

OFFICE SPACES FOR LEASE
DOWNTOWN WILMINGTON
OFFICE BUILDING

800 N KING STREET

Wilmington, DE 19801

JOSEPH LATINA, SIOR

Managing Principal

O: 302.414.1000 | C: 302.530.1233

jlatina@LMTCRE.com

ZACH REMPFER

Sales & Leasing

O: 302.414.1000 | C: 302.250.1425

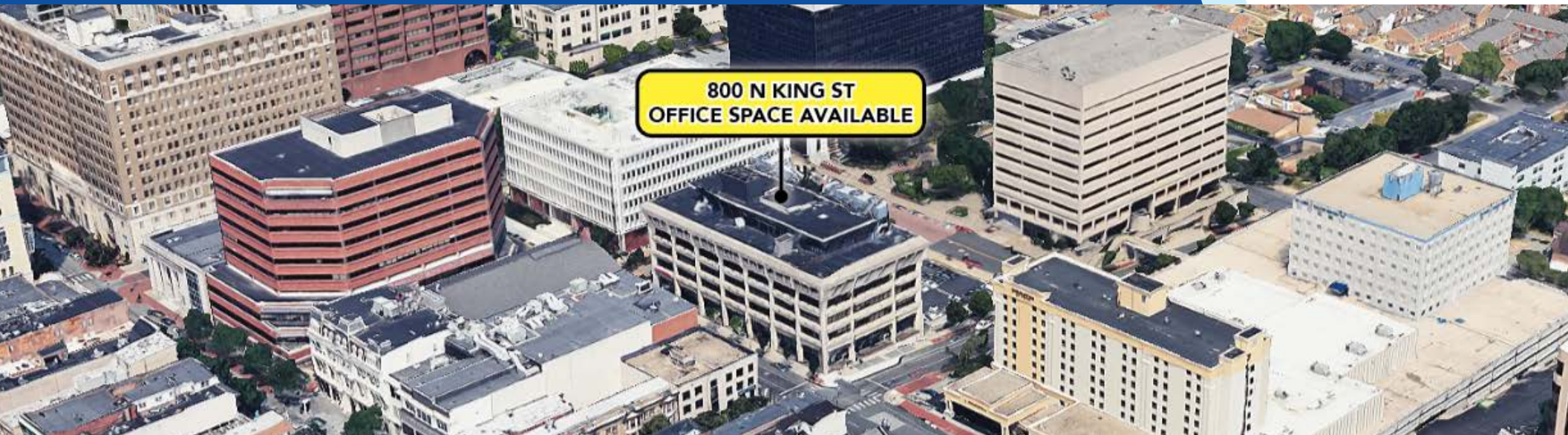
zach@LMTCRE.com



OFFICE SPACES FOR LEASE - DOWNTOWN WILMINGTON OFFICE BUILDING

800 N KING STREET

Wilmington, DE 19801



PROPERTY DESCRIPTION

Find the ideal workspace for your business at 800 N King Street, located in the heart of Downtown Wilmington. This premier office building offers a range of suites to suit businesses of all sizes — from move-in-ready spaces to customizable, build-to-suit options on the fourth and fifth floors. Whether you're a growing startup or an established company seeking expansion, this building has the flexibility and convenience you'll need for your business.

PROPERTY HIGHLIGHTS

- Prime location in Downtown Wilmington, with easy access to major transportation
- Modern amenities, including high-speed internet and updated HVAC systems
- Secure entry and 24/7 building access
- On-site parking for tenants and visitors
- Nearby dining, retail, and professional services

OFFERING SUMMARY

Lease Rate:	\$24.00 SF/yr (Gross)
Number of Units:	3
Lower Level: Plaza P	3,300 +/- SF
Floor #4	15,470 +/- SF
Floor #5	15,470 +/- SF

