



R&R Commercial Realty, Inc.

OFFICE SPACE FOR LEASE

FIRST CAPITAL CENTER
500 W. LOOCKERMAN ST., DOVER DE 19901

THE SPACE

Location

500 W. Loockerman St.
Dover, DE 19901

County

Kent

HIGHLIGHTS

- ❖ Office Space Available For Lease immediately!
- ❖ 2nd Floor - Suite 201 (2,572+/-sf) partially unfinished, open area with several individual offices
- ❖ 2nd Floor - Suite 203 (1,253+/-sf) 2 entrances into suite, several individual offices
- ❖ 4th Floor - Suite 410 (1,883+/-sf) Kitchen, large conference room, 2 entrances into suite
- ❖ 5th Floor - Suite 501 (8,771+/-sf) Former Overlook Banquet Hall, large open space with floor to wall windows that overlook Dover. Former kitchen area and 2 large separate rooms
- ❖ 6th Floor - Suite 604 (2,774+/-sf) No elevator, walk-up access from 5th floor. Kitchen, individual offices, Large windows overlook Dover.
- ❖ First Capital Center is located at the corner of Loockerman Street and Jerusalem Way right in the center of West Dover. This building formerly known as Duncan Center was recently bought by a local family and is working to renovate and revitalize this Dover landmark. The building was newly renamed as the First Capital Center by the new owners, the building will serve as a gateway to West Dover, welcoming visitors to the shops, restaurants, and businesses downtown.



POPULATION

1.00 MILE	3.00 MILE	5.00 MILE
8,300	51,038	78,463

AVERAGE HOUSEHOLD INCOME

1.00 MILE	3.00 MILE	5.00 MILE
\$71,785	\$84,675	\$92,453

NUMBER OF HOUSEHOLDS

1.00 MILE	3.00 MILE	5.00 MILE
3,479	19,824	30,250



Charles Rodriguez
Broker
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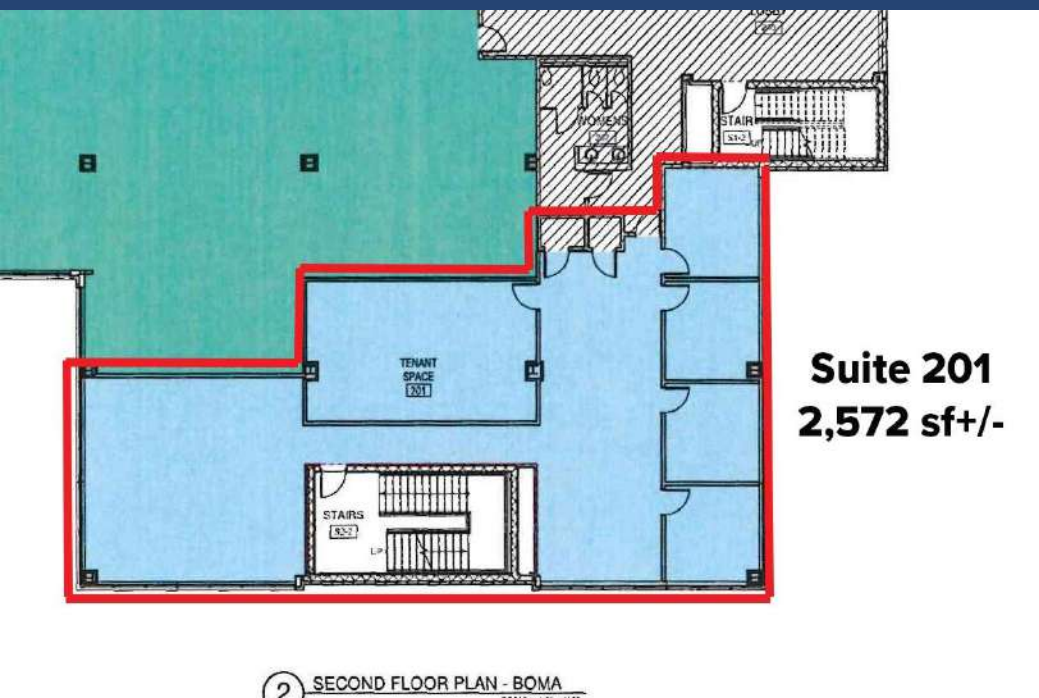
R&R Commercial Realty
46 S. State Street, Dover, DE 19901



