

FOR LEASE



McGinnis Green

Jerome Drive & Route 13 (N. Dupont Highway)
Cheswold, DE 19901

Overview

McGinnis Green is a retail development on US-13 in north Dover, Delaware. Anchored by a 185,000 square foot Walmart Supercenter, the development consists of 22,000 square feet of retail space and three pad sites. The development has signalized access and a shared entrance drive with Walmart. Right-in access from northbound Route 13.

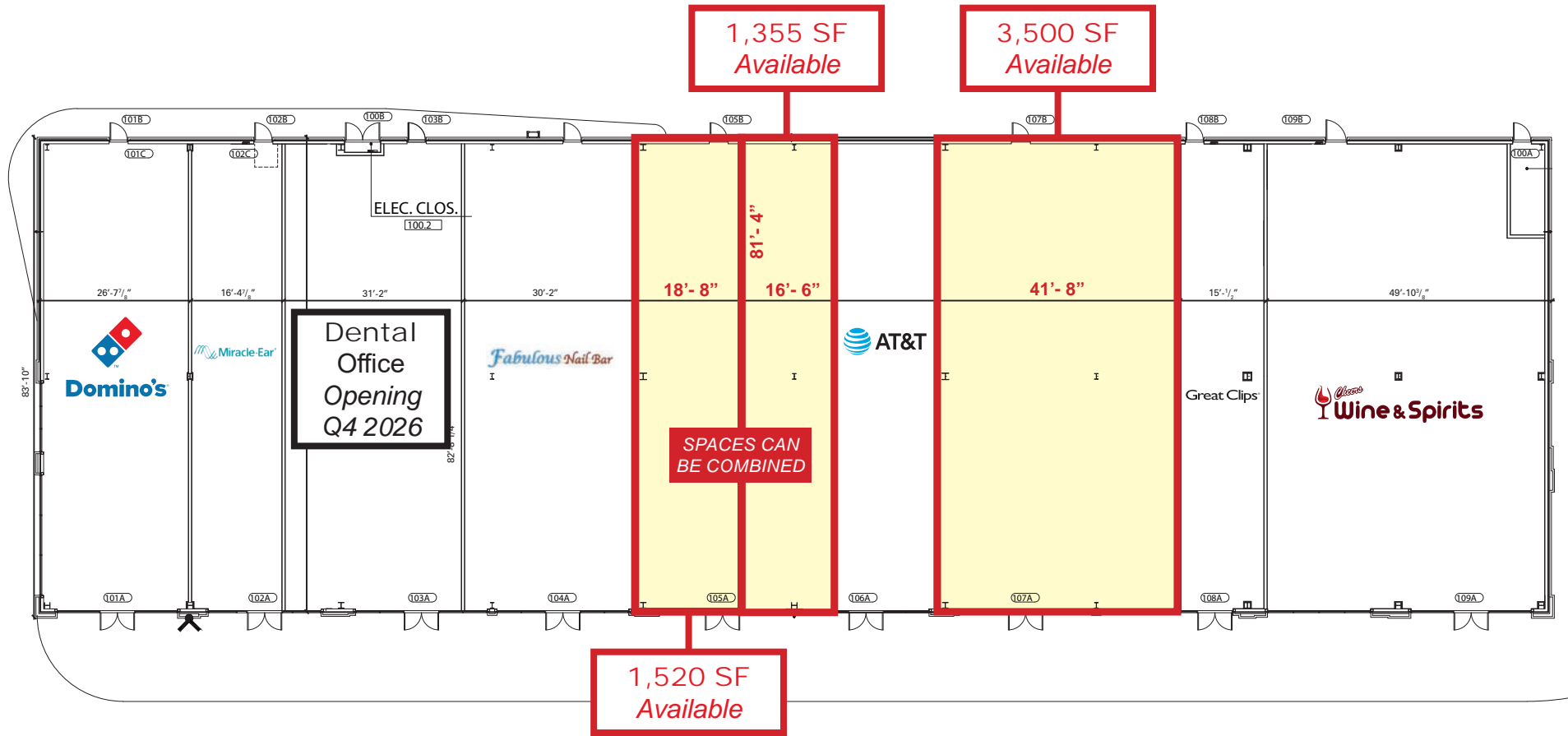
Quick Facts

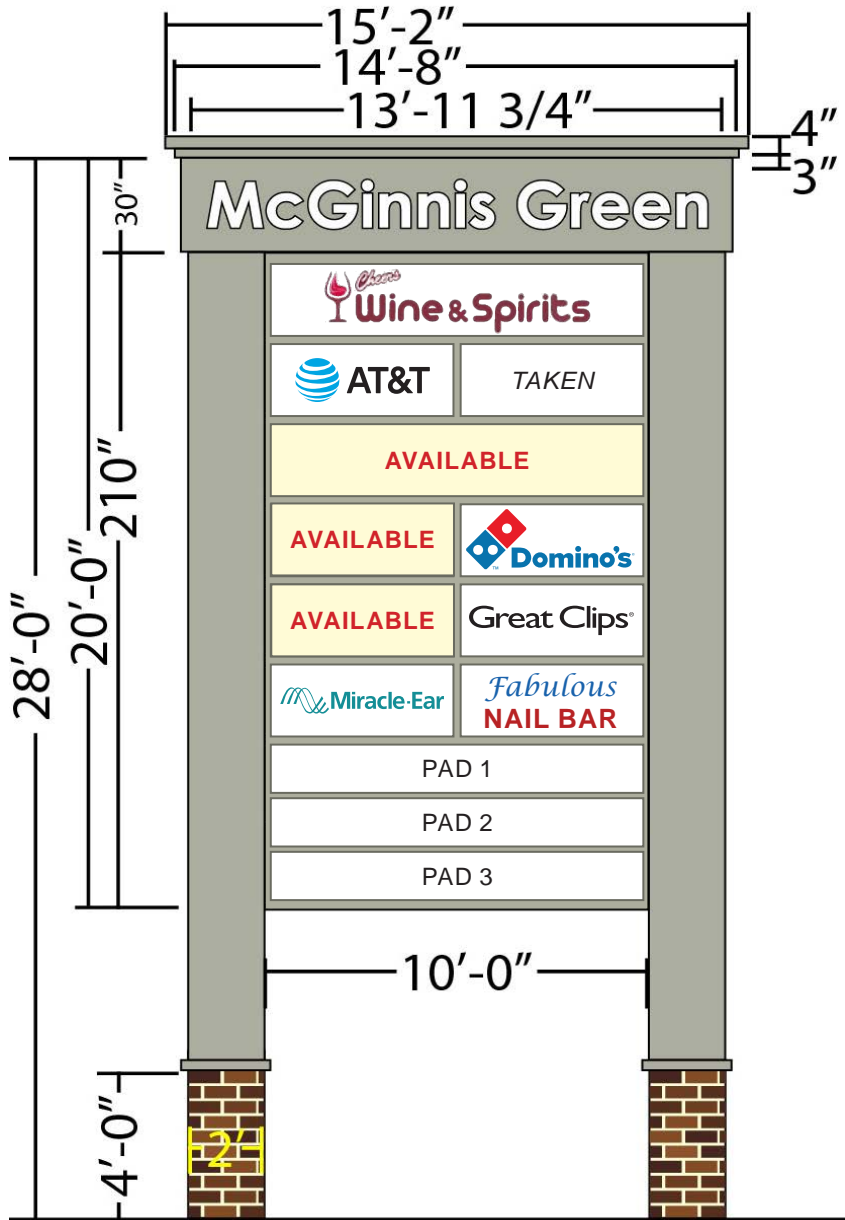
- Availability** Immediate
- Size** 1,355 & 1,520 square feet (can be combined)
3,500 square feet
- Net Charges** CAM: \$3.75 psf; INS: \$0.35 psf, TAX: \$1.00 psf;
Trash charge: \$0.55 psf
- Signage** US-13 Pylon & Monument Signage Available
- Co-Tenants**



2025 Demographics	3 mile	5 miles	10 miles
POPULATION	19,066	63,836	138,143
HOUSEHOLDS	6,667	23,867	51,170
AVG. HH INCOME	\$104,999	\$95,300	\$98,070
DAYTIME POPULATION	28,892	71,004	160,213
TRAFFIC COUNT	33,067 AADT (N. Dupont Highway)	55,279 AADT (DE Route 1)	