JOSEPH LATINA, SIOR

Managing Principal

O: 302.414.1000 | C: 302.530.1233

jlatina@LMTCRE.com

ZACH REMPFER

Sales & Leasing

O: 302.414.1000 | C: 302.250.1425

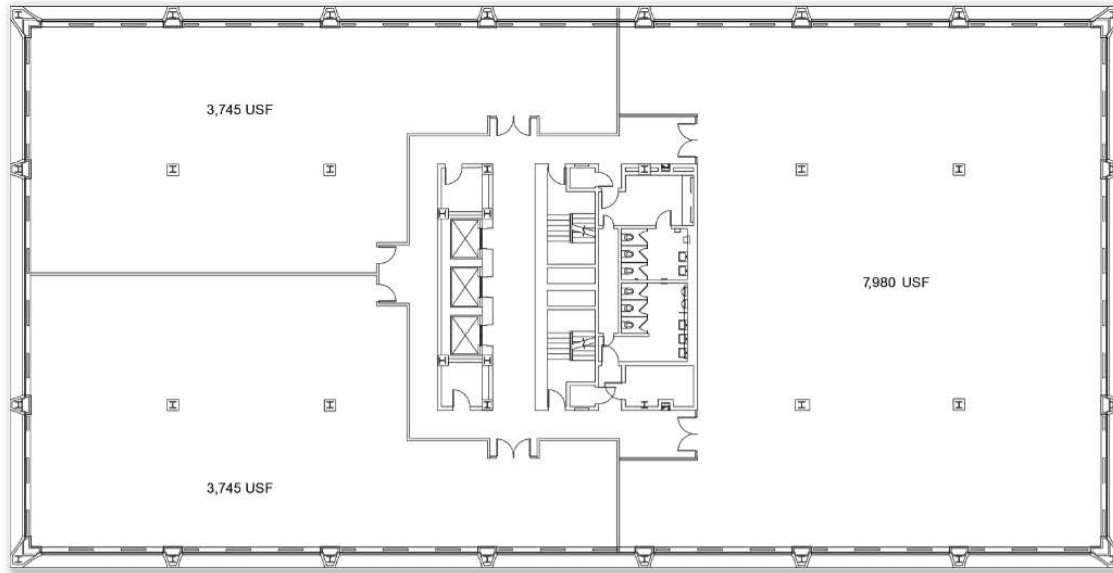
zach@LMTCRE.com



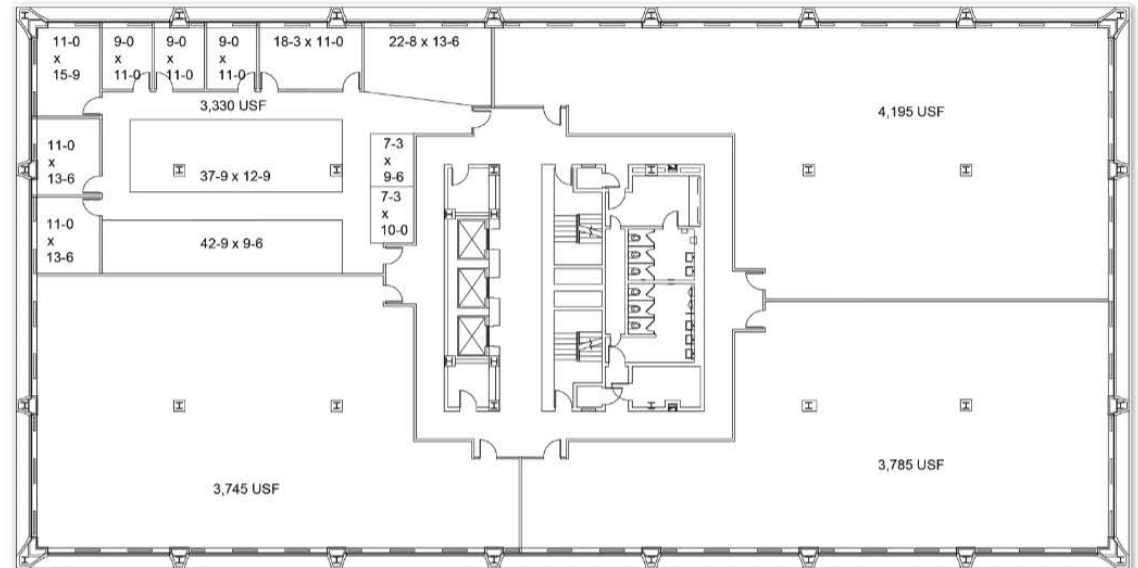
OFFICE SPACES FOR LEASE - DOWNTOWN WILMINGTON OFFICE BUILDING

800 N KING ST

Wilmington, DE 19801



4th and 5th Floors Build-to-Suit Suite Options



JOSEPH LATINA, SIOR
Managing Principal
O: 302.414.1000 | C: 302.530.1233
jlatina@LMTCRE.com

