

400 Belle Hill Road  
Elkton, MD 21921  
[www.cbre.com/wilmington](http://www.cbre.com/wilmington)

# Build-to-Suit Warehouse for Sale or Lease



## Contact Us

**Dan Rattay**  
+1 302 379 8801  
dan.rattay@cbre.com  
Licensed: MD, DE, PA

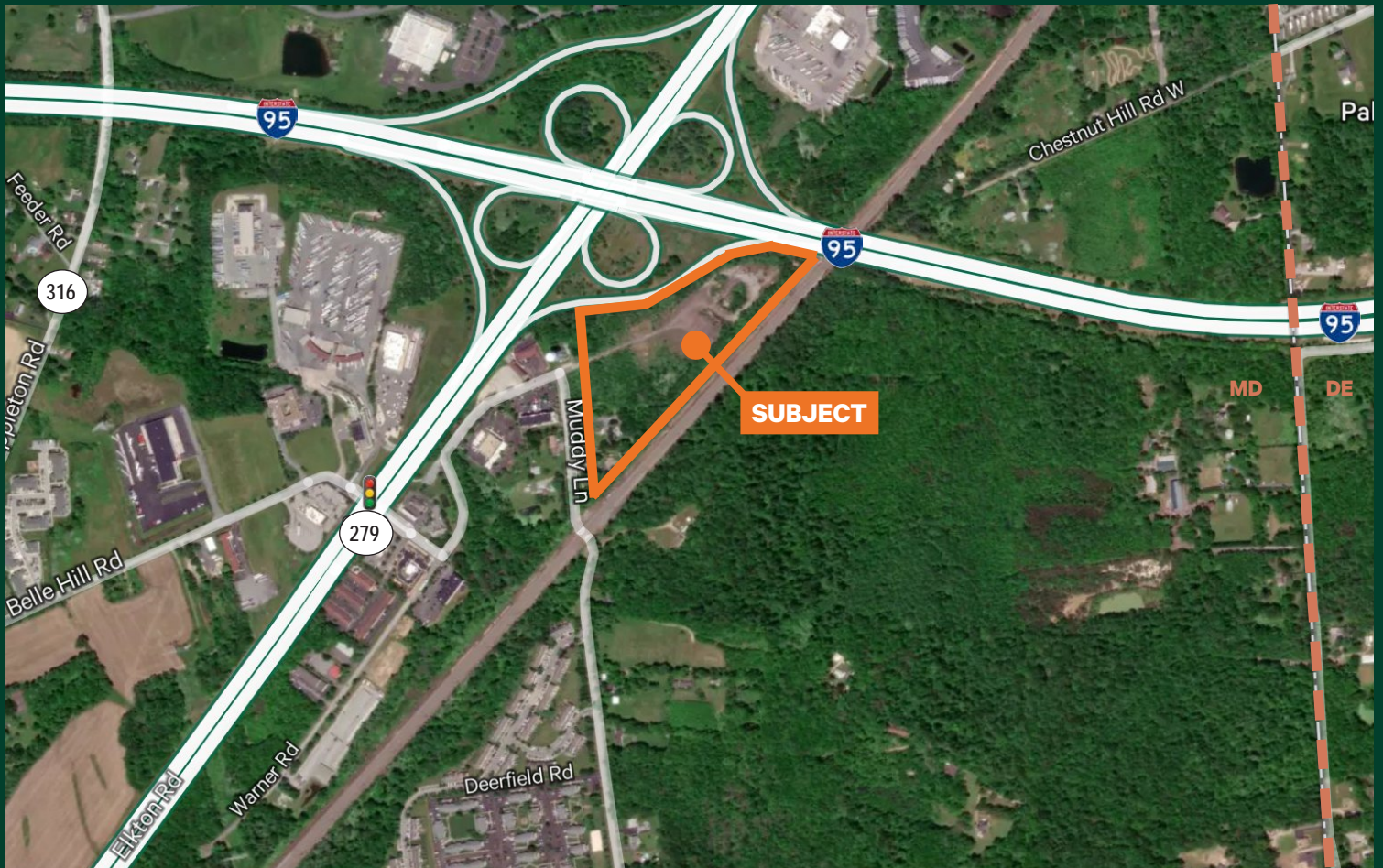
**Colby Reeder**  
+ 1 302 299 3597  
colby.reeder@cbre.com  
Licensed: DE, PA, NJ



