



LOGISTICS[®]
PROPERTY
CO

FIRST STATE LOGISTICS PARK

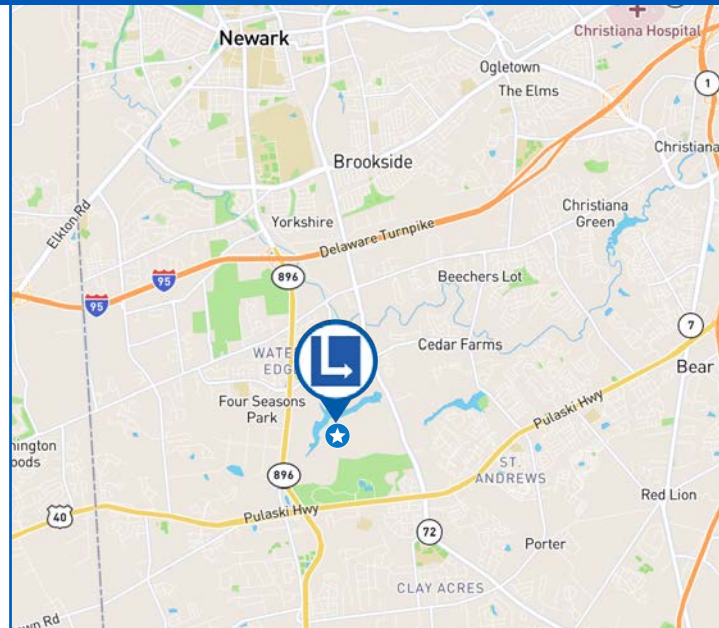
700 Dusk Run Road, Newark, Delaware 19702

www.firststatelogisticspark.com



ONLY 278,876 SF OF 1,087,600 SF REMAINING!

- Located in the heart of the I-95 corridor between NYC and Washington, DC
- Immediate access to I-95 (1.5 miles)
- Abundant labor force within the region drawing from Delaware, New Jersey, Pennsylvania, and Maryland
- Access to one-third of the US population within a one-day drive
- Access to three ports within a one-hour drive (Wilmington, Philadelphia, and Baltimore)
- Secure, park-like setting with a lake on the property
- Ready for tenant improvements
- Modern industrial buildings



CBRE

CBRE, Inc.
3711 Kennett Pike, Suite 210
Wilmington, DE 19807

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PROPERTY HIGHLIGHTS

Building F – 278,876 SF Available

- Type: Tilt wall, single load/rear load
- Dimensions: 1,120' (w) x 400' (d)
- Clear Height: 40'
- Column Spacing: 54' x 48'
- Speed Bay: 60'
- Floor: 8" slab
- Sprinkler: ESFR
- Loading: 40 dock doors, 1 drive-in door
- Parking: 81 trailers spots, 146 auto spots



