



PROPERTY DESCRIPTION

+/-5.18 acres of prime commercial land for sale in Milton, DE. *The property has been annexed into the town of Milton (water/sewer) and has a shared entrance off Route 5.* The site is bounded by four (4) heavily traveled roads and has frontage on BOTH Route 5 and Route 16. The Milton Park Center (Food Lion, Walgreen's, Family Dollar) is located directly adjacent to the property and is a popular stop for beach vacationers and residents alike. Billboards leased to Clear Channel. Existing home, barn and shed structures included in as-is condition.

PROPERTY DETAILS

- **Size:** +/-5.18 acres
- **Sale Price:** \$2,400,000
- **Zoning:** C-1
- **Tax Parcel:** 235-14.15-67.00
- Shared storm water management
- Located in commercial growth area of Milton, DE!

DEMOGRAPHICS (ESRI 2020)

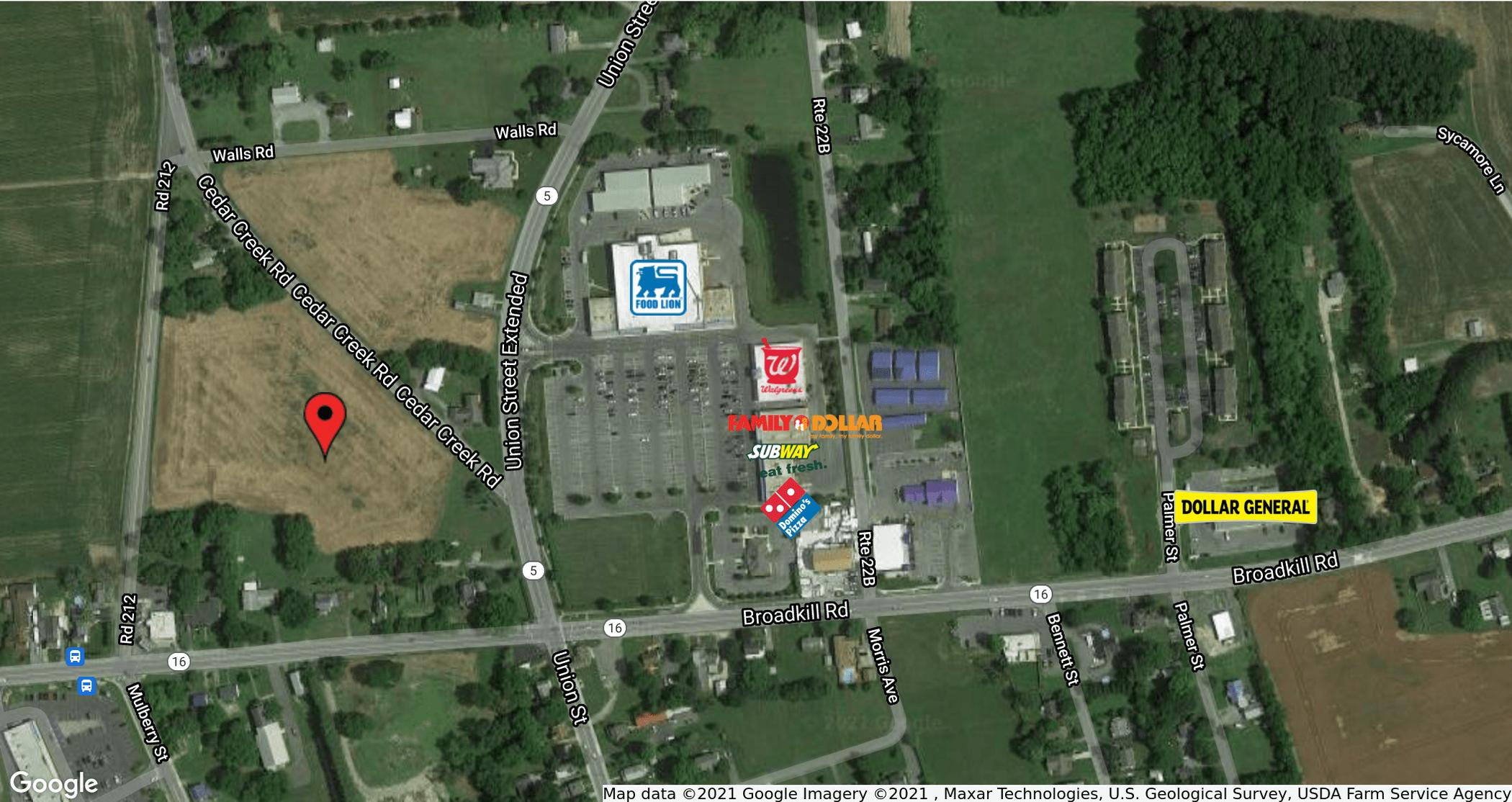
| | 1 MILE | 3 MILES | 5 MILES |
|--------------------------|----------|----------|----------|
| Population | 3,204 | 7,086 | 14,365 |
| Households | 1,314 | 2,912 | 5,683 |
| Families | 794 | 1,894 | 3,852 |
| Average Household Income | \$72,285 | \$79,931 | \$86,898 |
| Median Age | 41.6 | 43.1 | 44.4 |



