



AVAILABLE SPACE FOR SUBLEASE

Bays 6 & 7: 13,500 to 27,000 +/- SF

Sublease Rate: Negotiable

Date Available: 2/1/25

Term: Month-to-month up to 2 years

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PROPERTY DESCRIPTION

Newly constructed Class A warehouse space for sublease proximate to the I-95 corridor in Newark, DE. Location is within an hour drive of 3 ports (Wilmington, Philadelphia, and Baltimore).

SPACE HIGHLIGHTS

- Clear Height: 40'
- Space Dimensions: 205' x 108'
- Column Spacing: 54' x 48'
- Speed Bay: 60'
- Floor: 8" slab
- Sprinkler: ESFR
- Loading: 5 dock doors
- Trailer Parking: 10 or more
- Vehicle Parking: 30

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