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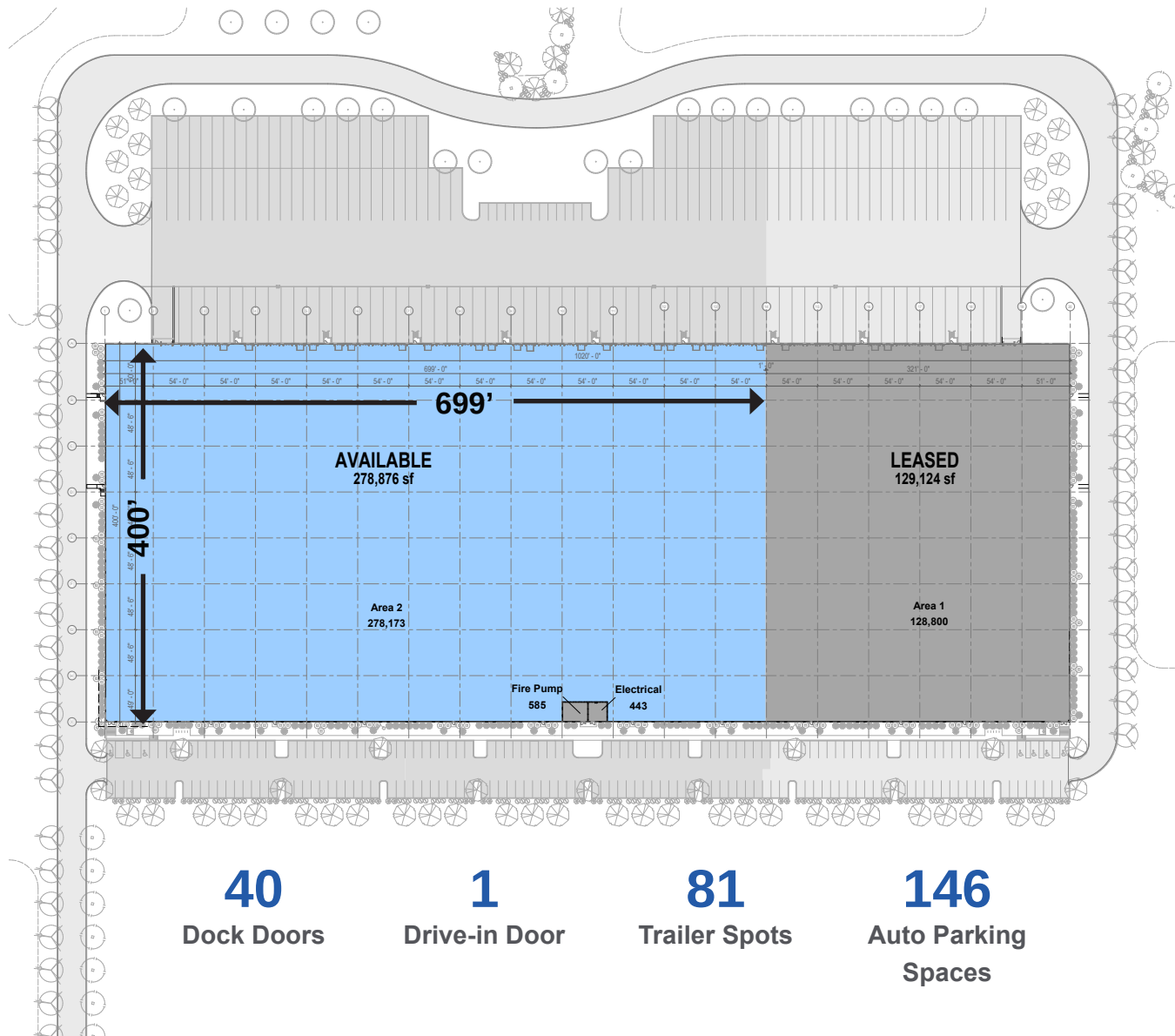
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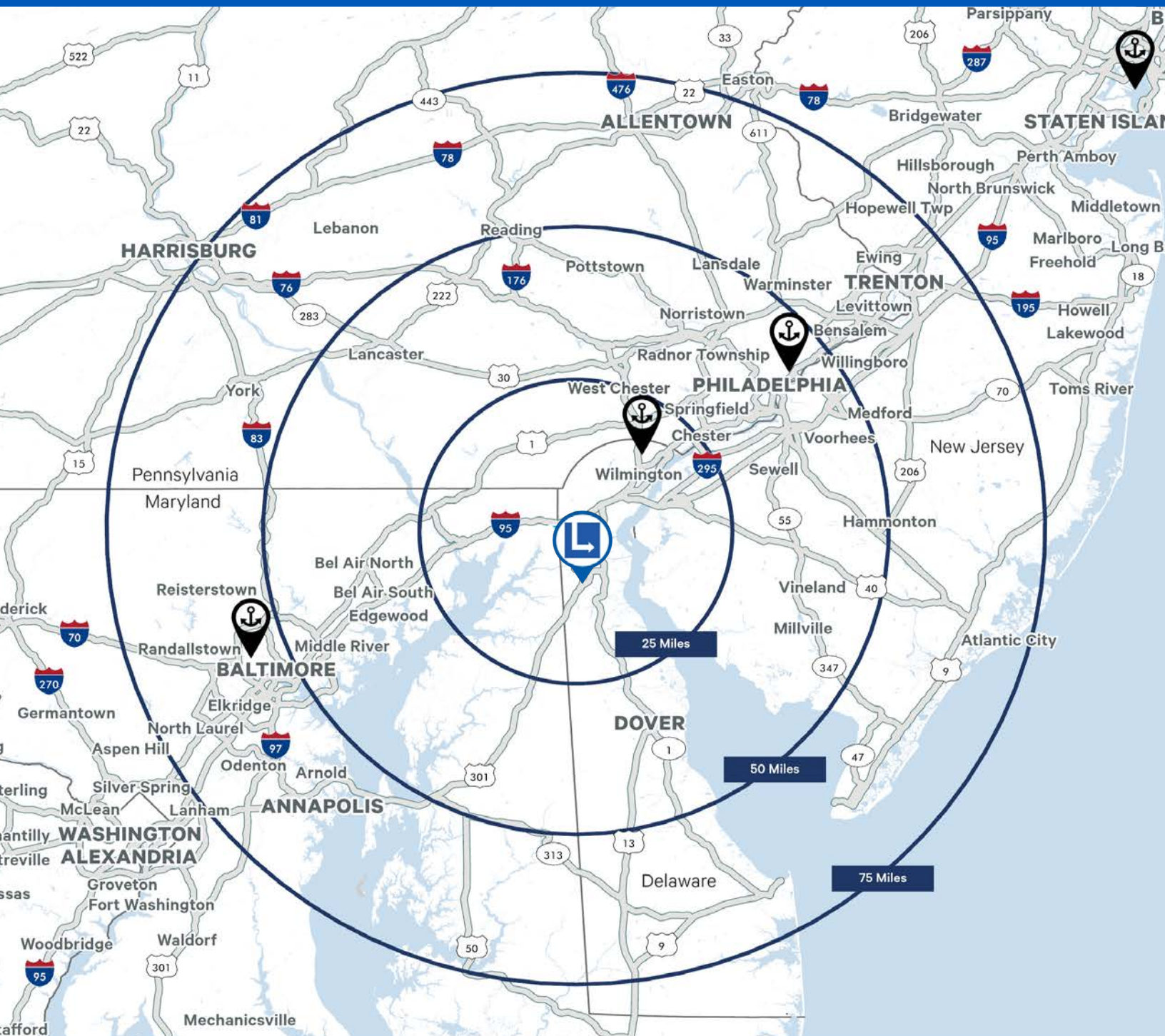


