

FOR LEASE

750 Governor Lea Road New Castle, Delaware



Proposed Base Building Specs

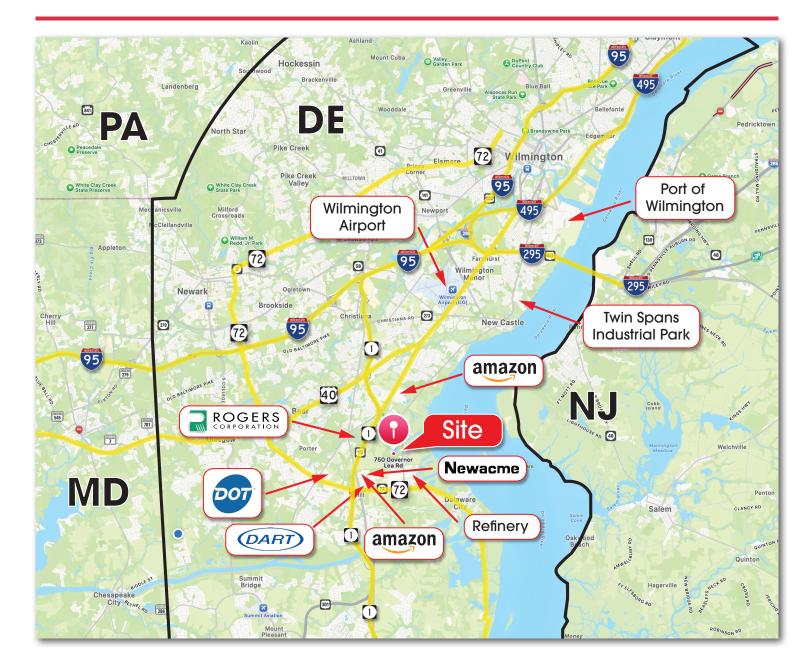
- Size: 353,500 GFA including
 - 304,690 SF building footprint
 - 48,810 SF mezzanine
- Ceiling Height: 40' clear
- Sprinklers: ESFR
- Roof: EPDM or TPO
- Power: 1,600 Amp, 480 Volt, 3 Phase power
- Loading: Up to 90 Dock Positions, Multiple drive in doors
- Parking: 232 Car Parking Spaces

- Zoning: Heavy Industrial (HI) New Castle County
- Water: Public water supplied by Artesian
- Wastewater: Septic with potential future public sewer connection
- Heat: Gas-fired Cambridge or Reznor units



LOCATION

750 Governor Lea Road New Castle, Delaware



Convenient to Transportion

- 14 miles to MD I-95
- 46 miles to Philadelphia
- 81 miles to Washington DC

- 13 miles to NJ I-295
- 60 miles to Baltimore
- 22 miles to PA I-95
- 123 miles to New York City