



### PROPERTY DESCRIPTION

Discover the prime leasing opportunity at Meadowood II Shopping Center, strategically located at 2610 Capitol Trail, Newark, DE. This dynamic retail center anchored by IHOP, Wells Fargo, and numerous local retailers offers an unparalleled opportunity to grow your business. Brand new facade renovation to be completed in 2024 - don't miss your chance to join this great opportunity.

### PROPERTY DETAILS

- **Available:** 1,200 - 2,400 SF
  - > **Unit 1** - 1,200 SF
  - > **Unit 2** - 1,200 SF (End cap with patio/2nd generation restaurant)
- **Lease Rate:** \$24/SF/NNN
- **Traffic Counts:** 32,040 VPD (Kirkwood Highway)
- **Frontage:** 416' (Kirkwood Highway)

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Total Population	8,235	66,550	187,140
Total Households	3,369	27,384	72,541
Average HH Income	\$86,919	\$86,682	\$88,241
Median Age	39.5	39.1	38.8



For More Information, Contact:

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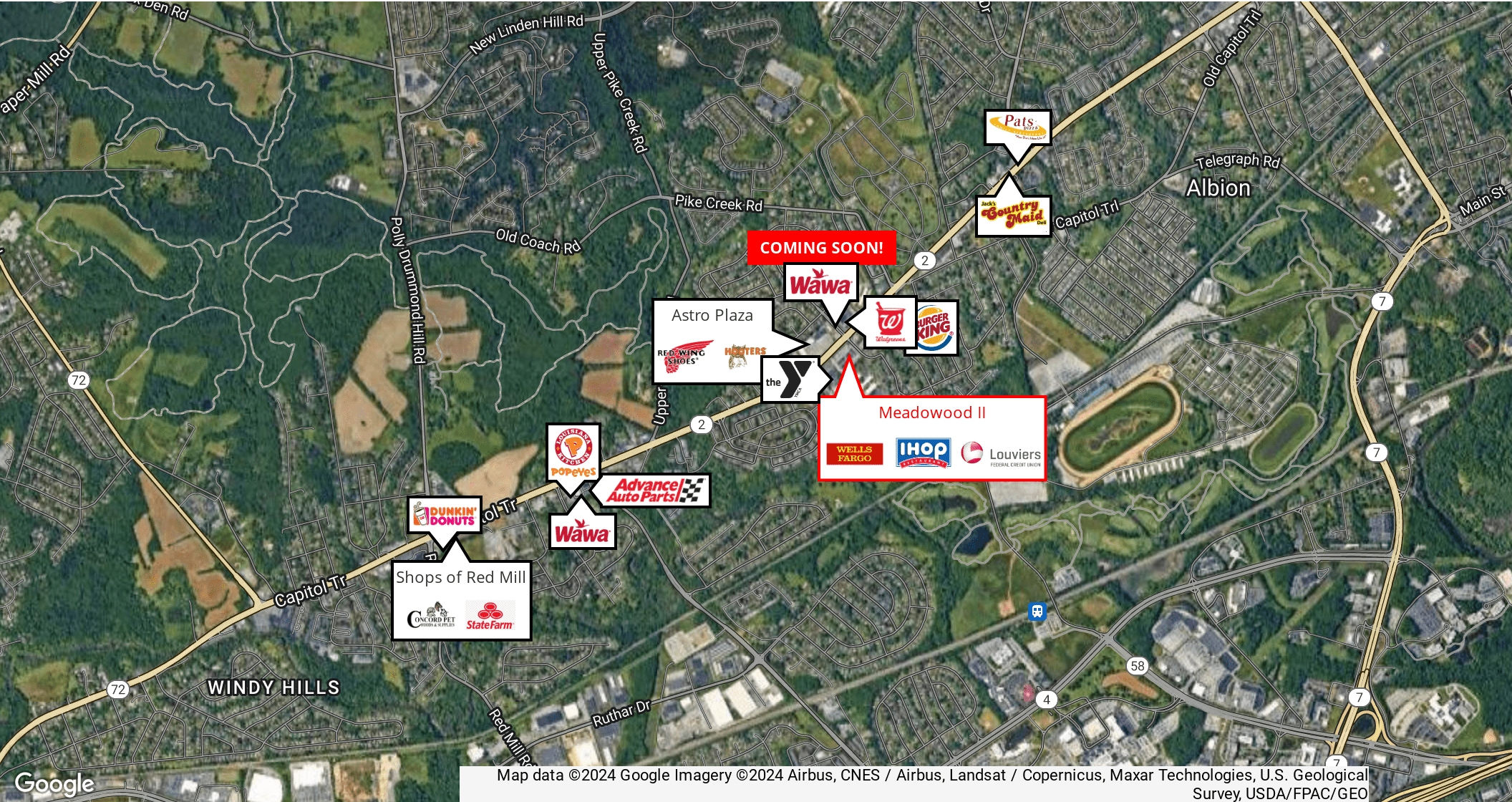
**DSM Commercial**  
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3304 Old Capitol Trail  
Wilmington, DE 19808  
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**MEADOWOOD II**

