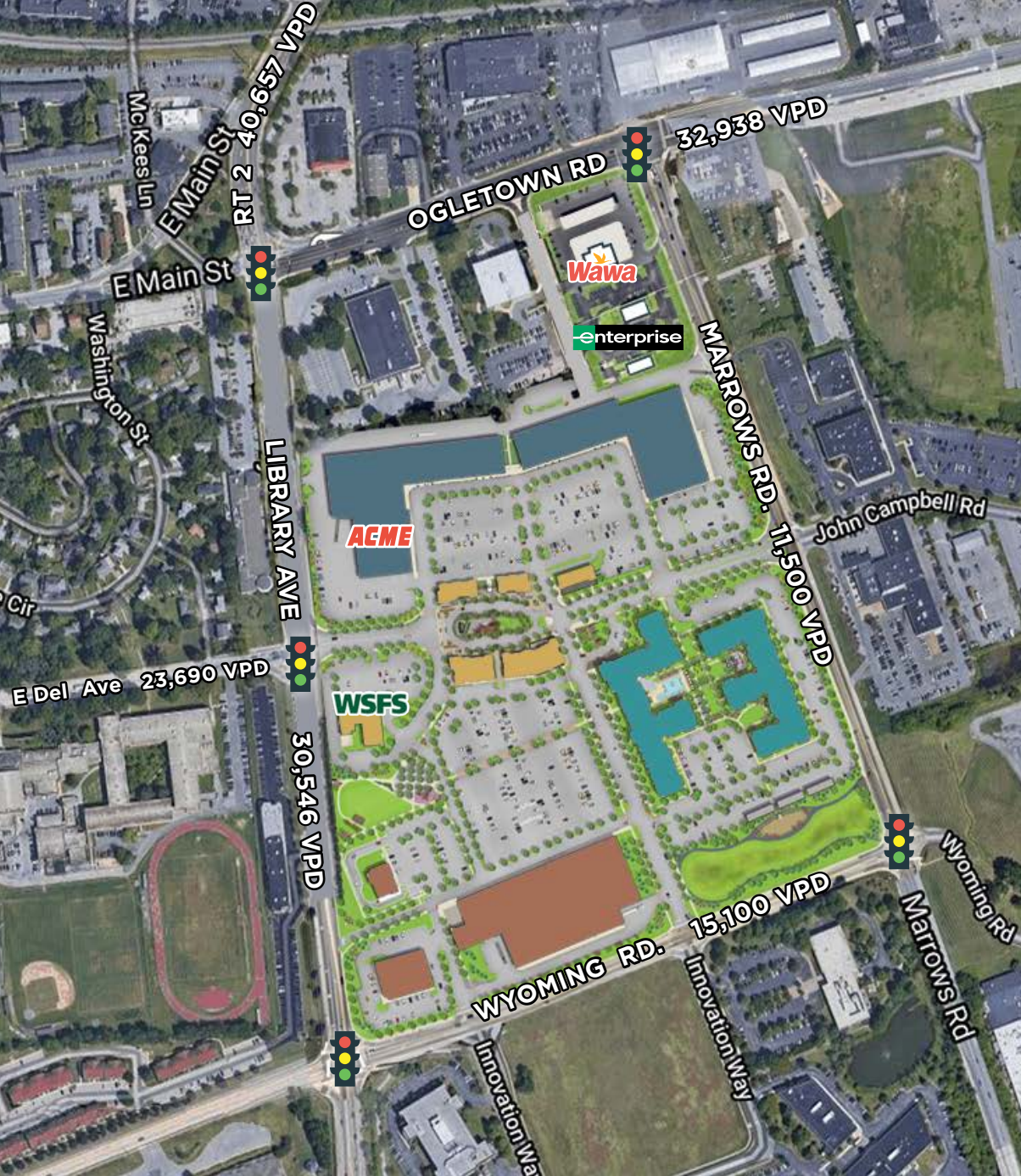




THE GROVE

NEWARK





PROPERTY HIGHLIGHTS

- NEWARK'S PREMIER MIXED-USE SHOP, DINE & LIVE COMMUNITY
- OVER 330,000 SF OF RETAIL WITH 60,000 SF OF NEW RETAIL
- LOCATED A MILE FROM UD'S MAIN CAMPUS
- BORDERS THE DELAWARE TECHNOLOGY PARK
- NEARLY 1,000 NEW TREES, PLANT AND FLOWER BEDS.
- NEW CENTRAL PLAZA WITH AL FRESCO DINING
- NEW COMMUNITY EVENTS GREEN SPACE
- PEDESTRIAN FRIENDLY - 1.5± MILES OF TRAILS & WALKWAYS
- 300 NEW LUXURY CLASS A APARTMENTS

DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
EST. POPULATION 2020	13,923	75,528	163,952
EST. DAYTIME POP. 2020	16,948	61,445	139,609
EST. HOUSEHOLDS 2020	4,474	27,489	62,525
EST. AVG. HH INCOME 2020	\$59,244	\$87,686	\$89,942

ALL TRAFFIC COUNTS: DELDOT 2019



CONTACT:
DSM COMMERCIAL REAL ESTATE SERVICES

AGENT **Jim Tancredi**
MAIN 302.283.1800
MOBILE 302.222.7574
FAX 302.283.1365
EMAIL jtancredi@dsmre.com

AGENT **Daniel Wham**
MAIN 302.283.1800
MOBILE 302.249.9744
FAX 302.283.1365
EMAIL dwham@dsmre.com



THEGROVENEWARK.COM



UNIVERSITY OF DELAWARE

25,000 STUDENTS
4,500 EMPLOYEES

WITHIN 2.5 MILES

THE GROVE



THE GROVE

NEWARK



THEGROVENEWARK.COM

GROVE NORTH RETAIL