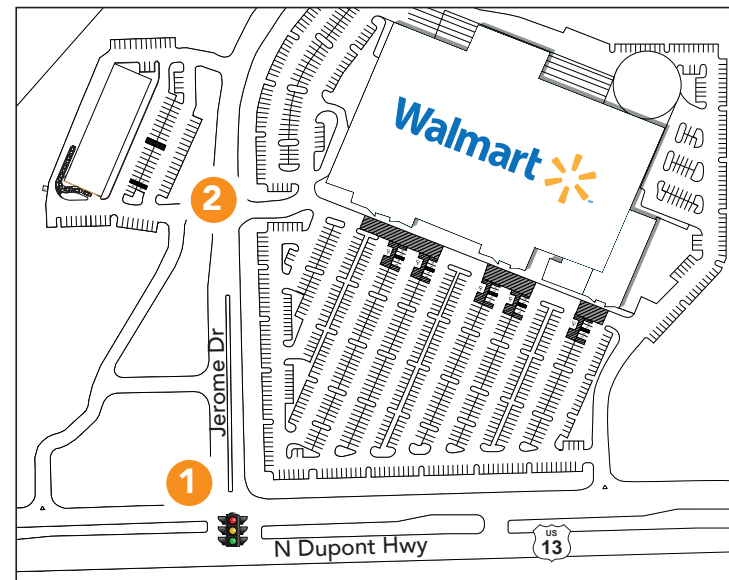




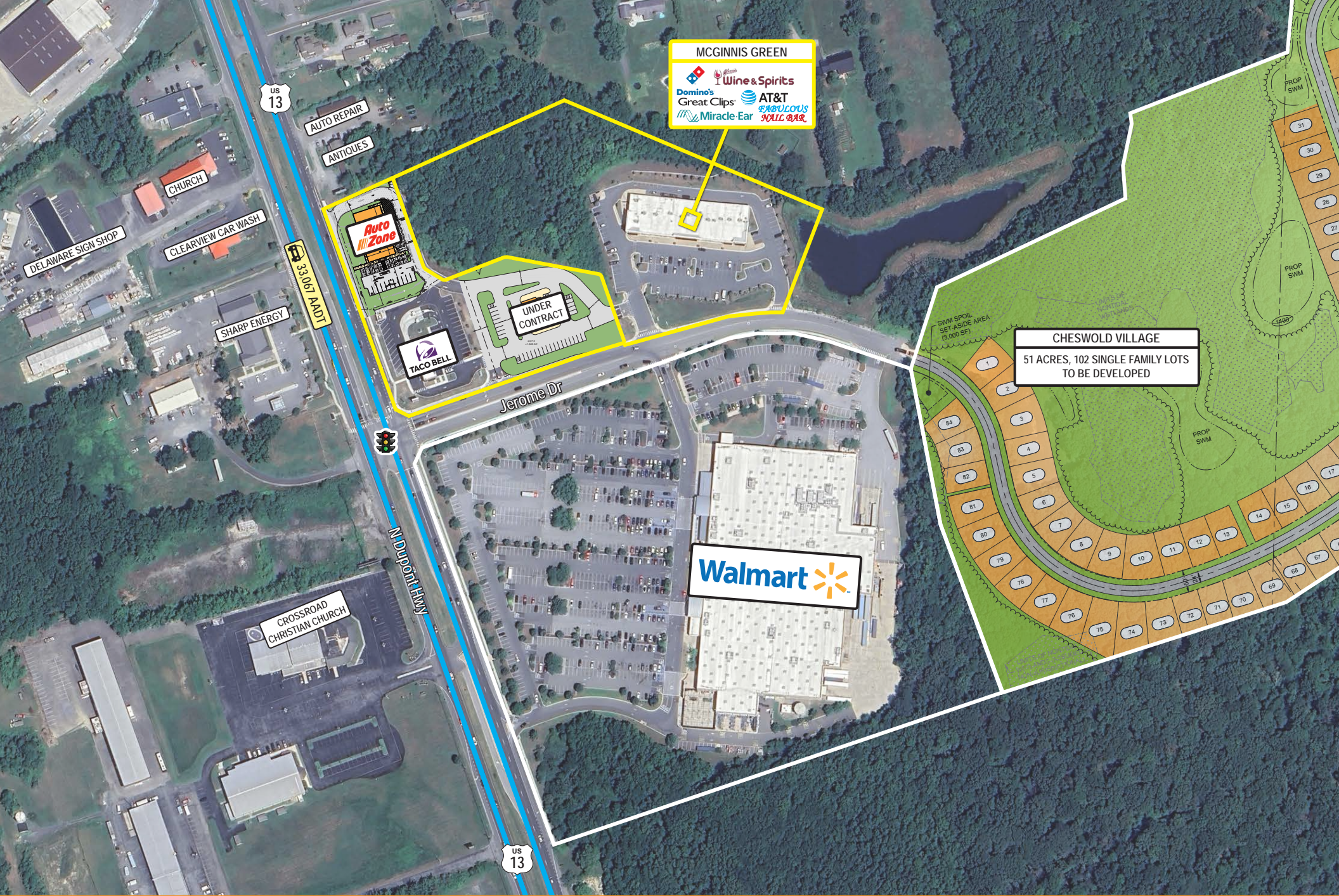
1. Shared Pylon Signage



2. Monument Signage








MCGINNIS GREEN
 Wine & Spirits
 Domino's
 Great Clips
 AT&T
 Miracle-Ear
 FABULOUS
 KALIC BAR