Smaller Office



Open Space



**Suite 201
2,572 sf+/-**

Suite 201 Floor Plan 2,572 +/- sf



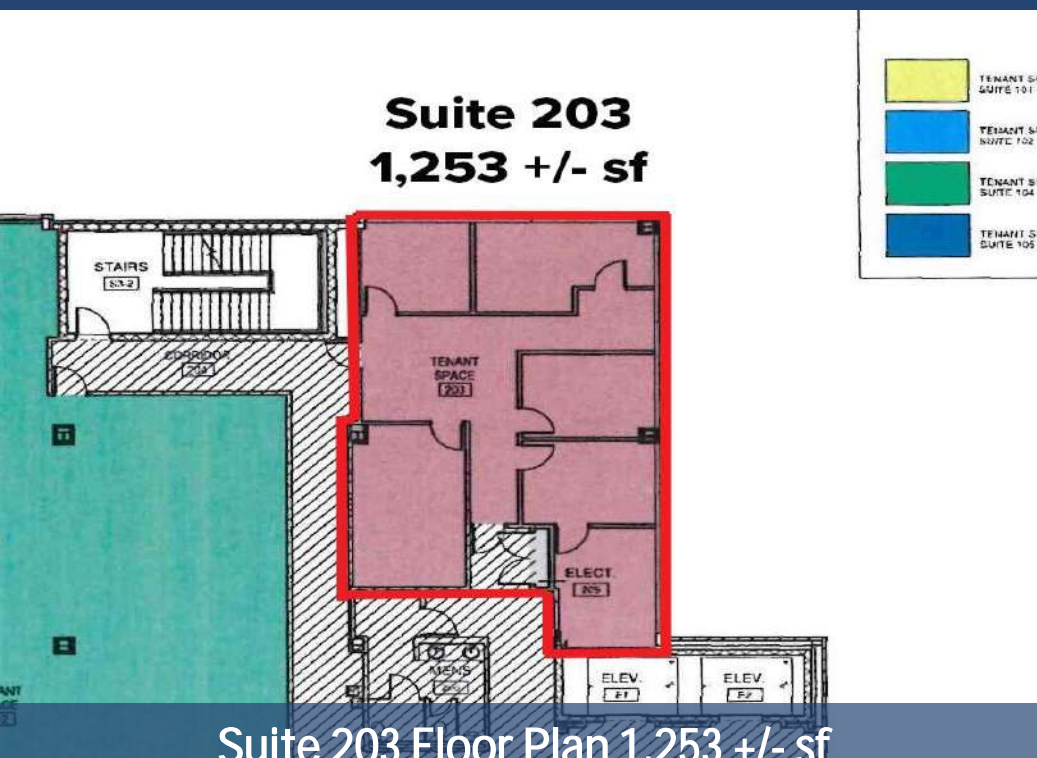
Large Open Office Space



Suite 203 - 1,253 sf



2 Access Doors



Suite 203 Floor Plan 1,253 +/- sf



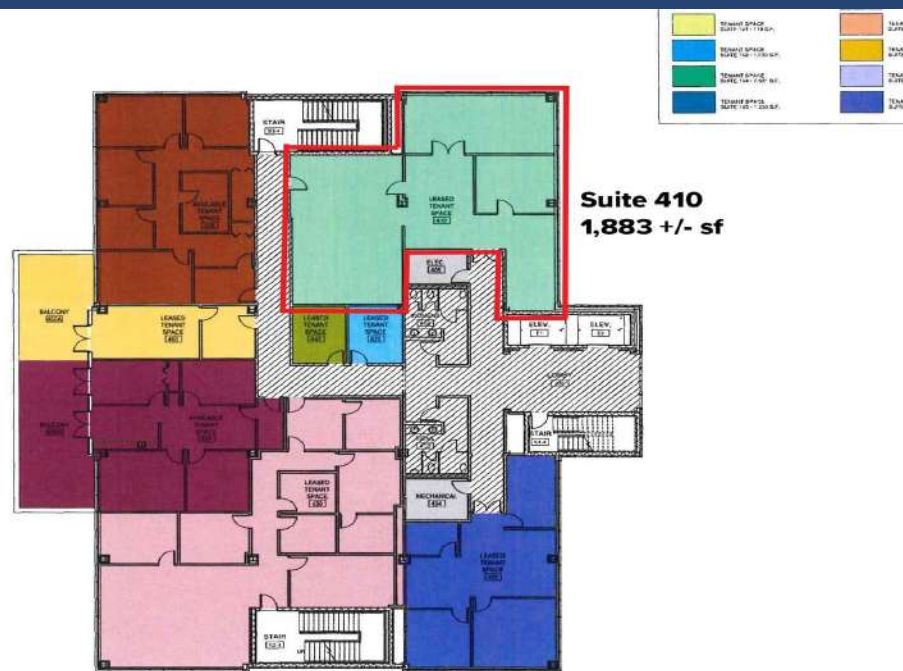
Individual Office Space



Suite 410 - 1,883 sf



Conference Room



Suite 410 Floor Plan 1,883 +/- sf



Kitchen

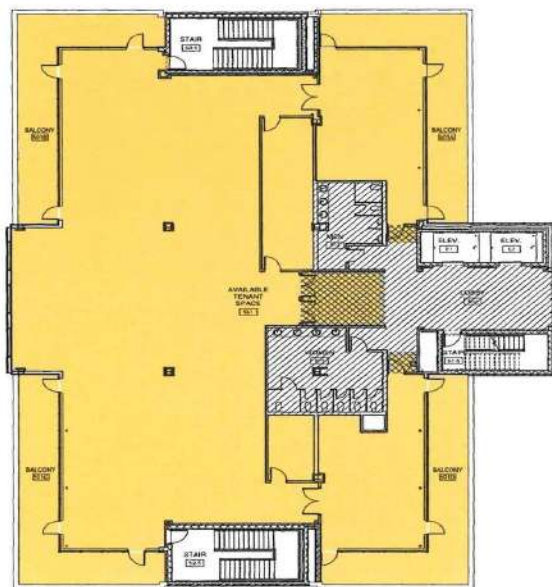


5th Floor Lobby & Entrance to Banquet Hall



Former Banquet Hall with Kitchen Area

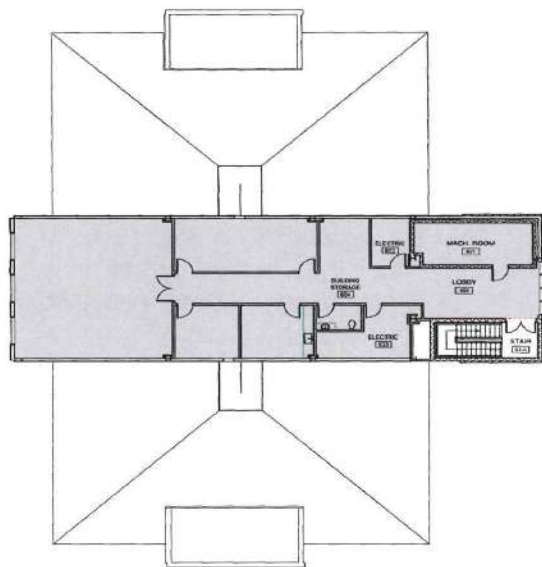
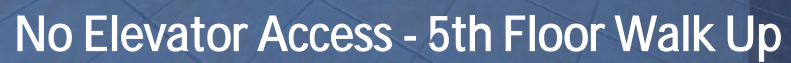
Suite 501 - 8,771 +/- sf



Suite 501 Floor Plan 8,771 +/- sf



Wide Open Space



Suite 604 Floor Plan 2,774 +/- sf



OFFICE SPACE FOR LEASE

CONFIDENTIALITY and DISCLAIMER

All information contained herein is believed to be accurate, however was obtained from third parties and R & R Commercial Realty, Inc. does not warrant as to the accuracy submitted, subject to changes or modification without notice. Listing Broker represents the sellers interest.

Exclusively Marketed by:

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Broker

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<http://www.randrcommercialrealty.com>

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