159,012 SF

GROVE CENTRAL RETAIL
48,287 SF

1 ACRE
COMMUNITY GREEN

GROVE SOUTH RETAIL
113,824 SF

306 LUXURY
APARTMENTS

COMMUNITY TRAIL

K

ACME

L

PYLON

PYLON

WSFS





GROVE NORTH - K

GROVE NORTH - L

K 100 ACME	58,740 SF	K 200 AVAILABLE	2,872 SF
K 110 PEDDLER'S LIQUOR MART	2,250 SF	K 210 AVAILABLE	2,000 SF
K 120 PEDDLER'S LIQUOR MART	2,250 SF	K 220 SALLY BEAUTY	2,000 SF
K 130 N&D NAILS	1,500 SF	K 230 AVAILABLE	2,000 SF
K 140 H&R BLOCK	2,000 SF	K 240 MARK IV HAIR DESIGNS	1,300 SF
K 150 K&L CLEANERS	2,000 SF		
K 160-190 AVAILABLE	7,150 SF		

L 250 BONCHON CHICKEN	1,900 SF	L 340 AVAILABLE	2,000 SF
L 260 BACKYARD BIRDS EMPORIUM	2,000 SF	L 350-360 AVAILABLE	4,000 SF
L 270-290 AVAILABLE	6,000 SF	L 370 AVAILABLE	2,000 SF
L 300 HAIR CUTTERY	2,000 SF	L 380 AVAILABLE	2,000 SF
L 310 AVAILABLE	2,000 SF	L 90 CIGARETTE CITY	2,000 SF
L 320 AVAILABLE	2,000 SF	L 400 AVAILABLE	45,050 SF
L 330 WHITEMINK BEAUTY SALON	2,000 SF		

PARKING COUNT





ACME

100

PEDDLER'S Liquor	<i>N&D Nails</i>	H&R BLOCK	K&L CLEANERS	2,000± SF	2,000± SF	2,000± SF	1,150± SF	2,872± SF	2,000± SF	SALLY BEAUTY	2,000± SF	Mark IV HAIR DESIGNS	
110	120	130	140	150	160	170	180	190	200	210	220	230	240

