



LOGISTICS[®]
PROPERTY
CO

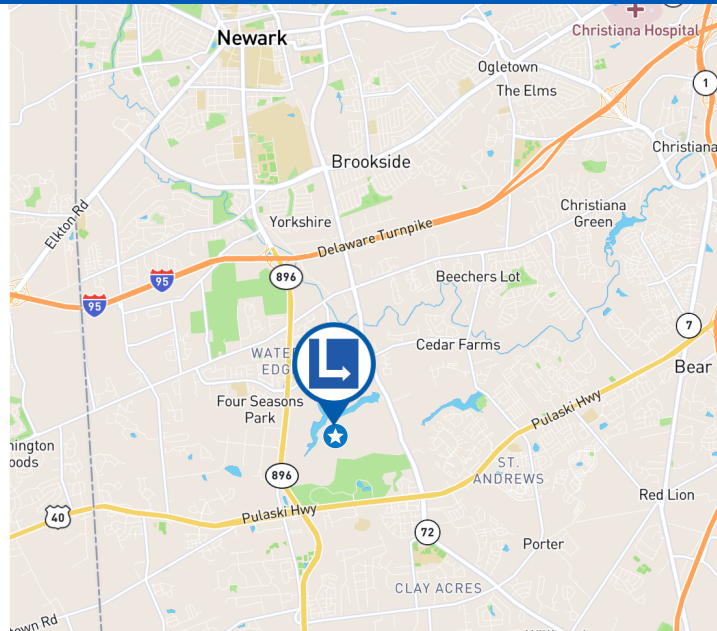
FIRST STATE LOGISTICS PARK

700 Dusk Run Road, Newark, Delaware 19702



ONLY 128,055 SF OF 1,087,600 SF REMAINS!

- 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

- Type: Tilt wall, single load / rear load
- Clear Height: 40'
- Column Spacing: 54' x 48'
- Speed Bay: 60'
- Floor: 8" slab
- Sprinkler: ESFR
- Loading: 21 dock doors | 10 with full dock packages
- Parking: 21 trailers spots, 74 auto spots



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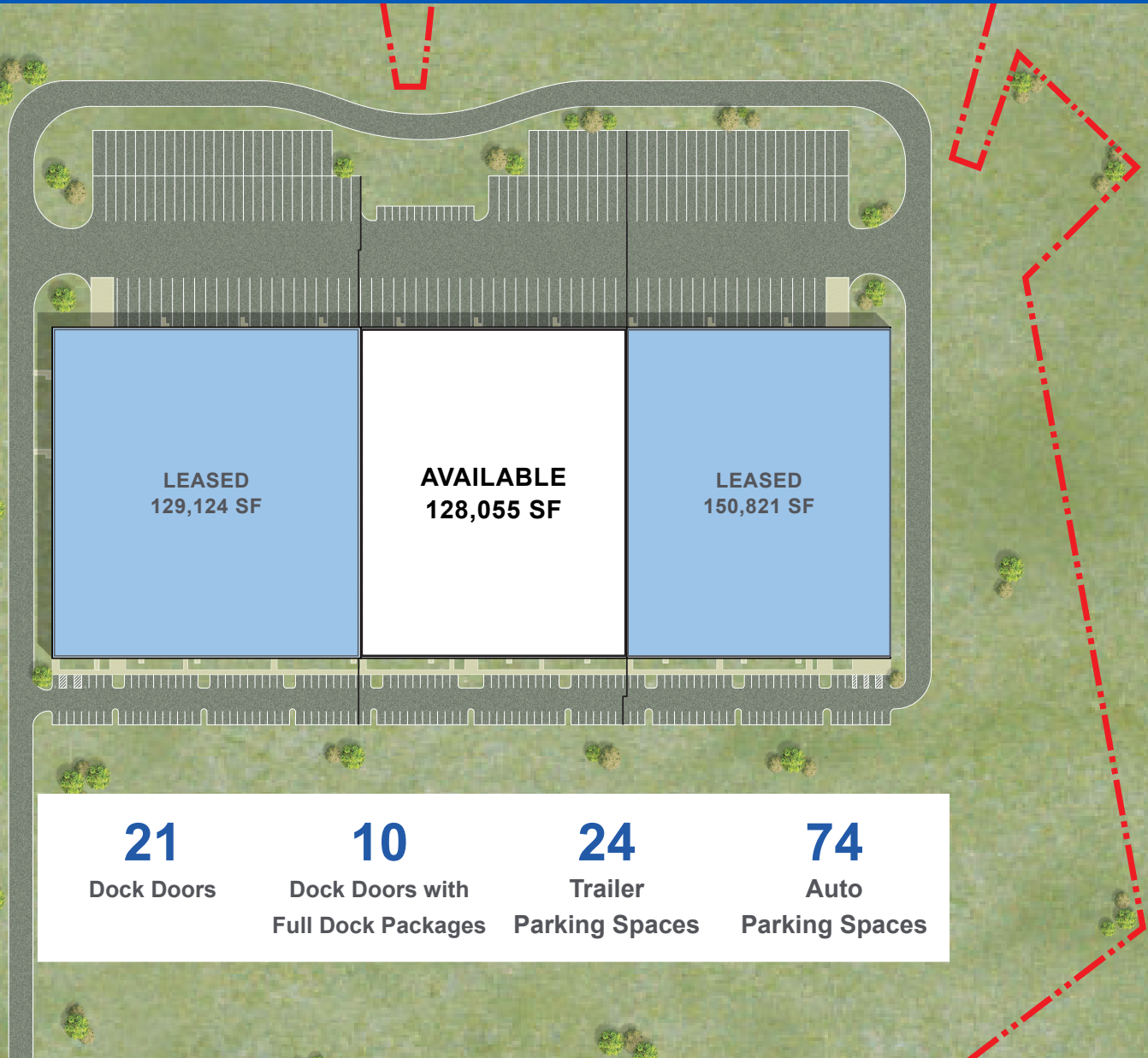


