



### AVAILABLE SPACE

**Available:** 2,500-5,000 +/- SF

**Sublease Rate:** \$11.25/SF NNN

**Term:** 20 Months

### Zuhua (Jenny) Sabol

302 221 7232 Direct

302 437 5660 Cell

[zuhuasabol@emoryhill.com](mailto:zuhuasabol@emoryhill.com)

### Tim Plemmons, MICP

302 221 7255 Direct

610 675 5591 Cell

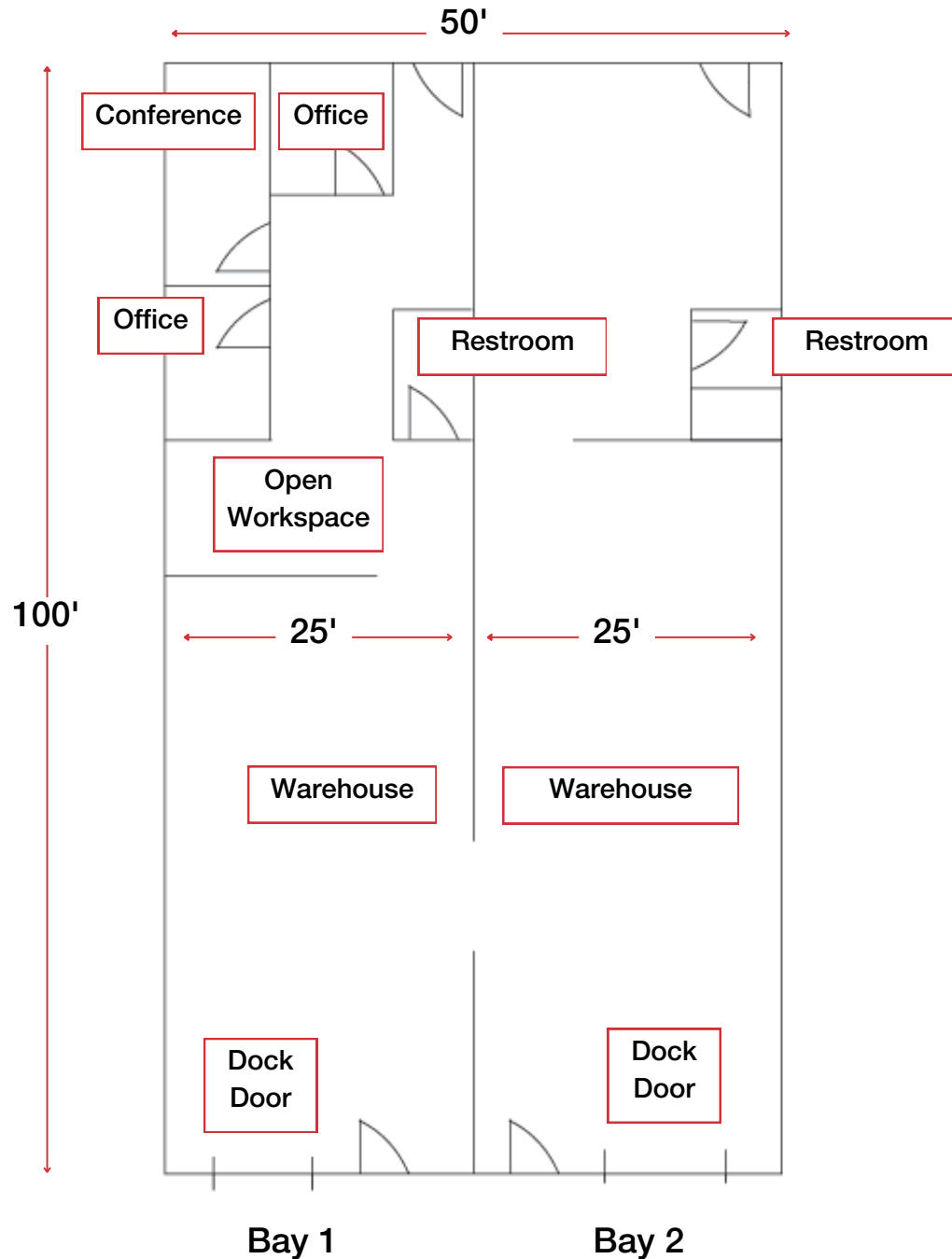
[tplemmons@emoryhill.com](mailto:tplemmons@emoryhill.com)

### AIRPORT BUSINESS CENTER HIGHLIGHTS

Airport Business Center features move-in ready flex/warehouse available with heavy electric, high ceilings, wet sprinklers, and security systems in place. Located off South DuPont Parkway and Route 273 in New Castle, Delaware, the facility has easy access to I-95 and other major routes.

### SPACE HIGHLIGHTS

- Two 2,500 +/- SF bays - can be subleased separately or combined for 5,000 +/- SF
- Each bay has a restroom and loading dock
- Total office SF is 1,300 SF for both bays
- Bays measure 100' x 25' each











📍 10 Corporate Circle, Suite 100, New Castle, DE 19720

📞 302 322 9500

🌐 [naiemoryhill.com](http://naiemoryhill.com)

**Zuhua (Jenny) Sabol**

c: 302 221 7232

e: [zuhuasabol@emoryhill.com](mailto:zuhuasabol@emoryhill.com)

**Tim Plemmons, MICP**

c: 610 675 5591

e: [tplemmons@emoryhill.com](mailto:tplemmons@emoryhill.com)