ZACH REMPFER
Sales & Leasing
O: 302.414.1000 | C: 302.250.1425
zach@LMTCRE.com



OFFICE SPACES FOR LEASE - DOWNTOWN WILMINGTON OFFICE BUILDING

800 N KING STREET

Wilmington, DE 19801



Floor #4 - Available 15,470 +/- SF



Floor #4 - Available 15,470 +/- SF



Floor #4 - Available 15,470 +/- SF

JOSEPH LATINA, SIOR

Managing Principal

O: 302.414.1000 | C: 302.530.1233

jlatina@LMTCRE.com

ZACH REMPFER

Sales & Leasing

O: 302.414.1000 | C: 302.250.1425

zach@LMTCRE.com



OFFICE SPACES FOR LEASE - DOWNTOWN WILMINGTON OFFICE BUILDING

800 N KING ST

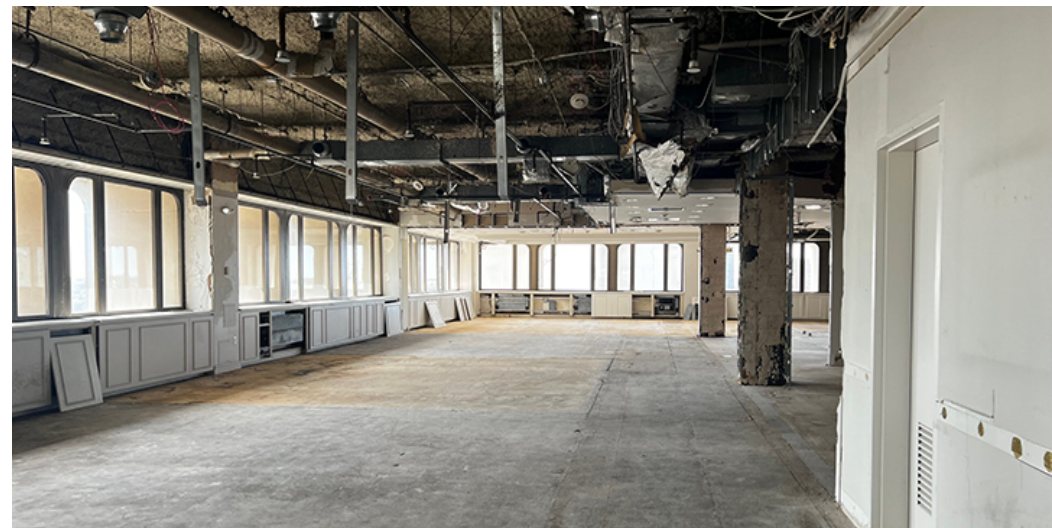