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Building F - 128,055 SF Remains Available



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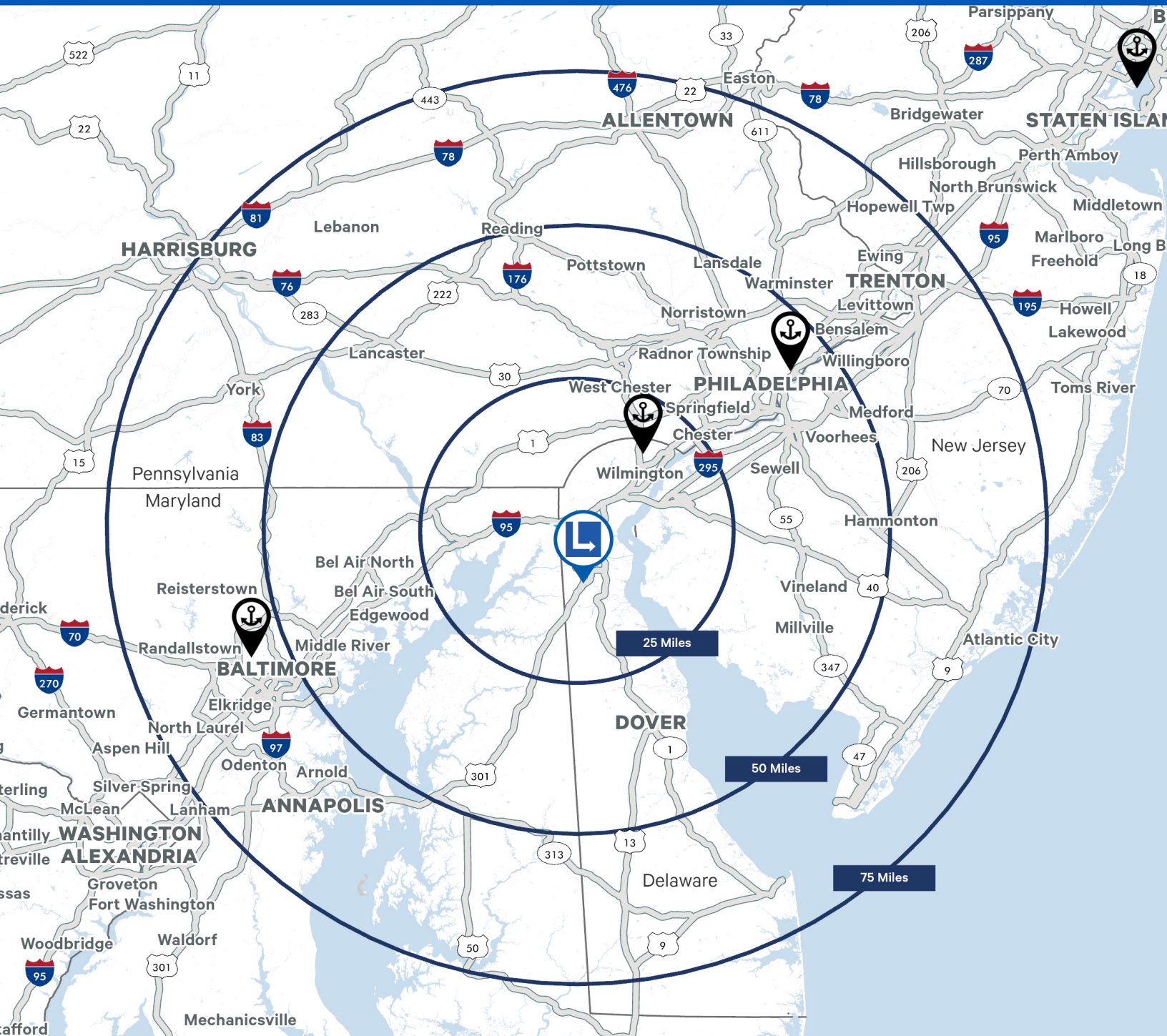
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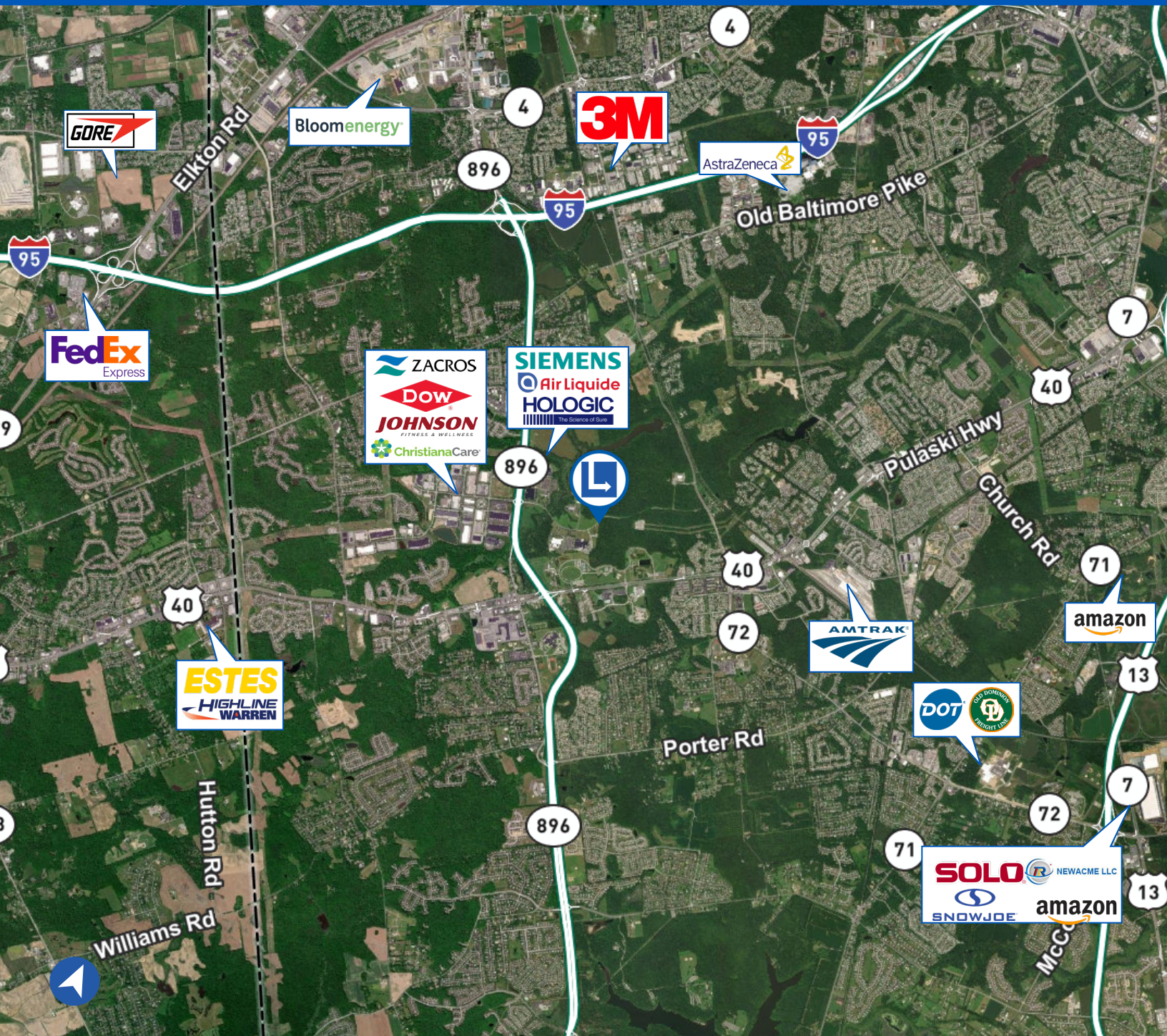
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