2610 Capitol Trail  
Newark, DE 19711

**RETAIL SPACE  
FOR LEASE**



Map data ©2024 Google Imagery ©2024 Airbus, CNES / Airbus, Landsat / Copernicus, Maxar Technologies, U.S. Geological Survey, USDA/FPAC/GEO

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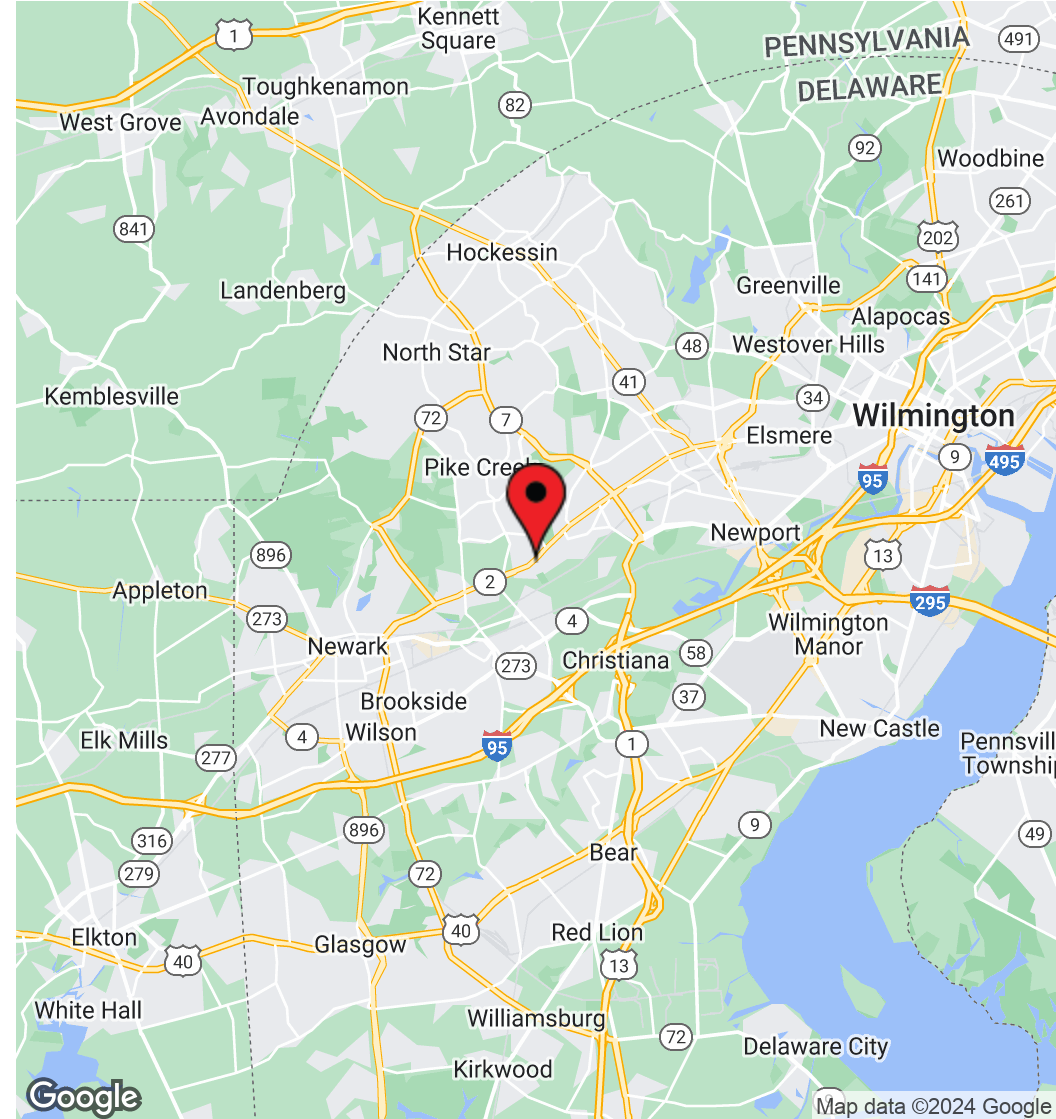
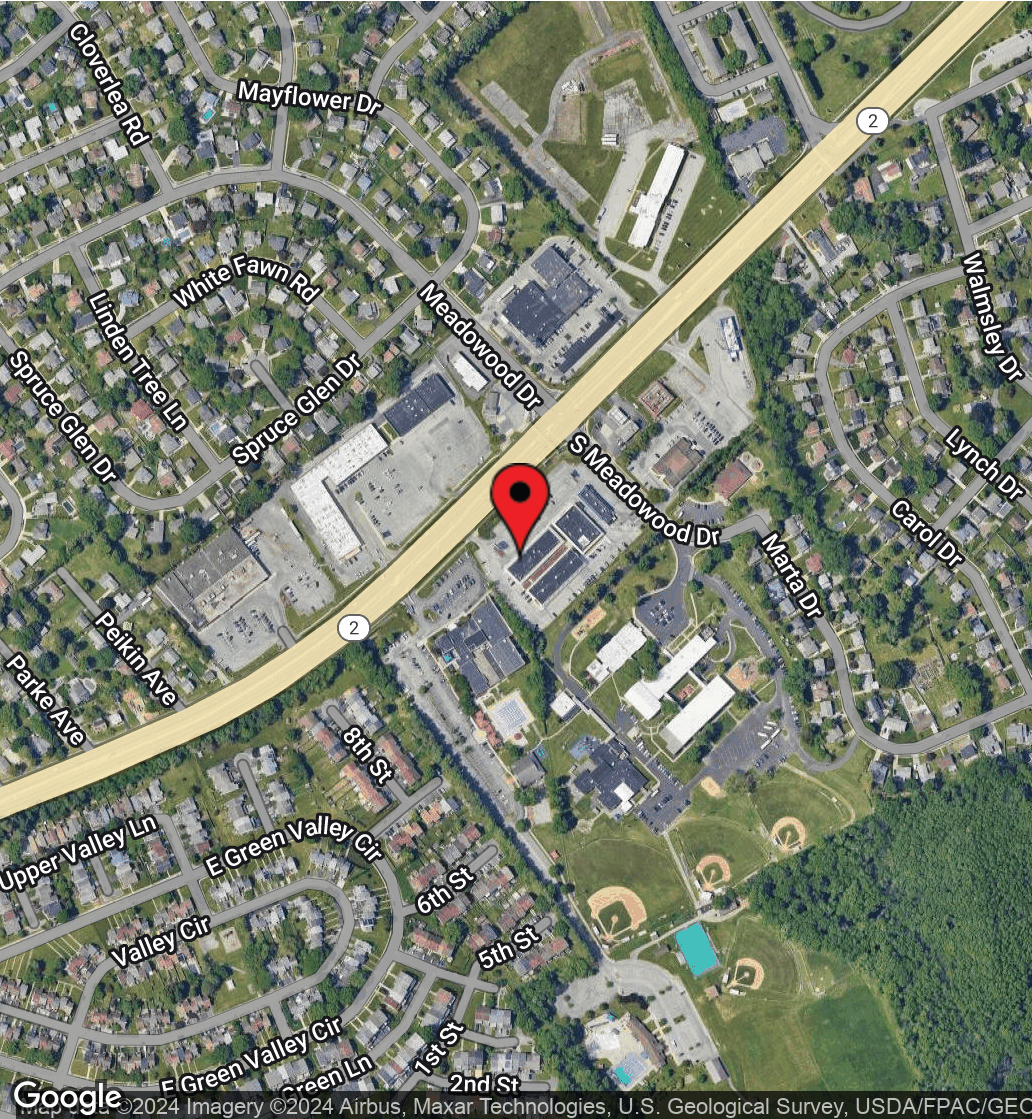




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# RETAIL SPACE FOR LEASE



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