



555 East Lookerman St.
Dover, Delaware 19901

McGinnis Commercial Real Estate

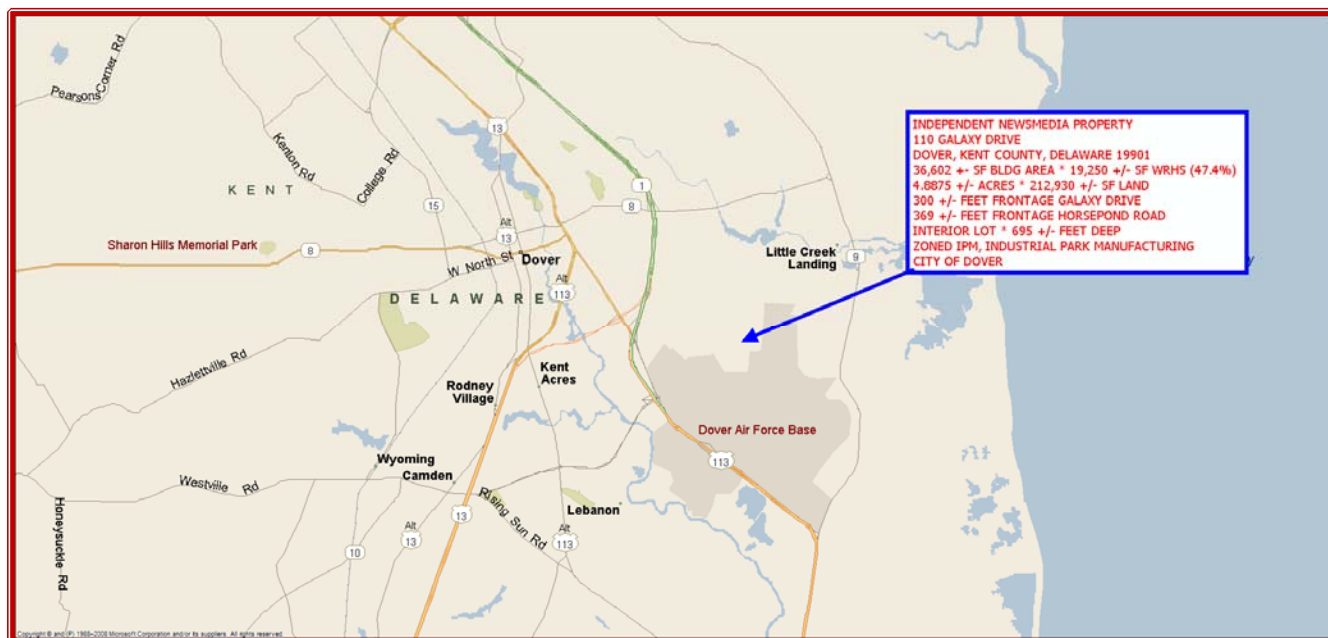
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www.mcginisrealty.com

INDEPENDENT NEWS PROPERTY
110 GALAXY DRIVE, DOVER, KENT COUNTY, DELA 19901
FILE #225392 * MLS # DEKT2041878



\$3,477,000 * \$95 +/- PER SQ FT



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Tax Map Identification ED05 - 08700 - 01 - 0714 - 0001

Deed Reference D619 - 163

Zoning IPM, INDUSTRIAL PARK MANUFACTURING, CITY OF DOVER

Census Tract 410

Flood Hazard Map 10001C0188J; ZONE X, JULY 7, 2014

Land Area	212,930	sq ft +/-	4.888	acre +/-
Frontage	300.00	lf +/-	GALAXY	
Frontage	369.22	lf +/-	HORSEPOND	
Depth	695.04	lf +/-		

Bldg Area (sq ft)	36,602	sq ft +/-
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warehouse	19,250	sq ft +/-	47.41%
office	17,352	sq ft +/-	52.59%

Coverage Ratio	17.19%
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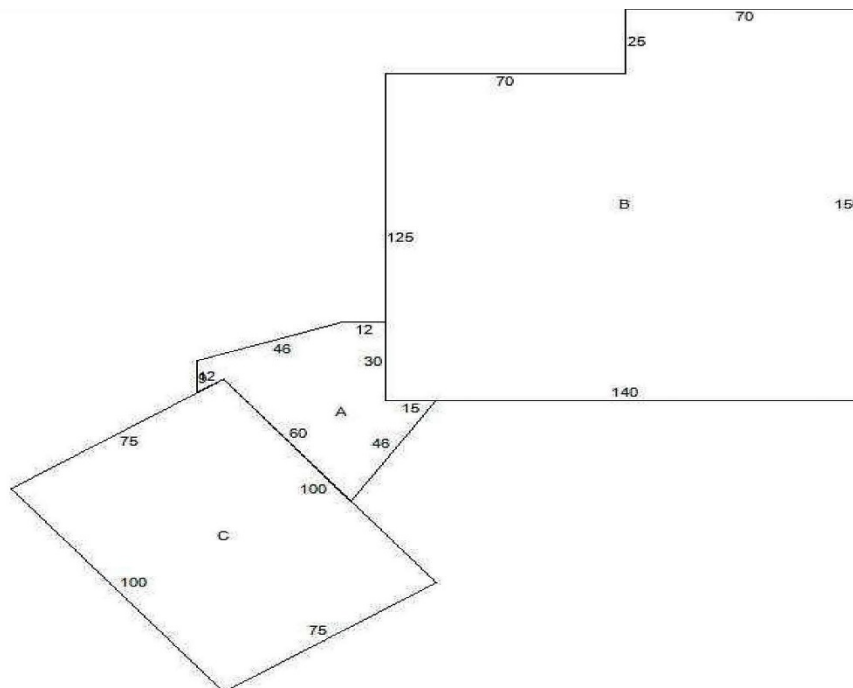
Parking Spaces	135
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Parking Ratio	3.69	per	1000	sq ft +/-
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City Tax Assessment	Per Sq Ft	Rate	Tax	Per Sq Ft	
\$3,246,500	\$89	\$0.455	\$14,771.58	\$0.40	Bldg

County Tax Assessment	Per Acre	Rate	Tax	Per Acre	
\$3,228,800	\$88	\$0.5877	\$18,975.66	\$0.52	Bldg

TOTAL PROPERTY TAX			\$33,747.23	\$0.92	Bldg
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