



R&R Commercial Realty, Inc.



GATEWAY SOUTH SHOPPING CENTER

SPACE FOR LEASE
250 GATEWAY S BLVD, DOVER DE 19901

THE SPACE

Location **250 Gateway S Blvd
Dover, DE 19901**

County **Kent**

HIGHLIGHTS

- ❖ Multiple Spaces Available for Lease with a competitive rental rate.
- ❖ Tenants include; Food Lion, Dollar General, Edible Arrangements, Capriotti's Sub Shop and My Salon Suites.
- ❖ Grocery Anchored shopping center with an excellent mix of retailers.
- ❖ Proximity to residential developments, the base, and major commuting routes supports a built-in customer base.
- ❖ Ideally positioned near major thoroughfares / gateway to Dover Air Force Base; supports drive-in, commuter, and base-related traffic.



POPULATION

	1.00 MILE	3.00 MILE	5.00 MILE
	5,392	35,857	79,704

AVERAGE HOUSEHOLD INCOME

	1.00 MILE	3.00 MILE	5.00 MILE
	\$103,272	\$97,315	\$90,796

NUMBER OF HOUSEHOLDS

	1.00 MILE	3.00 MILE	5.00 MILE
	1,971	13,748	30,444



Charles Rodriguez
Broker
(302) 674-3400
ccrod1@aol.com

R&R Commercial Realty
46 S. State Street, Dover, DE 19901

Dover Air Force Base

Dover Family Housing

Dover Base Housing



Liquor World



1,700sf / 5,040sf / 10,000sf Available

Gateway South Shopping Center

FOOD LION edible arrangements Capriotti's SANDWICH SHOP The BRICK WOOD FIRED EATERY MY SALON Suite Edward Jones DOLLAR GENERAL

17,764 VPD

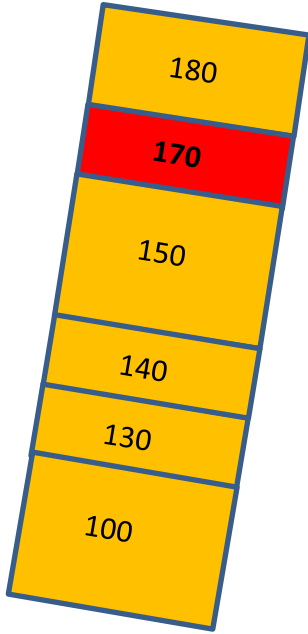
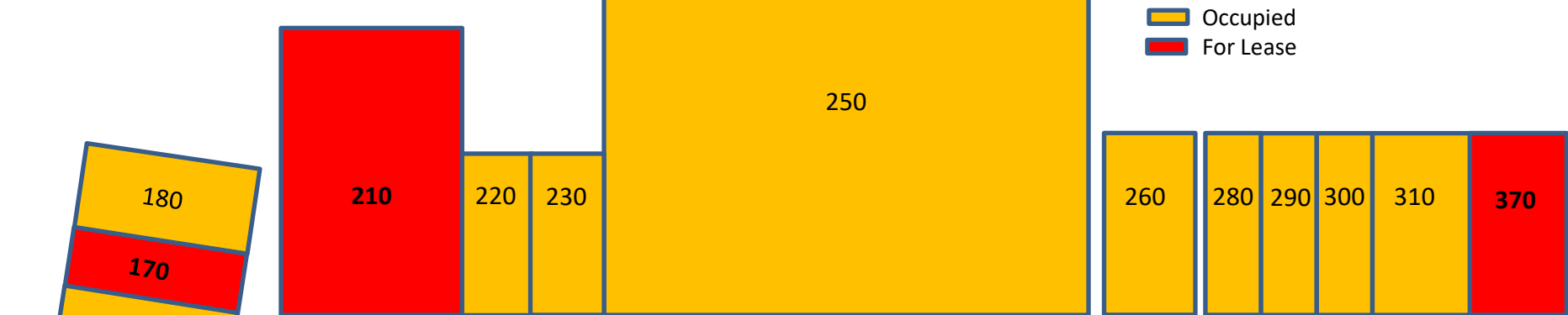
38,684 VPD

13,624 VPD



Gateway South Shopping Center

Route 10
Dover, Delaware



TENANT LIST

- | | |
|----------------------------------|---------------------------------|
| 100: My Salon Suites | 230: EZ Cash |
| 130: Capriotti's Sub Shop | 250: Food Lion |
| 140: Edible Arrangements | 260: Application Support Center |
| 150: The Brick | 280: Nail Spa |
| 170: For Lease – 1,700sf | 290: The Barber Shop |
| 180: China House Restaurant | 300: Edward Jones |
| 210: For Lease – 10,000sf | 310: Dollar General |
| 220: Vape Shop | 370: For Lease – 5,040sf |



Suite 370



Suite 370 - Interior



Suite 210



Suite 210 - Interior



Suite 170



Suite 170 - Interior



Gateway South Shopping Center

CONFIDENTIALITY and DISCLAIMER

All information contained herein is believed to be accurate, however was obtained from third parties and R & R Commercial Realty, Inc. does not warrant as to the accuracy submitted, subject to changes or modification without notice. Listing Broker represents the sellers interest.



Exclusively Marketed by:

Charles Rodriguez
R&R Commercial Realty
Broker
(302) 674-3400
ccrod1@aol.com



<http://www.randrcommercialrealty.com>

46 S. State Street, Dover, DE 19901

powered by CREOP