GROVE NORTH - K

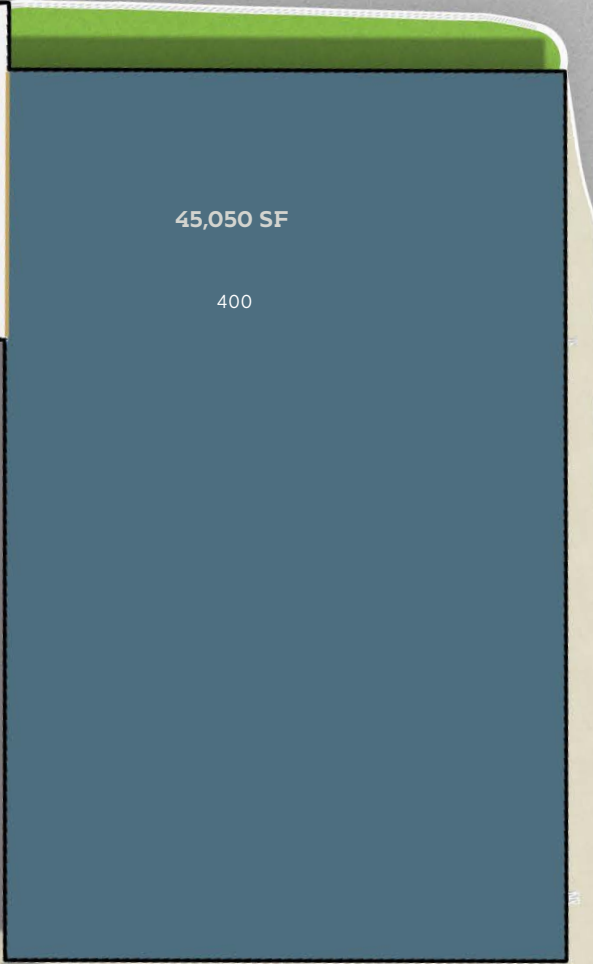
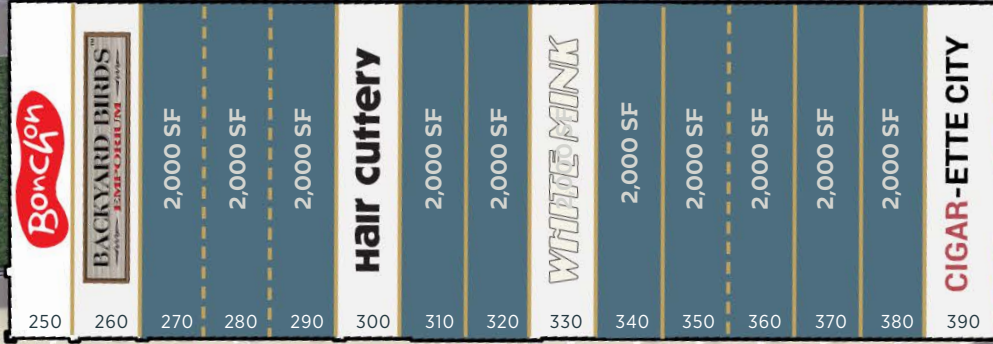
SPACE	TENANT	SF
100	ACME	58,740
110	PEDDLERS LIQUOR MART	2,250
120	PEDDLERS LIQUOR MART	2,250
130	N & D NAILS	1,500
140	H & R BLOCK	2,000
150	K & L CLEANERS	2,000
160-190	AVAILABLE	7,150
200	AVAILABLE	2,872
210	AVAILABLE	2,000
220	SALLY BEAUTY	2,000
230	AVAILABLE	2,000
240	MARK IV HAIR DESIGNS	1,300





