



OFFICE SPACE FOR SALE/LEASE

3488 S DuPont Hwy

Smyrna, DE



- Sale Price \$344,900 Lease Price \$14.00 psf NNN
- Space Available 1,720+/- SF
- Zoning: BG
- Utilities: Public Sewer/Well water
- Traffic Counts: 36,453 AADT 2008
- Demographics:

	1 Mile	3 Miles	5 Miles
Population 2009	1,933	13,436	30,892
Medium Income 2009	38,673	40,388	43,686



Charlie Rodriguez

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46 S State Street
Dover, DE 19901

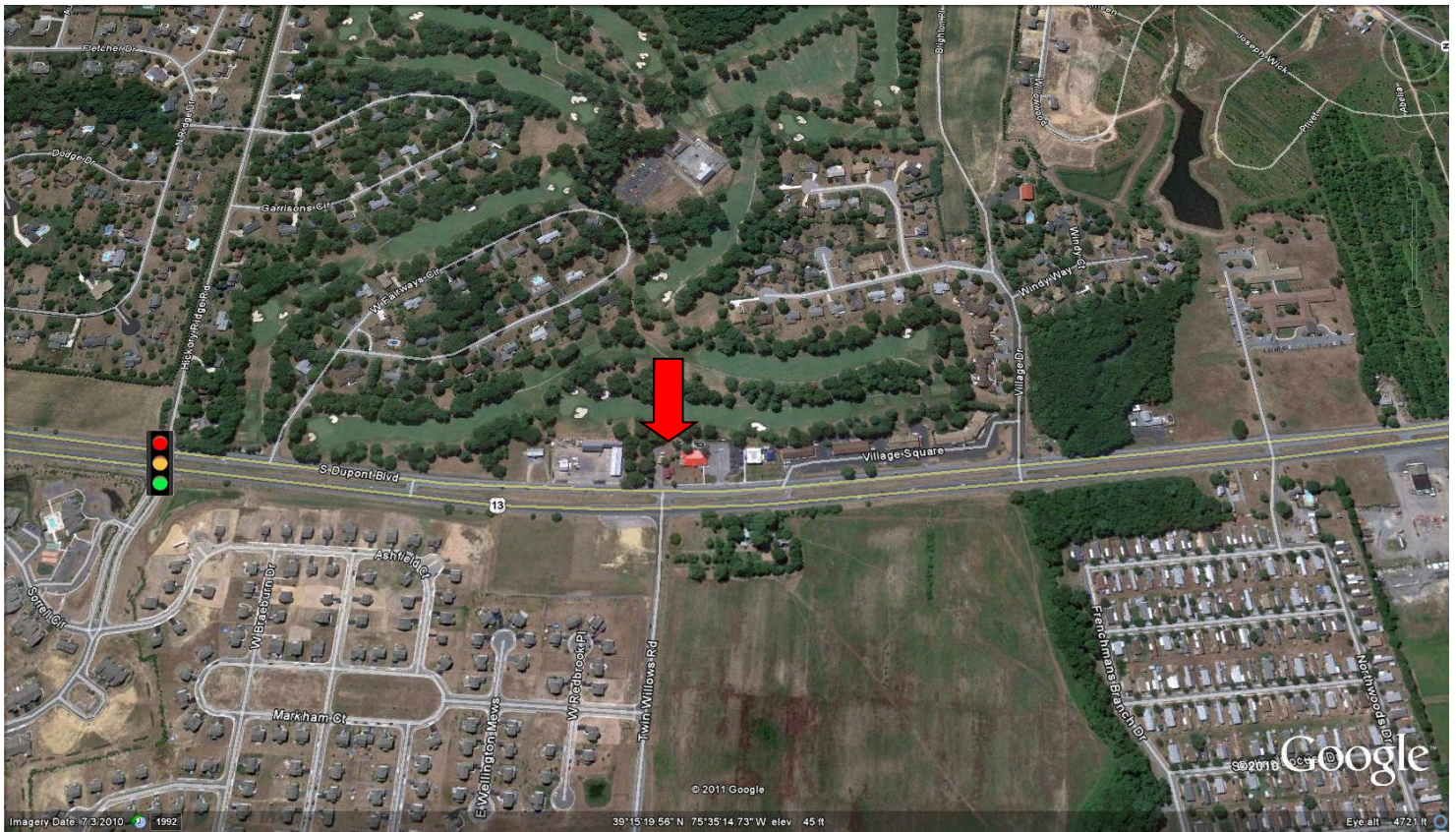
302-674-3400 Office
302-674-8479 Fax
www.randrcommercialrealty.com



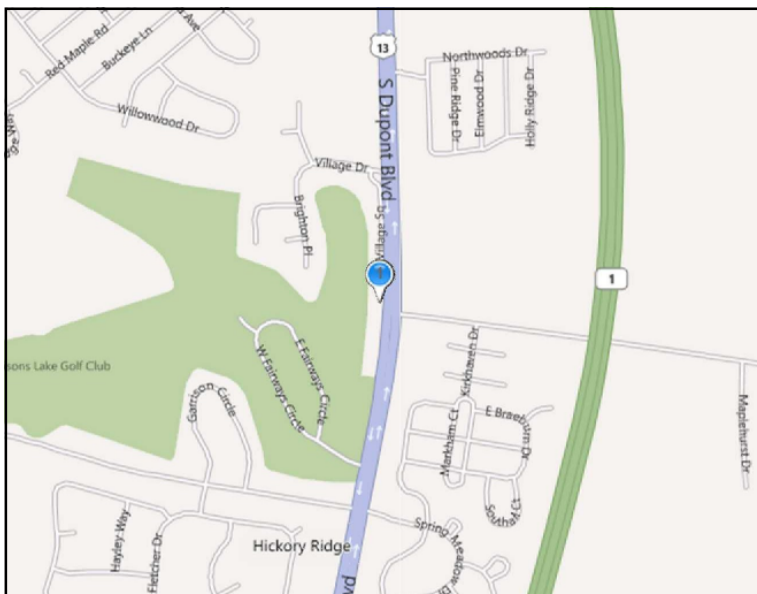
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Newly renovated office building located on Route 13 in Smyrna. Features include plank flooring throughout the main level, reception area, kitchen with custom cabinetry & granite countertops, stainless steel appliances and tile floor. Custom tiled bathroom with glass shower enclosure. Also on the first floor is a large office, sitting area and display area. The second floor features 2 additional office.



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