## Features:

- + New construction
- + I-95 frontage
- + Class A warehouse
- + Tilt-up construction
- + Build-to-suit available
- + Outside storage
- + Dock and drive-in loading
- + Located on the Maryland/Delaware border
- + C-3 Zoning
  - Light manufacturing
  - Warehousing
  - Truck service facility

## Aerial

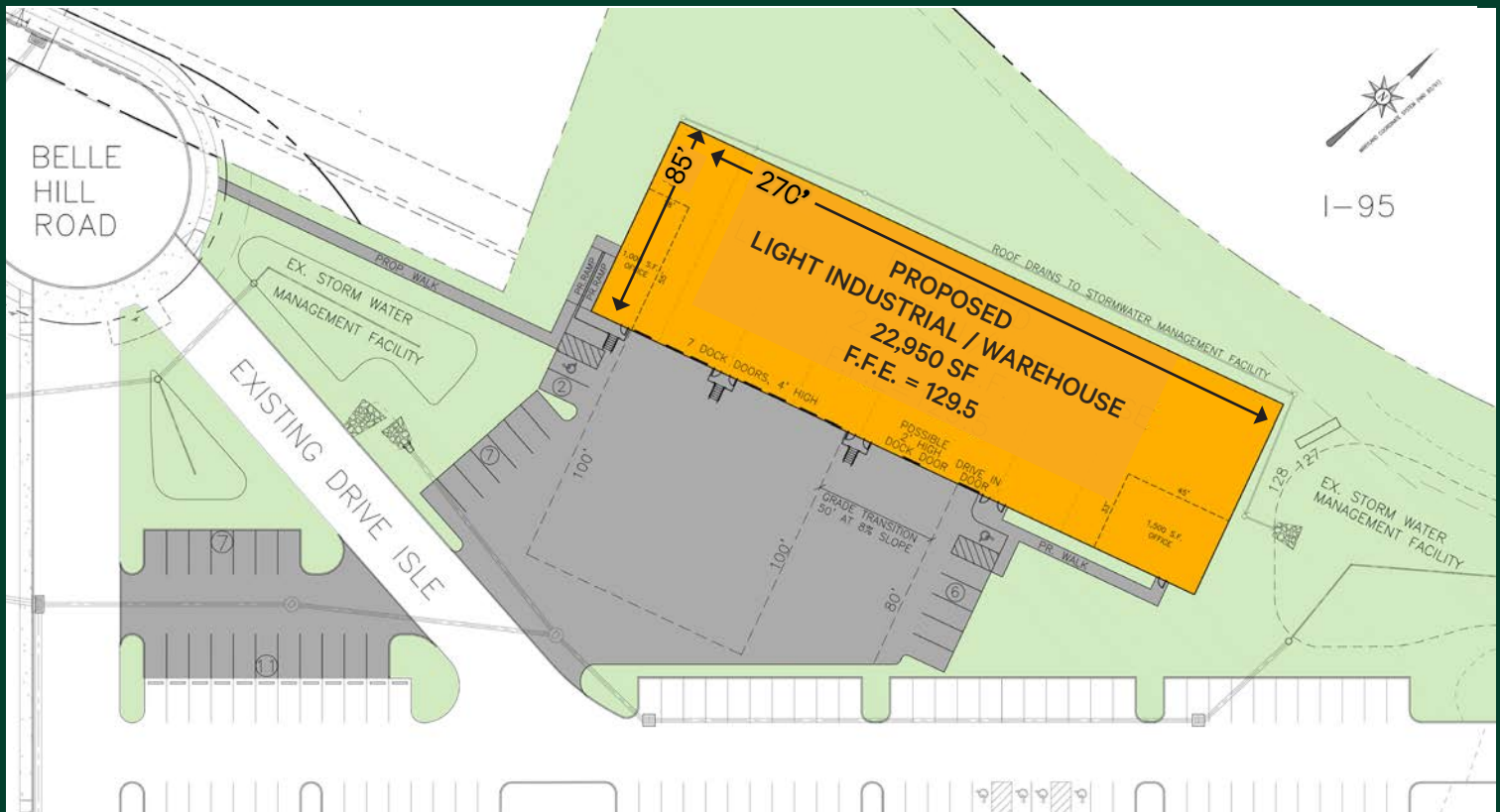


## Building Photo



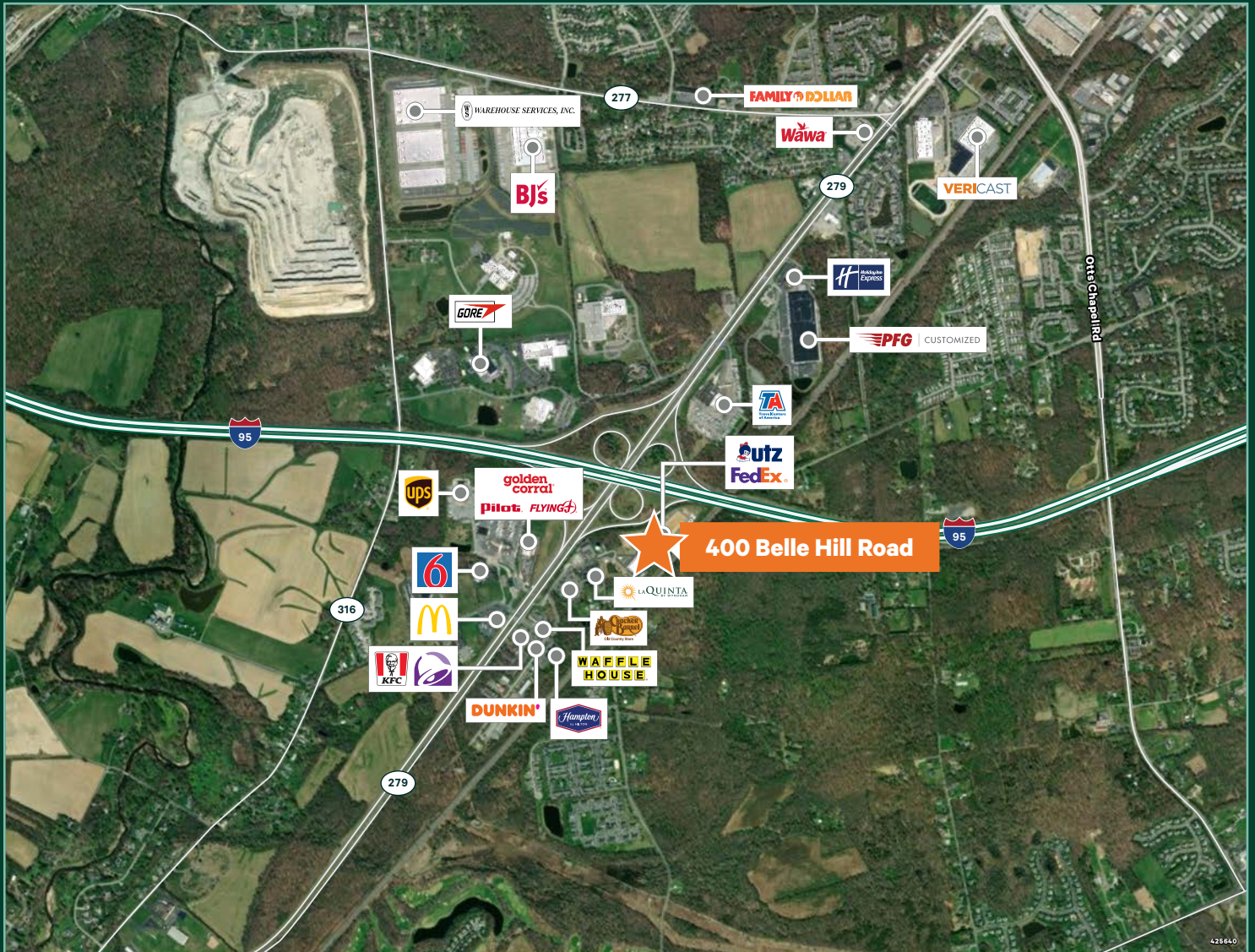
## Site Plan

Building 3 - Pad Site Available -  $\pm 22,950$  SF on  $\pm 2.15$  Acres





## Local Retail Map



Location Map



I-95

Adjacent



US Route 40

3.5 Miles



Wilmington, DE

16 Miles



Philadelphia, PA

45 Miles



Baltimore, MD

53 Miles



Washington, DC

94 Miles



New York City

135 Miles

Contact Us

CBRE, Inc  
3711 Kennett Pike  
Suite 210  
Wilmington, DE 19807  
Licensed Real Estate Broker

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