CHESWOLD VILLAGE
 51 ACRES, 102 SINGLE FAMILY LOTS
 TO BE DEVELOPED

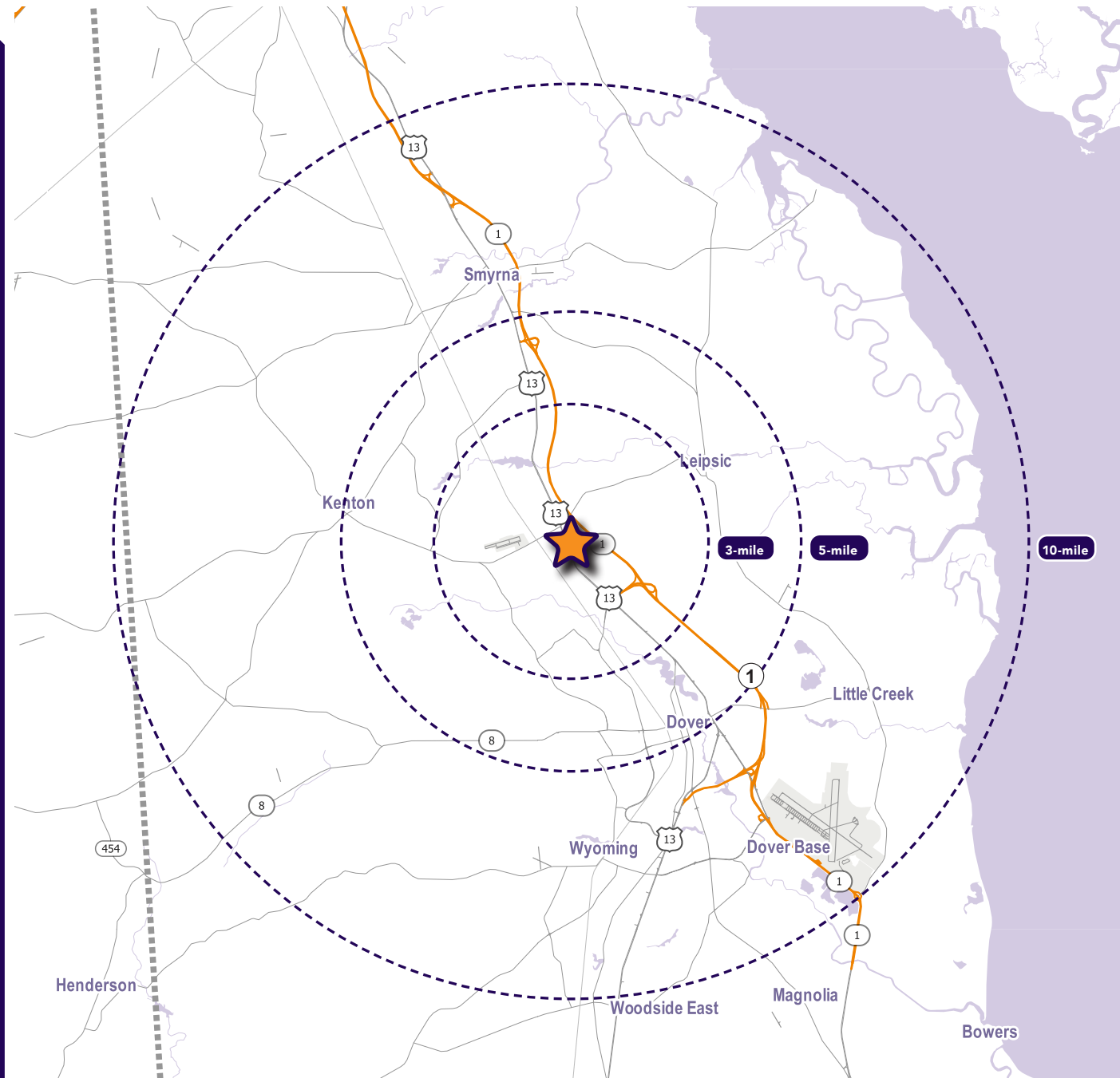
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