GROVE NORTH - L

SPACE	TENANT	SF
250	BONCHON CHICKEN	1,900
260	BACKYARD BIRDS	2,000
270-290	AVAILABLE	6,000
300	HAIR CUTTERY	2,000
310	AVAILABLE	2,000
320	AVAILABLE	2,000
330	WHITE MINK SALON	2,000
340	AVAILABLE	2,000
350/360	AVAILABLE	4,000
370	AVAILABLE	2,000
380	AVAILABLE	2,000
390	CIGARETTE CITY	2,000
400	AVAILABLE	45,050





GROVE CENTRAL

SPACE	TENANT	SF
A*	AVAILABLE	3,869
A 101	AVAILABLE	1,878
A 102	AVAILABLE	1,991
B*	AVAILABLE	3,184
B 101	AVAILABLE	1,542
B 102	AVAILABLE	1,642
C	AVAILABLE	3,500
D 101	AVAILABLE	3,769
D 102	AVAILABLE	2,572
E 101	AVAILABLE	4,977
E 102	AVAILABLE	4,497
F	WSFS	21,919

*DIVISIBLE

#

PARKING COUNT





**PLAZA AT THE GROVE
OUTDOOR SEATING**

1	A101	643 SF
2	A102	311 SF
3	B101	372 SF
4	B101	345 SF
5	B102	911 SF
6	E102	1,002 SF
7	E101	857 SF
8	D102	577 SF
9	D101	774 SF
10	C	1,677 SF





GROVE SOUTH

SPACE	TENANT	SF
G	AVAILABLE	5,000
H	AVAILABLE	12,000
I	AVAILABLE	14,000
J*	AVAILABLE	82,824
J 101	AVAILABLE	20,572
J 102	AVAILABLE	22,692
J 103	AVAILABLE	26,535
STORAGE/ LOADING	AVAILABLE	13,025

*DIVISIBLE

#

PARKING COUNT

DRIVE-THRU
WSFS

COMMUNITY GREEN

G

DRIVE-THRU

59

40

266

33

77

I

DRIVE-THRU

H

J 101

J 102

J 103

183'

183'

183'

112'

