



**SALE**

**1707 Concord Pike  
Wilmington, DE 19803**

**Retail/Office  
Zoning: CN  
Commercial Neighborhood  
\$350,000**



**Subject Property  
1707 Concord Pike  
Wilmington, DE**

**2025 Population:  
1 mile radius: 7,125  
3 mile radius: 95,053  
5 mile radius: 190,320**



**For More Information Please Contact:**

**Mitri S. Habash, CCIM, MICP**  
302-218-3025  
Habash@HabashCommercial.com

**[www.HabashCommercial.com](http://www.HabashCommercial.com)**

**Sales | Leasing | Property Management | Business Brokerage**

**Habash Commercial Realty**

205 Philadelphia Pike  
Wilmington, DE 19809  
(302) 544-9144



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## Property Overview

**Rare opportunity to own a free standing commercial building with a high profile Concord Pike location for \$350,000. A complete interior and exterior renovation has just been completed several years ago. This property is turn key for the next small business owner or investor. Beautifully maintained by the current owners, this property offers tremendous road exposure. Approximately 54,000 cars pass by this Concord Pike location daily!!! For the investor, this property also has a ten year triple net rental history. Parking in front of building is for the exclusive use of business owners and their business invitees. Additional parking available in business complex, including five spaces in the rear parking area. Surrounded by many established business, retail, restaurant and healthcare facilities, as well as established and newer residential communities, including Avenue South, Fairfax Shopping Center, Astra Zeneca, Wells Fargo Tower, DuPont Country Club, Nemours DuPont Hospital, & Independence Mall.**

**+/- 731 square feet  
Office / Retail**



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**+/- 52,000 vehicles daily**



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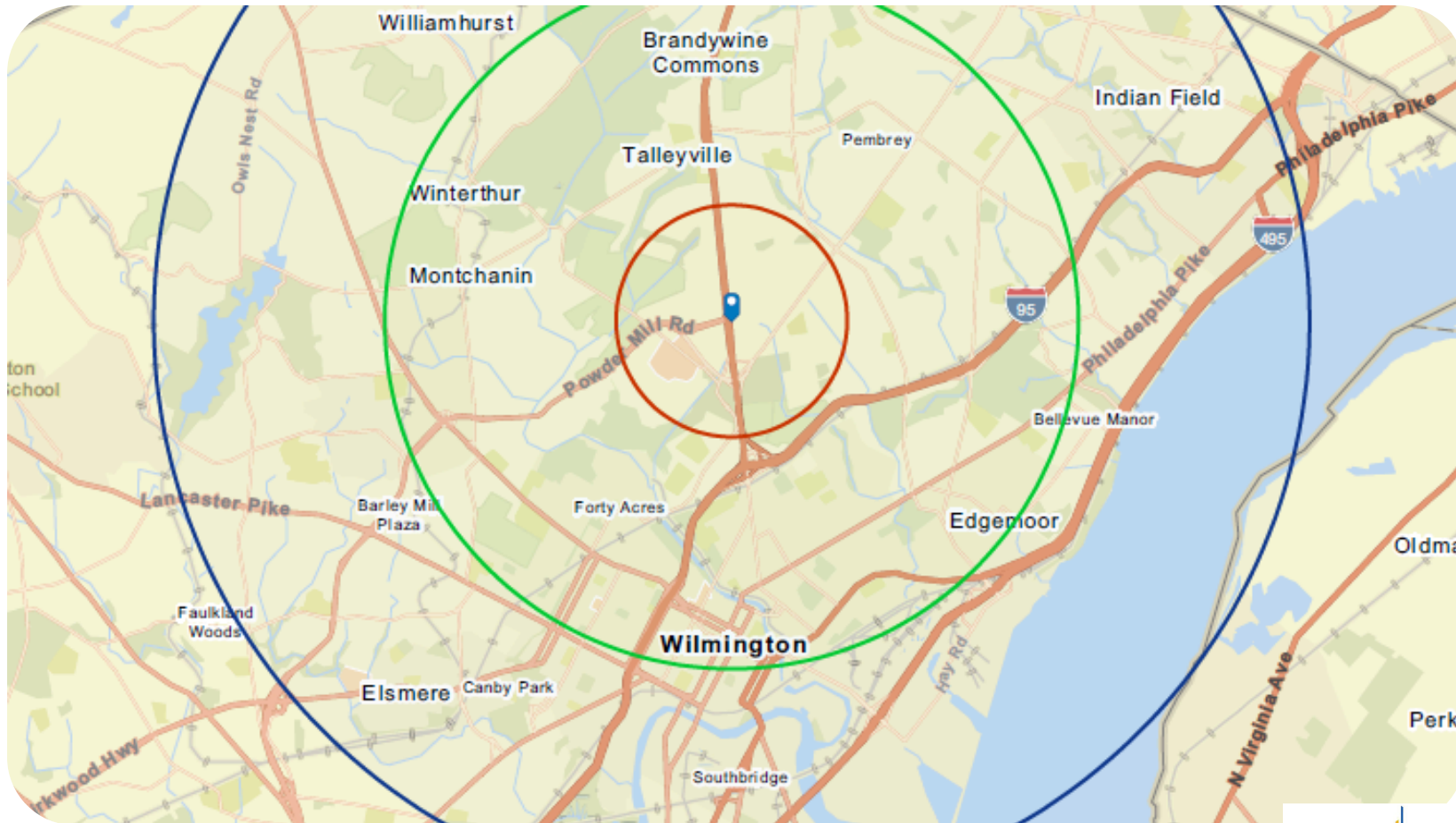




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