Wilmington, DE 19801



Floor #5 - Available 15,470 +/- SF



Floor #5 - Available 15,470 +/- SF



Floor #5 - Available 15,470 +/- SF

JOSEPH LATINA, SIOR

Managing Principal

O: 302.414.1000 | C: 302.530.1233

jlatina@LMTCRE.com

ZACH REMPFER

Sales & Leasing

O: 302.414.1000 | C: 302.250.1425

zach@LMTCRE.com



OFFICE BUILDING FOR LEASE
800 N KING ST
Wilmington, DE 19801



Concept Rendering



Concept Rendering



Concept Rendering

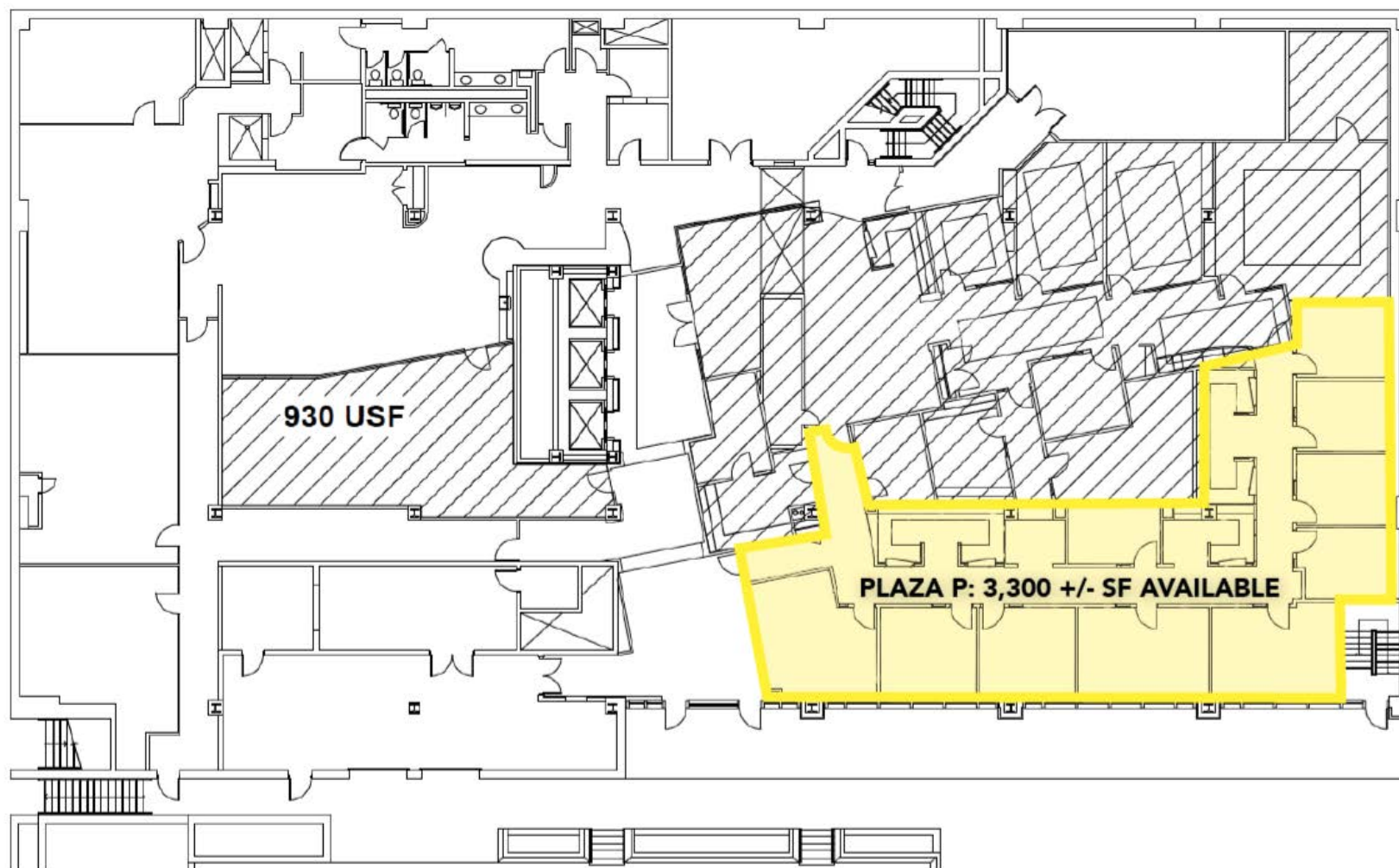


Concept Rendering

JOSEPH LATINA, SIOR
Managing Principal
O: 302.414.1000 | C: 302.530.1233
jlatina@LMTCRE.com