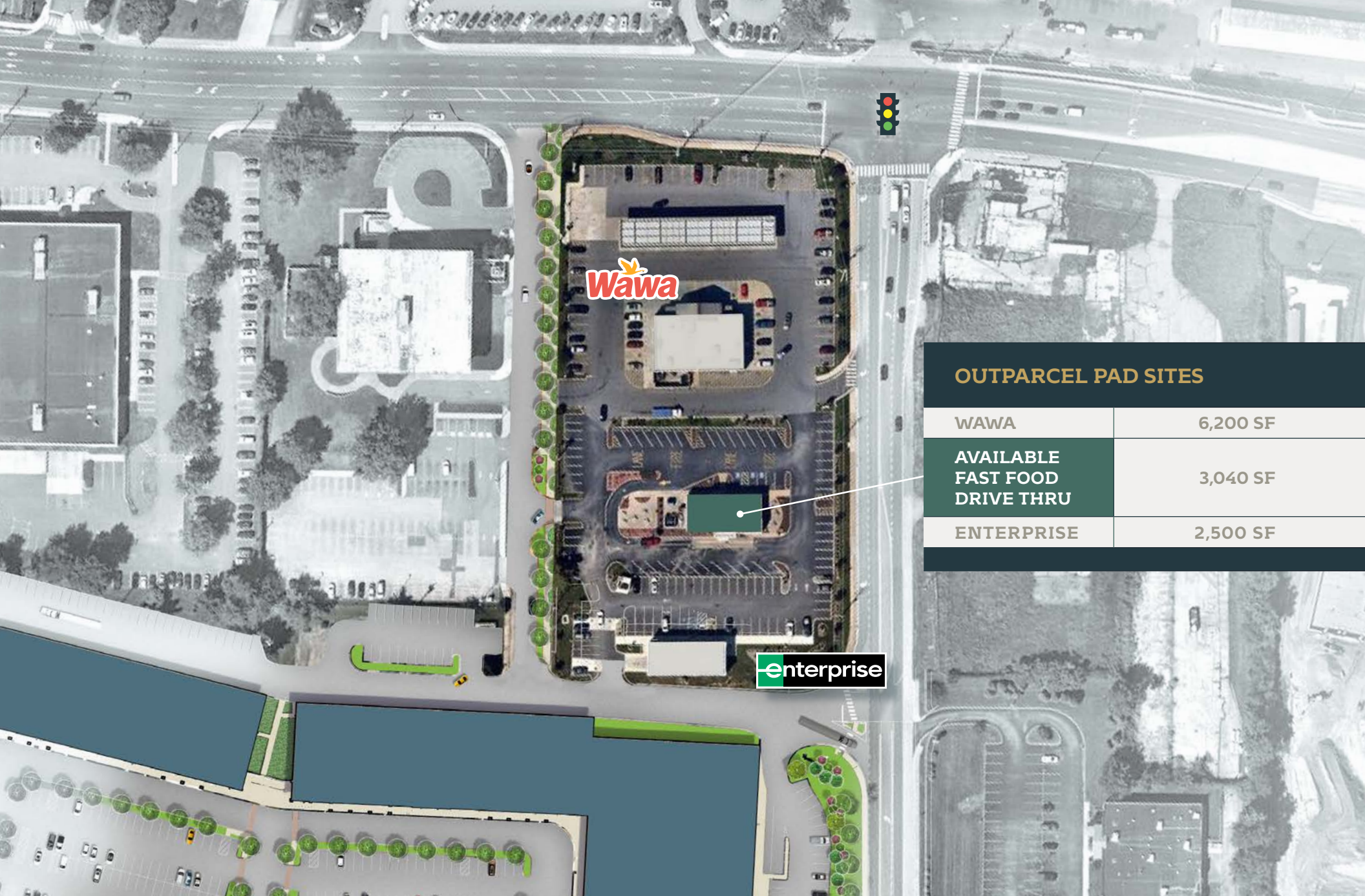
124'

145'

