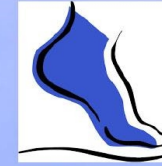




Join



## Brandywine Podiatry

R&R Commercial Realty, Inc.



2,625 SF SPACE FOR LEASE

EXCELLENT LOCATION FOR OFFICE / MEDICAL / RETAIL  
21725 ROTH AVE, GEORGETOWN DE 19947



# THE SPACE

Location

21725 Roth Ave  
Georgetown, DE 19947

County

Sussex

## HIGHLIGHTS

- ❖ 2,625 sf For Lease - \$25 NNN
- ❖ Brand new shell space ready for tenant build out
- ❖ Excellent location for Medical, Office or Retail
- ❖ Neighboring tenants include; Brandywine Podiatry, the VA Health Clinic, Beebe Healthcare, La Red Healthcare and Sun Behavioral
- ❖ The 168-acre, mixed-use site is situated in a high-visibility location with excellent access to major routes, including U.S. Route 113, and Delaware Routes 404, 18, and 9.
- ❖ The College Park complex in Georgetown, Delaware, offers a mix of healthcare, retail, and residential opportunities.
- ❖ The Georgetown real estate market is expanding, with a rising median sales price for homes and a growing number of sales year-over-year
- ❖ Newly built nearby residential units include the College Park Apartments and The Village of College Park



### POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
3,625	10,707	17,884

### AVERAGE HOUSEHOLD INCOME

1.00 MILE	3.00 MILE	5.00 MILE
\$64,359	\$70,798	\$84,538

### NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
1,128	3,295	5,451



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# 2,625 sf SPACE FOR LEASE

## 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:*

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