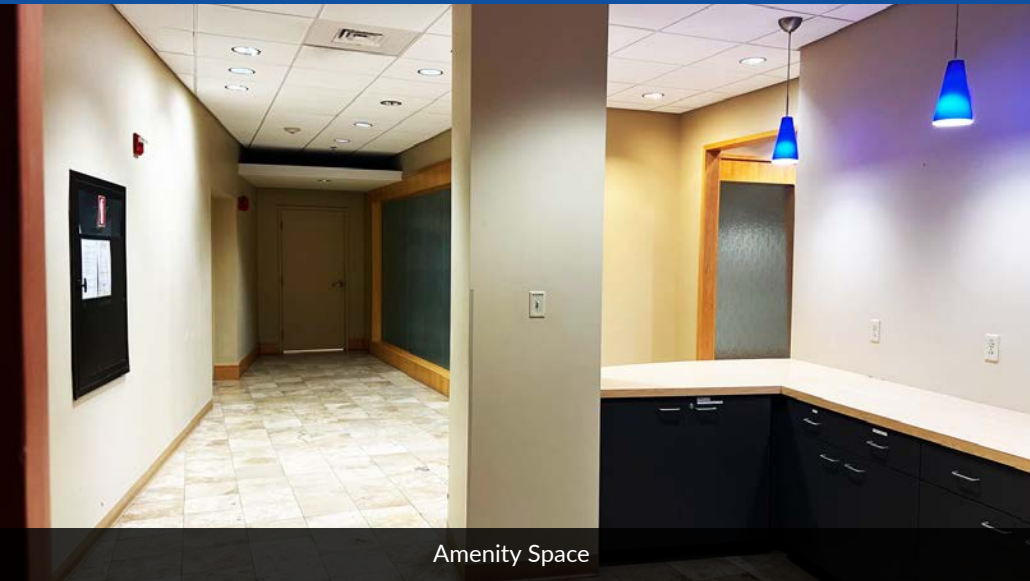
ZACH REMPFER
Sales & Leasing
O: 302.414.1000 | C: 302.250.1425
zach@LMTCRE.com





LOWER LEVEL

OFFICE SPACES FOR LEASE - DOWNTOWN WILMINGTON OFFICE BUILDING
800 N KING ST
Wilmington, DE 19801



Amenity Space



Amenity Space



Amenity Space

JOSEPH LATINA, SIOR
Managing Principal
O: 302.414.1000 | C: 302.530.1233
jlatina@LMTCRE.com

