



SPACE FOR LEASE

FORMER HOMESTEAD GARDENS
5580 DUPONT PARKWAY, SMYRNA DE 1977

HIGHLIGHTS

- ❖ Prime Retail, Warehouse and Office space available on DuPont Parkway/US 13 Near Route 1
- ❖ The property is situated along DuPont Parkway, a major road that connects Smyrna to nearby towns like Dover and Middletown. This offers high visibility and accessibility for potential customers or clients.
- ❖ High Traffic area with over 28,000 VPD along Dupont Pky
- ❖ The Route 1 Interchange is only a half-mile away and sees over 56,000 VPD
- ❖ The property is also close to various shopping centers, such as the Smyrna Shopping Center and the Village Square Shopping Center, offering convenient shopping options for residents or employees.
- ❖ Smyrna is known for its community events and festivals, like the Smyrna at Night event, creating potential opportunities for local businesses to engage with the community and attract customers.



POPULATION

	3.00 MILE	5.00 MILE	10.00 MILE
	19,647	35,762	85,296

AVERAGE HOUSEHOLD INCOME

	3.00 MILE	5.00 MILE	10.00 MILE
	\$101,127	\$107,580	\$120,584

NUMBER OF HOUSEHOLDS

	3.00 MILE	5.00 MILE	10.00 MILE
	6,738	12,514	29,310

Suite	Space	Size
1/2	Retail/Greenhouse	20,000 SF
5&6	Office/Garage/Shop	4,450 SF
7	Warehouse	5,000 SF



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46 S. State Street, Dover, DE 19901



Greenhouse/Retail Space
Suites 1&2
20,000 SF

Warehouse Space
Suite 7
5,000 SF

Office Space
Suite 5
2,250 SF

Garage/Shop Space
Suite 6
2,200 SF



Homestead Gardens

Space for Lease
Retail/Greenhouse – 20,000 sf
Warehouse – 5,000 sf
Office/Shop/Garage – 4,450 sf

Route 1 Interchange
.5 miles from Site

Smyrna Mart

AutoZone
ACME
RITE AID
goodwill
R&C
DOLLAR GENERAL

Walmart
Distribution Center

Route 1
56,307 VPD

Dupont Pky/US 13 – 28,774 VPD

Wawa
meineke

Advance Auto Parts

Federated Auto Parts

ROYAL FARMS
Real Fresh. Real Fast.

Duck Creek Business Campus
Proctor & Gamble
Wesco
Hydroponics

Smyrna Airport (38N)

Smyrna



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Exclusively Marketed by:

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