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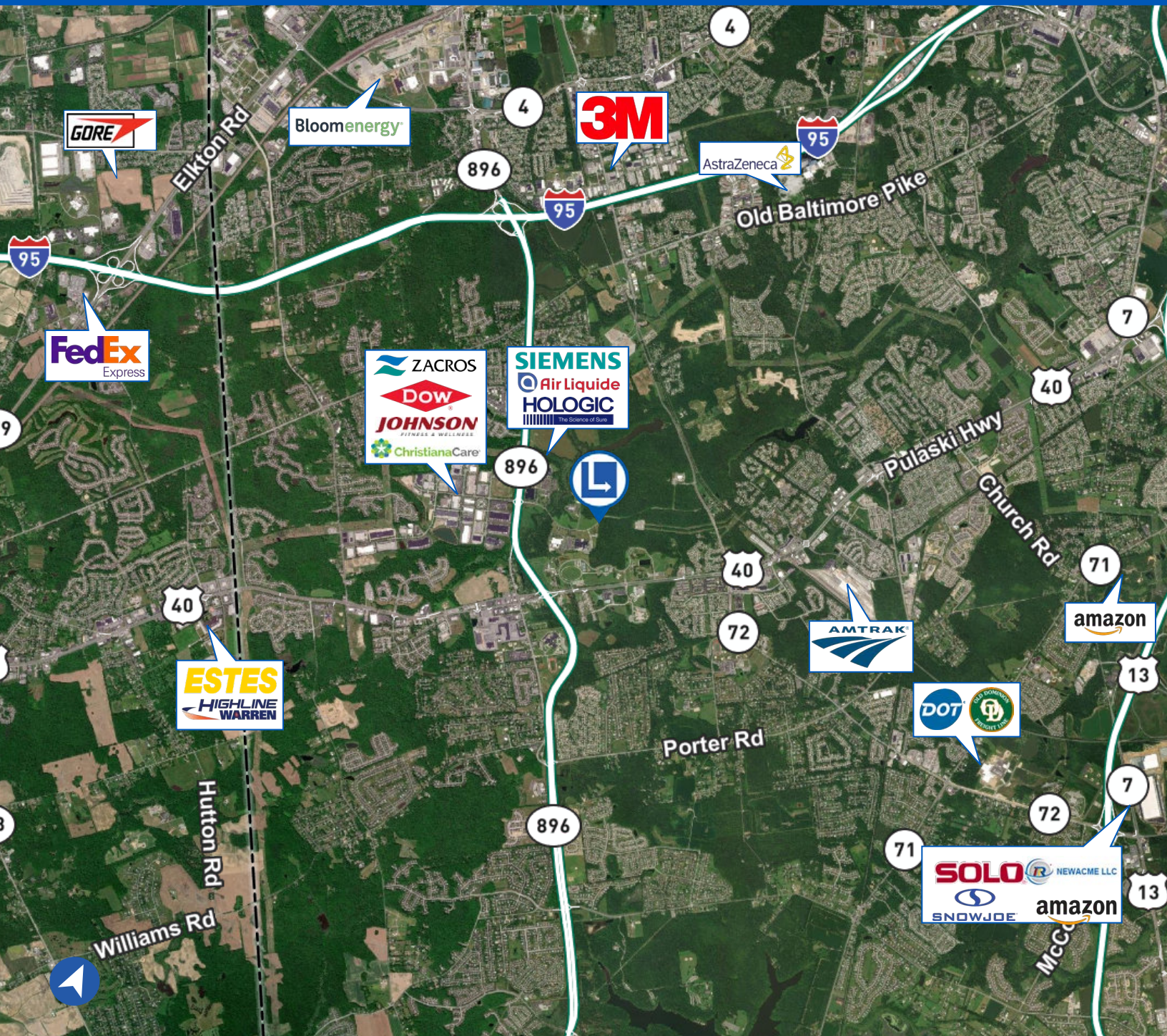


