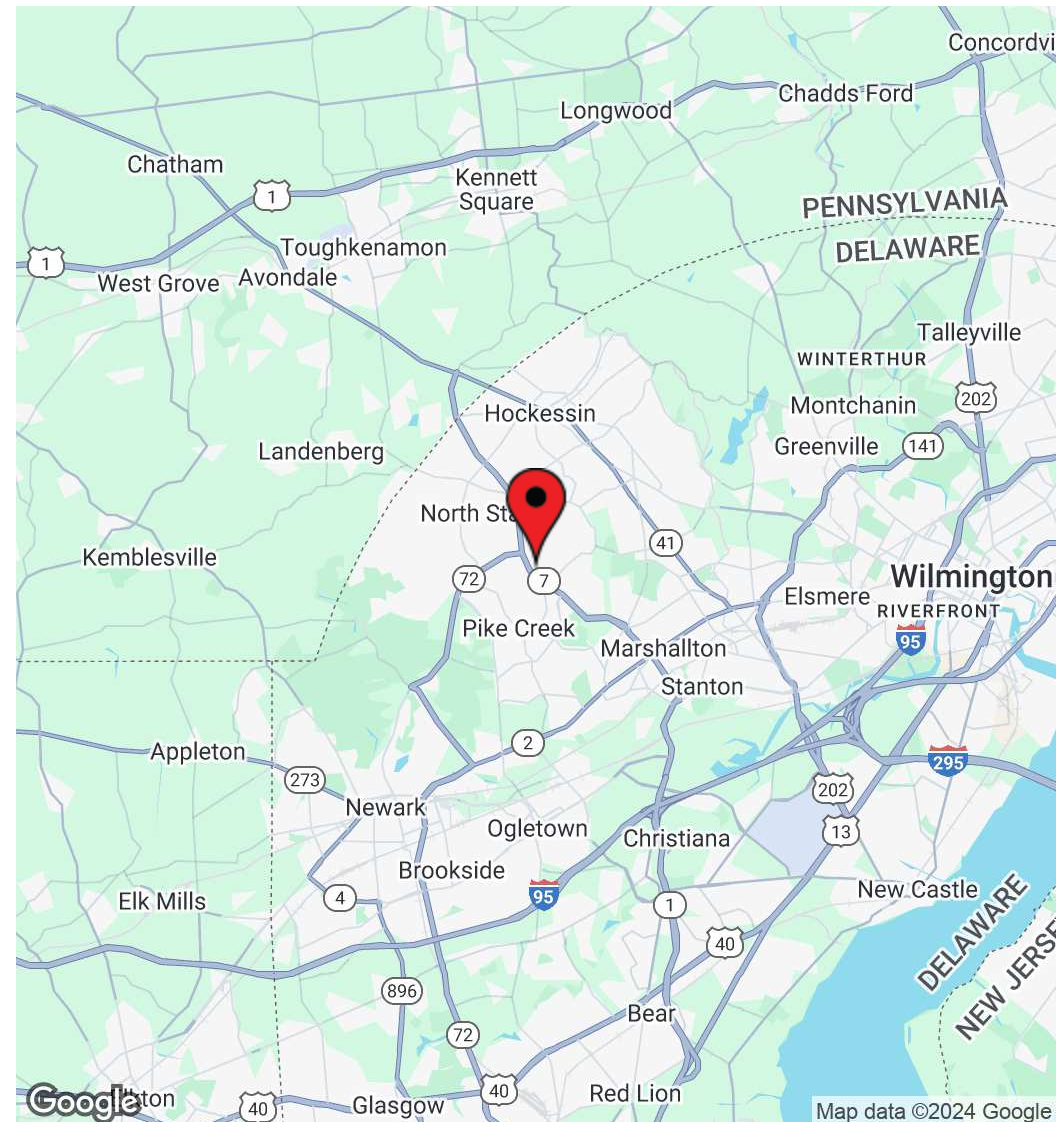
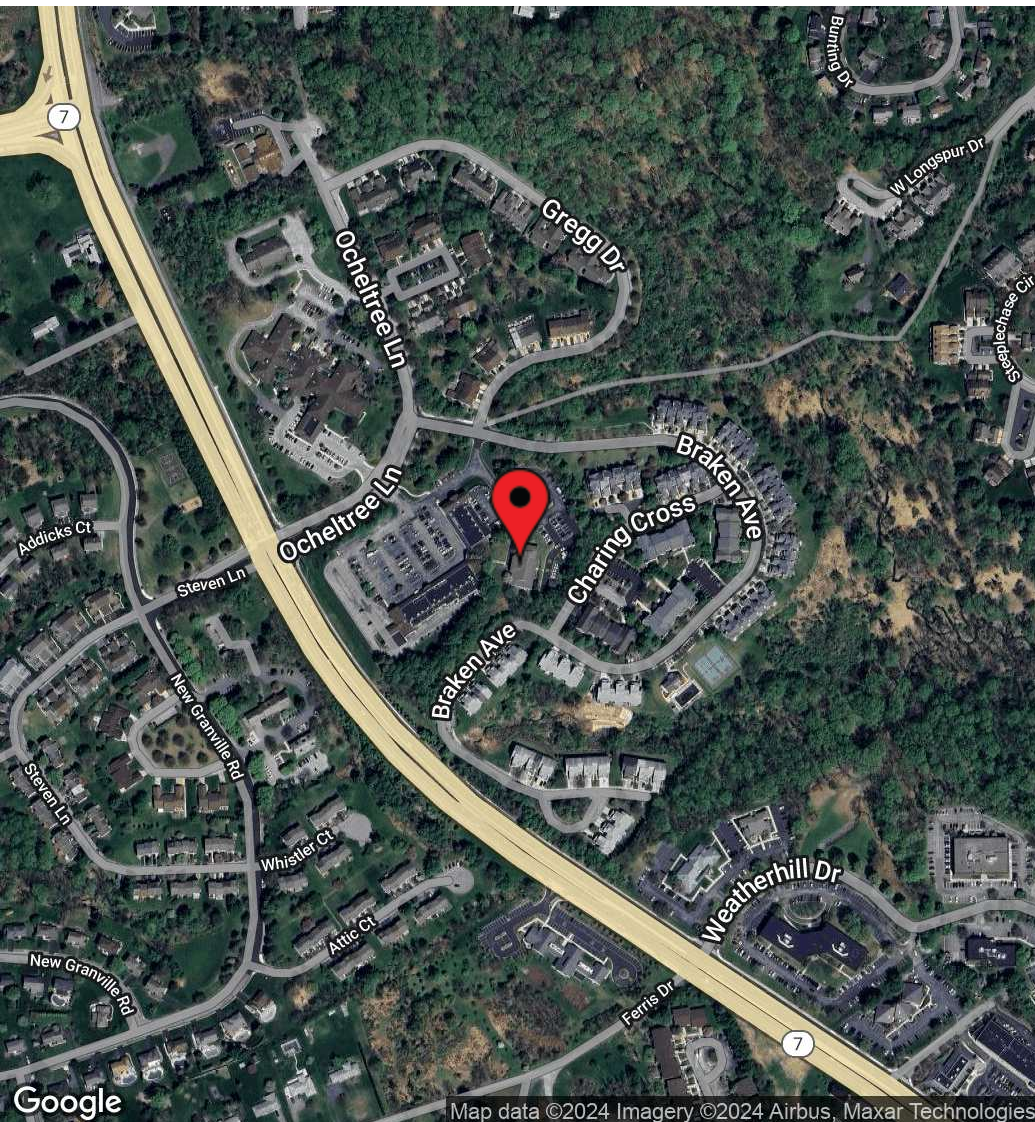
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5341 Limestone Road  
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# OFFICE SPACE FOR LEASE



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