STORAGE / LOADING

COMMUNITY TRAIL

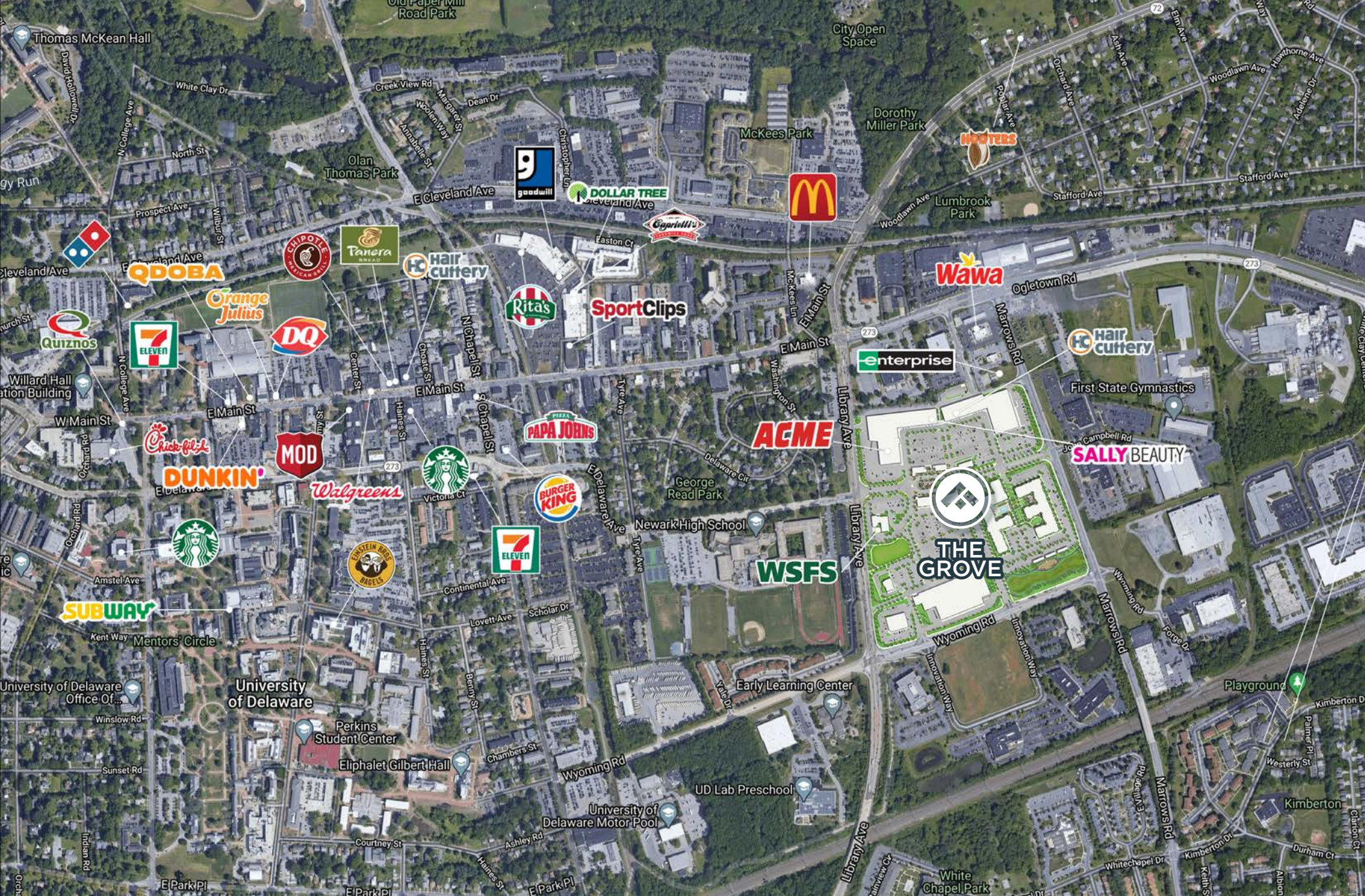


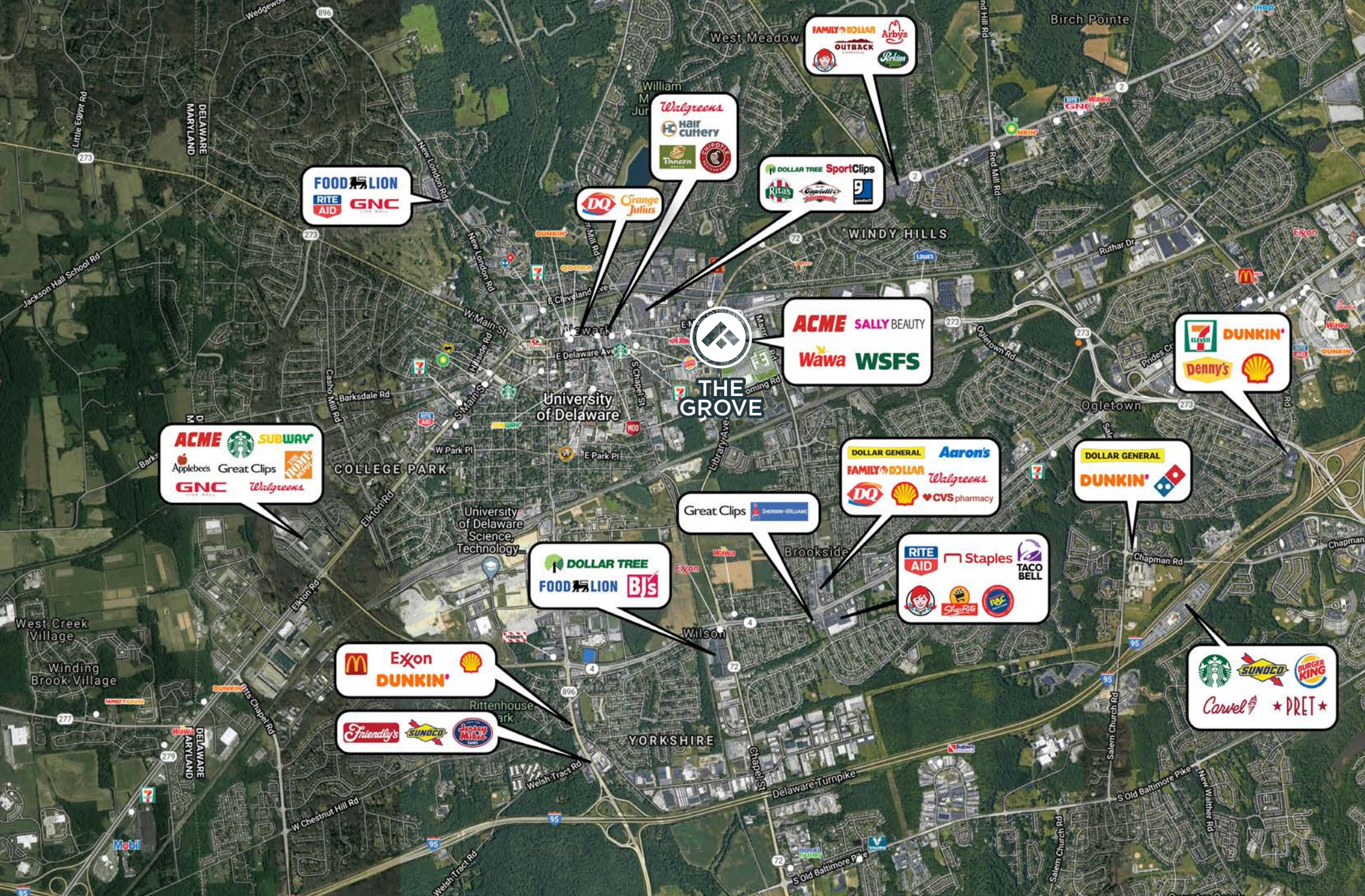


OUTPARCEL PAD SITES

WAWA	6,200 SF
AVAILABLE FAST FOOD DRIVE THRU	3,040 SF
ENTERPRISE	2,500 SF







FOOD LION
RITE AID
GNC

DO
Orange Julius

Walgreens
Hair cutters
Panera
Baskin-Robbins

DOLLAR TREE SportClips
Ritas
Santitas
9

