

**252** CHAPMAN ROAD



**5,000 SF - 13,070 SF** AVAILABLE FOR LEASE

**252 CHAPMAN ROAD, NEWARK, DE**



# 5,000 - 13,070 SF AVAILABLE FOR LEASE



## ABUNDANT

parking spaces available on-site



## IDEAL LOCATION

just off Route 273 on Chapman Road located in the University Office Plaza



## CLASS A

space great for tenant who needs a loading dock and high 10' ceilings



Private entrance off the lobby with common

## AREA AMENITIES



Building lobby and common areas are being fully renovated - construction to be completed by mid

**2024**



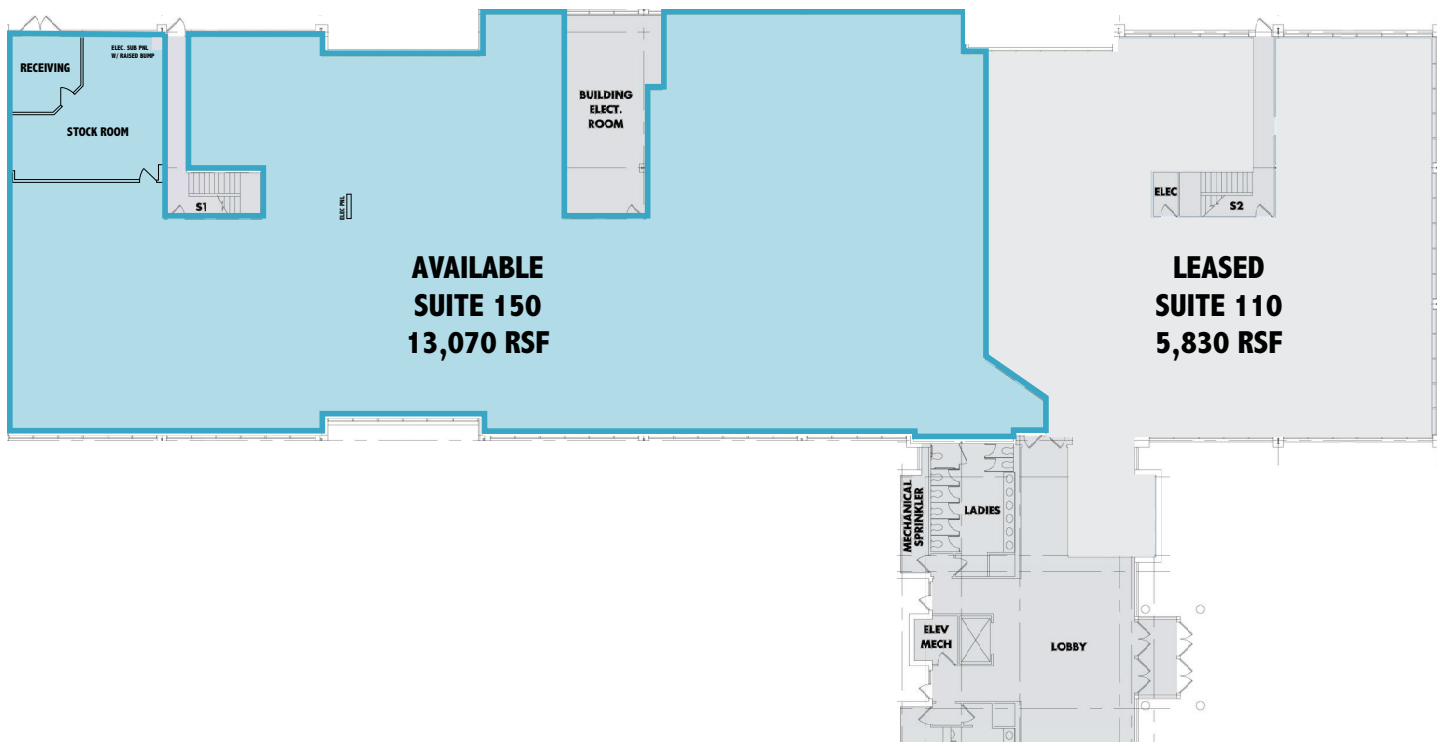
Space can offer direct **EXTERIOR ENTRANCE**