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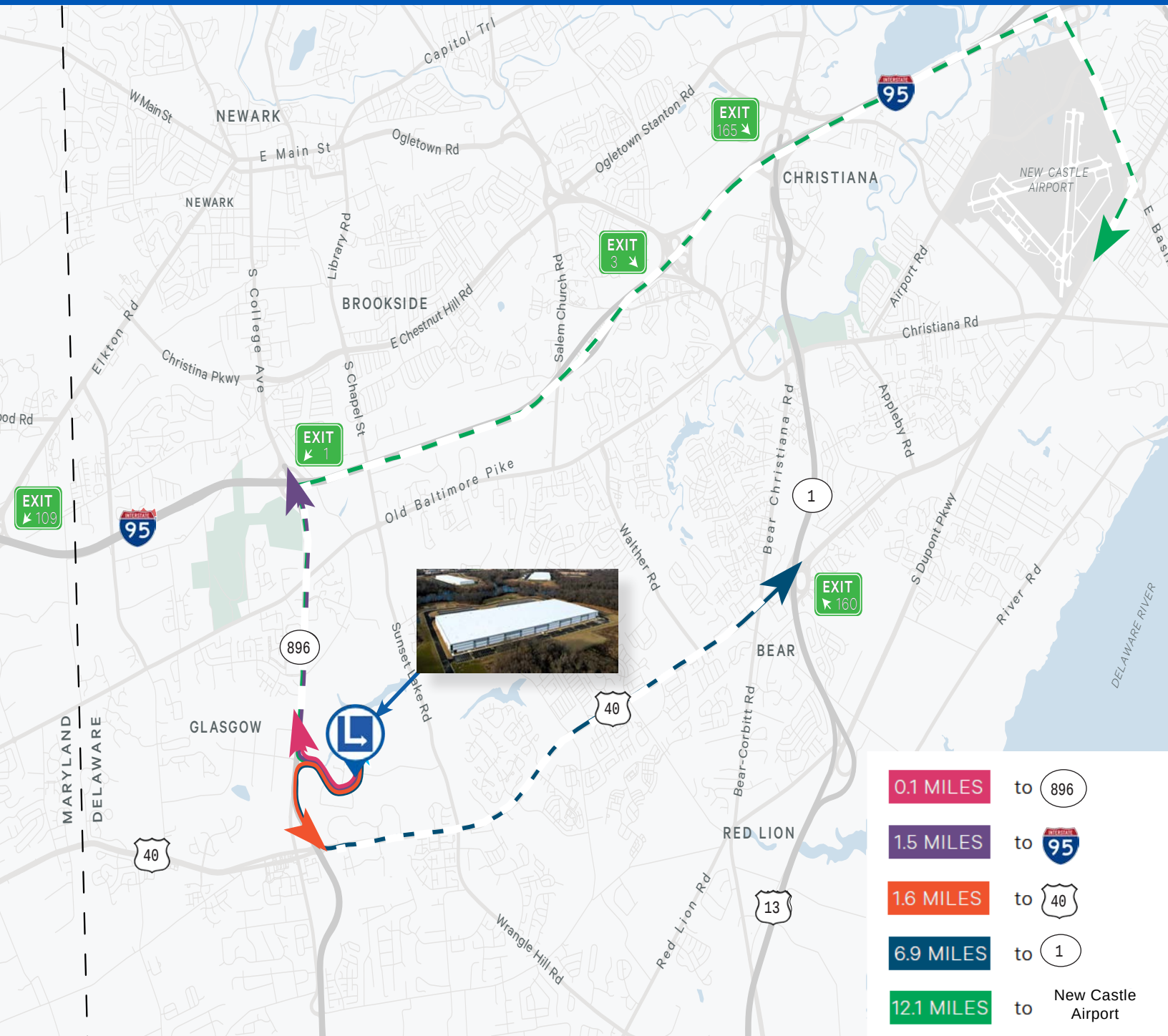


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2051 Old Cooches Bridge Road, Newark, Delaware 19702

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