FAMILY DOLLAR
OUTBACK
Arby's
Krispy Kreme
Santitas

ACME SALLY BEAUTY
Wawa WSFS

7 ELEVEN
DUNKIN'
Denny's
Shell

ACME
SUBWAY
Applebees Great Clips
GNC Walgreens

DOLLAR GENERAL
Aaron's
FAMILY DOLLAR
DQ
Walgreens
CVS pharmacy

DOLLAR GENERAL
DUNKIN' Domino's

DOLLAR TREE
FOOD LION
Bj's

Great Clips
SHERWIN-WILLIAMS

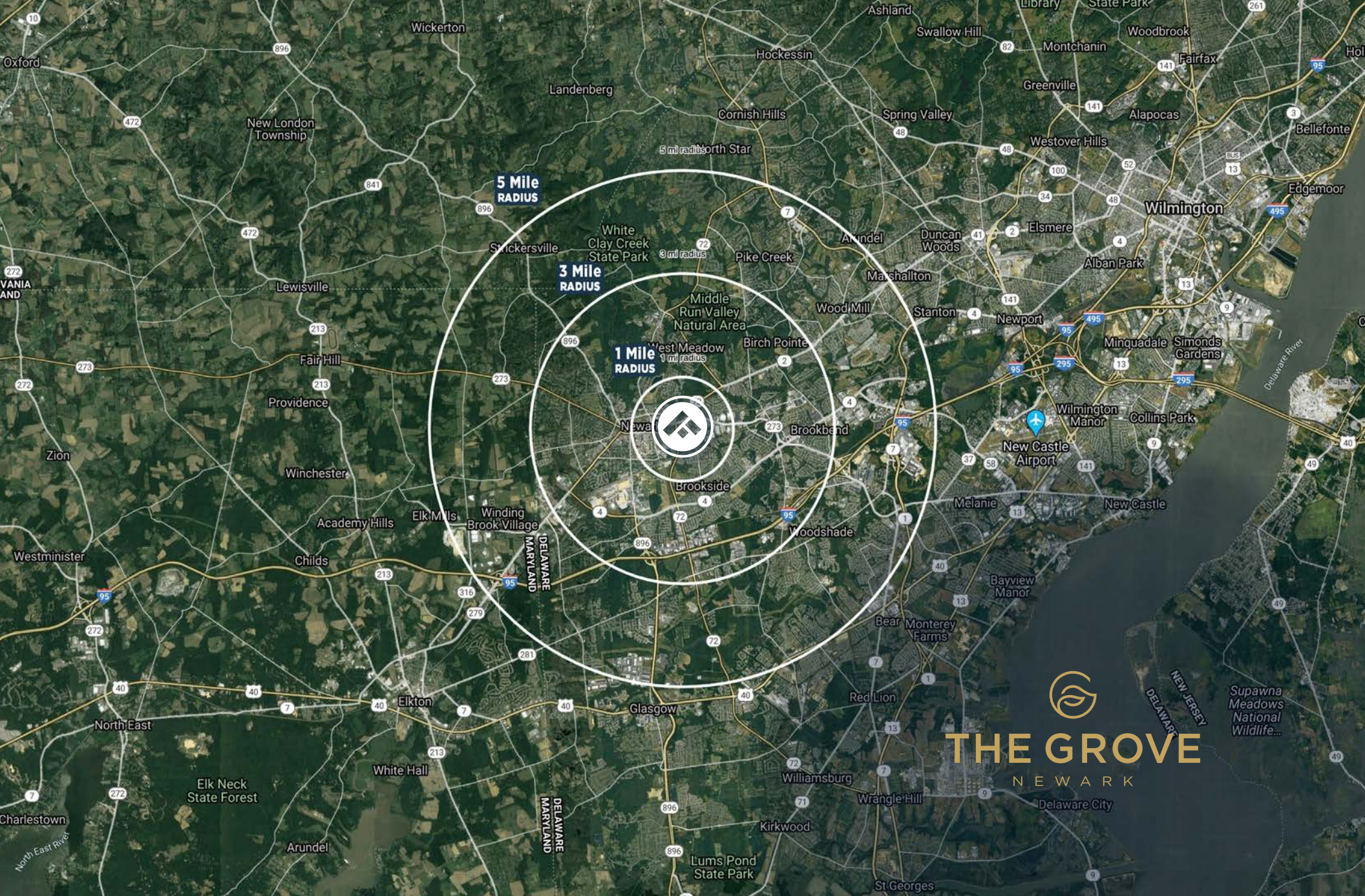
RITE AID
Staples
TACO BELL
Santitas
Santitas
Santitas

McDonald's
Exxon
DUNKIN'
Shell

Friendly's
SUNOCO
JACKSON MITCHELL

Starbucks
SUNOCO
BURGER KING
Caramel
PRET





THE GROVE
NEWARK
Delaware City



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Delivering Great Space to Delaware Business Since 1965

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