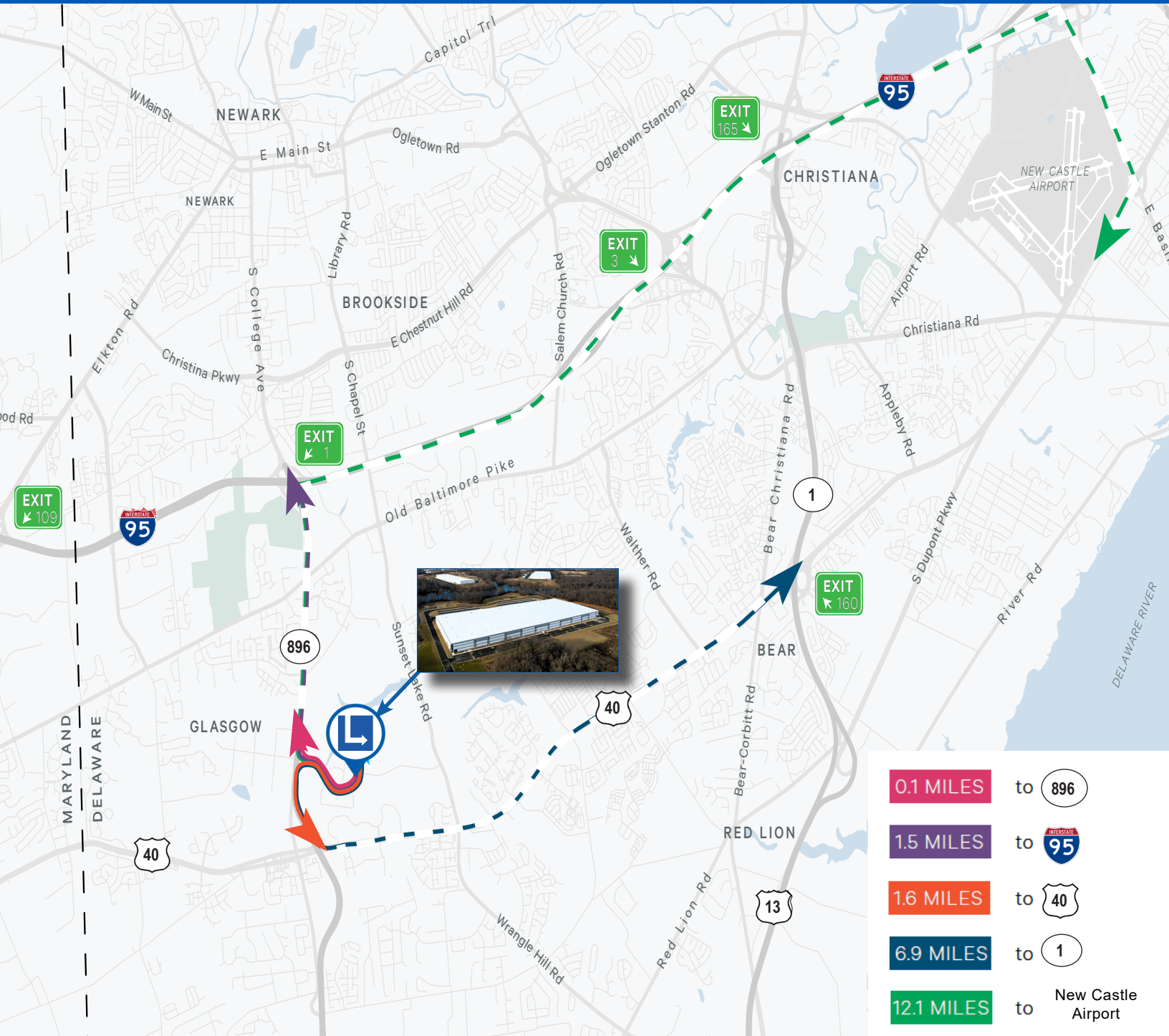
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07-09-26

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