For More Information, Contact:

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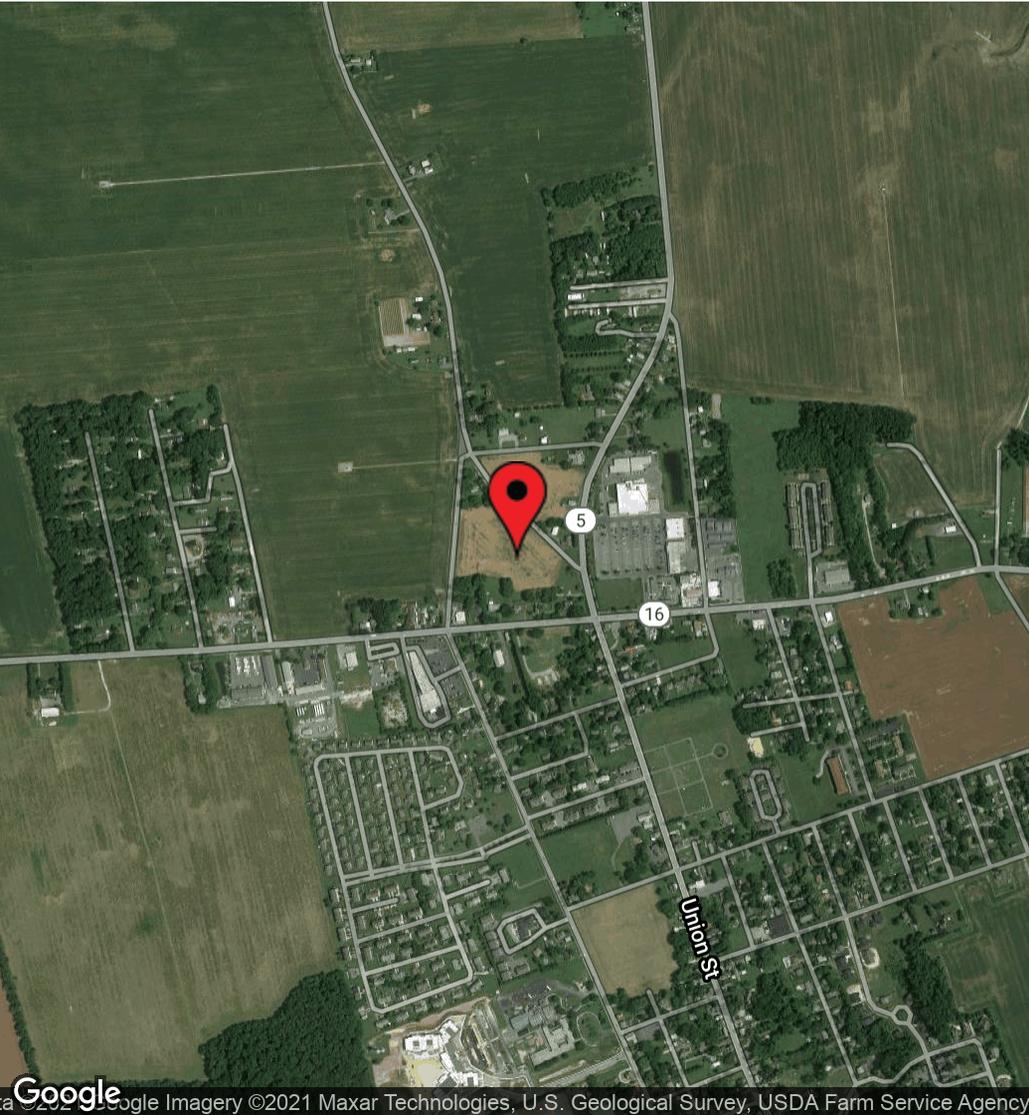
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ROUTES 16/5 LAND

100 Milton Ellendale Highway
Milton, DE 19968

PRIME COMMERCIAL LAND FOR SALE



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