ZACH REMPFER
Sales & Leasing
O: 302.414.1000 | C: 302.250.1425
zach@LMTCRE.com



OFFICE SPACES FOR LEASE - DOWNTOWN WILMINGTON OFFICE BUILDING

800 N KING STREET

Wilmington, DE 19801



JOSEPH LATINA, SIOR

Managing Principal

O: 302.414.1000 | C: 302.530.1233

jlatina@LMTCRE.com

ZACH REMPFER

Sales & Leasing

O: 302.414.1000 | C: 302.250.1425

zach@LMTCRE.com



OFFICE SPACES FOR LEASE - DOWNTOWN WILMINGTON OFFICE BUILDING

800 N KING STREET

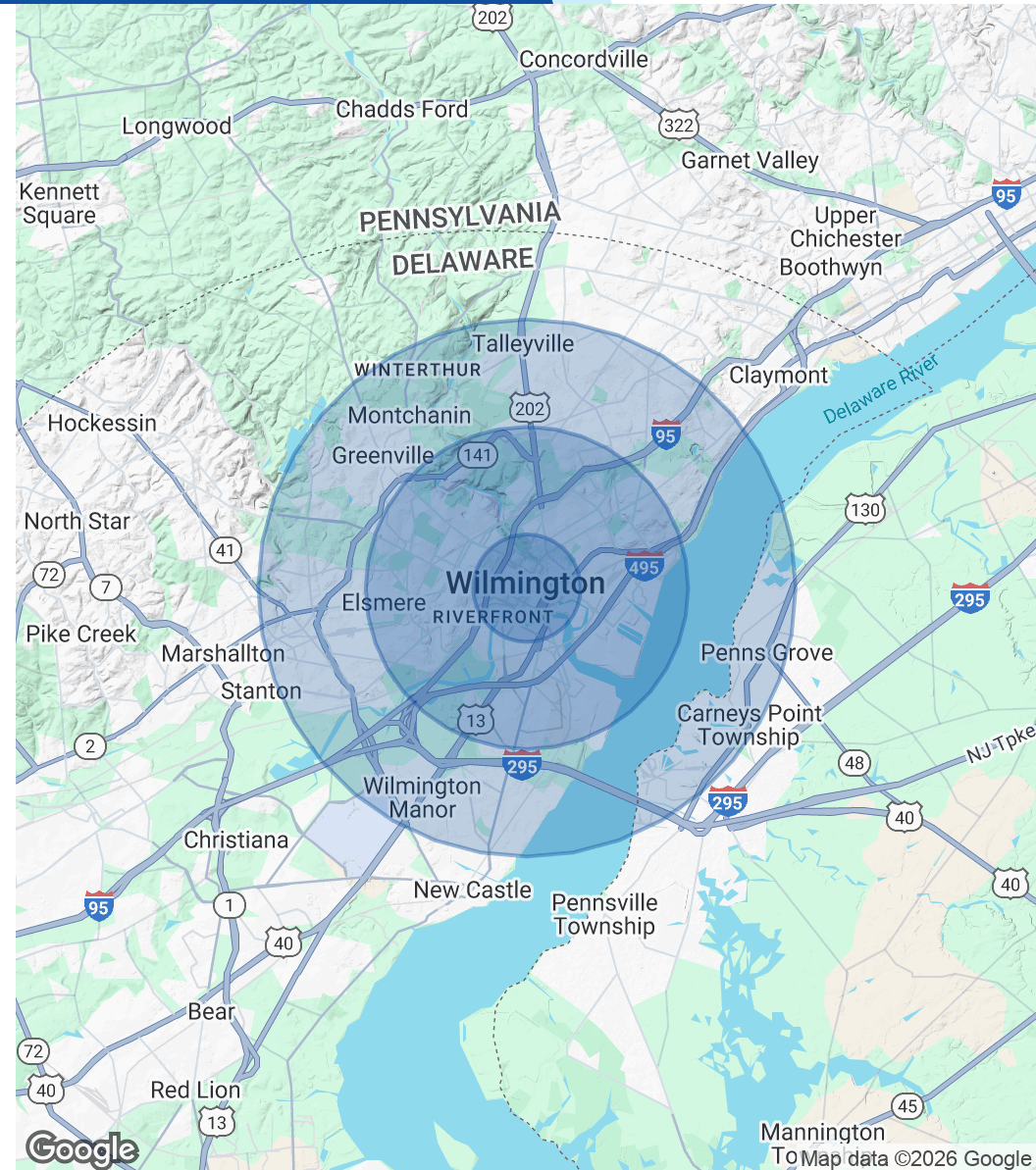
Wilmington, DE 19801



POPULATION	1 MILE	3 MILES	5 MILES
Total Population	31,740	108,449	191,643
Average Age	38	40	41
Average Age (Male)	37	38	40
Average Age (Female)	39	41	42

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	13,728	45,896	78,893
# of Persons per HH	2.3	2.4	2.4
Average HH Income	\$64,351	\$78,532	\$93,434
Average House Value	\$215,579	\$291,950	\$331,558

Demographics data derived from AlphaMap



JOSEPH LATINA, SIOR

Managing Principal

O: 302.414.1000 | C: 302.530.1233

jlatina@LMTCRE.com

ZACH REMPFER

Sales & Leasing

O: 302.414.1000 | C: 302.250.1425

zach@LMTCRE.com

