

SALE

HI Land & Buildings

213 Cherry Lane, New Castle, Delaware 19720



+/- 6.4 Acres
Zoned "HI"
(Heavy Commercial)

7 Buildings
+/- 40,600 square feet

Use
**Laboratory, Office
& Pilot Operations**

Existing Installed Utilities
**wastewater treatment,
Electric & steam**

Existing Utilities & Acreage
can support expansion



Please contact:

Bart Mackey (302) 622-3515 Dan Leshar (302) 622-3520
bartmackey@pattersonwoods.com dlesher3@comcast.com

Patterson-Woods & Assoc., LLC

3801 Kennett Pike, D-100, Greenville, Delaware 19807

Main (302) 622-3500 Fax (302) 622-3535

www.pattersonwoods.com

CORFAC
International

**PATTERSON
WOODS**
COMMERCIAL PROPERTIES

In cooperation with:

THE GARIBALDI GROUP
CORFAC INTERNATIONAL
Global Real Estate Services

The above information is believed to be accurate, but prospective buyers or tenants must verify it to their own satisfaction. Price and availability are subject to change without prior notice. The seller's or landlord's broker, any cooperating broker and any salesperson working with either, are representing the seller or landlord interests, but are obligated to treat all parties fairly. Any variance in representation must be disclosed.

SALE

HI Land & Buildings

213 Cherry Lane, New Castle, Delaware 19720 Lab & Office Components

Create, foster, and develop your new products and processes in our state of the art laboratories.

Current infrastructure supports:

- Multiple general purpose wet labs with multiple fume hoods.
- Controlled humidity and temperature test room.
- GC, NMR, Mass Spec. and SEM labs

Great opportunity for customer or technical service support operation.



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Pilot and Semi-Works Facilities



After your product has shown promise, prove out your process reliability and economics, your pilot facilities. Supply your customer with product from your short run production facilities.

- Multiple buildings totaling ~27,000 sq-ft +/-
- High bay areas with crane, structural and utilities support in place. (Electric, steam etc.)
- Processing vessels from 10 gallons and up to ~ 1000 gal.
- Processes operating from full vacuum up to 900 PSI @ ~ 500 F.
- Selected equipment in place:
Spray dryers, High shear mixers, Filter presses
Dowtherm® jacket reactors, Autoclaves, Maintenance facility, and more....



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