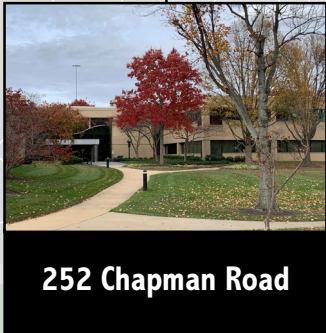
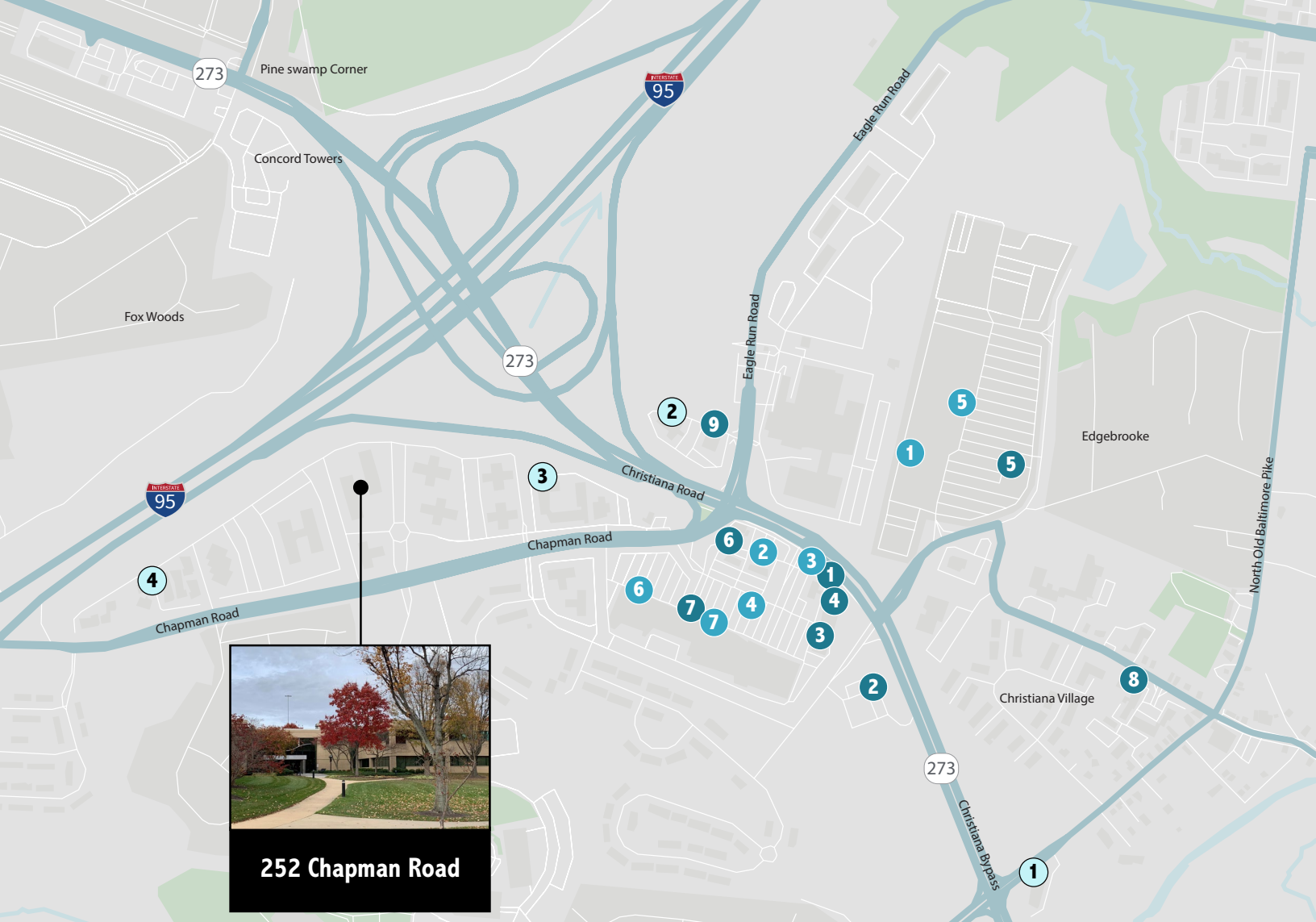


# FLOOR PLANS

## FIRST FLOOR

SUITE 150  
13,070 RSF  
Can be demised  
to 5,000 SF





**252 Chapman Road**

### RESTAURANTS

1. Boston Market
2. Wawa
3. Ciao's Italian Grill & Pizzeria
4. Biryani City
5. Bertucci's Italian Restaurant
6. Wendy's
7. Shellhammer's
8. Christiana Pub
9. Bob Evans

### RETAIL

1. Old Navy
2. WSFS Bank
3. PNC Bank
4. University Plaza
5. Christiana Town Center
6. ACME Markets
7. Burlington

### HOTELS

1. Four Points by Sheraton Newark Christiana Wilmington
2. Towne Place Suites by Marriott Wilmington Newark/Christiana
3. Staybridge Suites Wilmington-Newark, an IHG Hotel
4. Sonesta ES Suites Wilmington - Newark

#### Jamie Vari

Executive Vice President  
 jamie.vari@jll.com  
 +1 302 356 2862

#### Cindy Fleming

Associate Broker  
 cindy.fleming@jll.com  
 +1 302 356 2866

#### Jones Lang LaSalle Brokerage, Inc.

1011 Centre Road, Suite 117  
 Wilmington, DE 19805  
 +1 302 356 2858



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the complete-ness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2023. Jones Lang LaSalle IP,