

# SALE/ LEASE: Office/ Warehouse

## 800 Barksdale Road, Newark DE 19711

Presented by Patterson-Woods & Associates

“The Area’s Leading Commercial Broker”

**Attention: Users  
Investors and  
Developers**

**Also available as part  
of a 10+ acre, 43,000  
+/- offer. Call for  
details**



### **Barksdale Parcel:**

- Great Exposure on Barksdale Road
- Suburban Setting in Affluent Area.
- Quick access to University of Delaware (Parcels a few hundred yards from U of D dormitory site)
- Adjacent to Barksdale Park (Tennis and more)
- Both DART and U of D bus lines within 2 blocks.
- 30,028+/- sq-ft on 2.12 acres zoned BL
- Selected Newark “BL” use categories include: Office, Medical, School, Hospital, and others. For a more detailed analysis as to the suitability of the site for your use, please call.
- Owner will consider lease scenarios up to 13,000 +/-sq-ft (up to 18,000 sq-ft including buildings on adjacent parcel.)
- Owner will consider being a tenant for a period of time in a “sale scenario”.

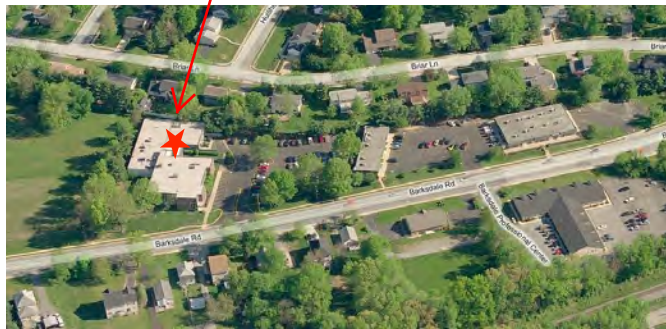


3801 Kennett Pike D-100  
Greenville Center  
Wilmington, Delaware 19807  
302-622-3500 800-220-2738

Please contact:  
**Dan Leshner 302-622-3520**  
[dlesher3@comcast.net](mailto:dlesher3@comcast.net)

*The above information is believed to be accurate but the users must verify it for their own satisfaction. Price and availability is subject to change without prior notice. The Seller's broker, any cooperating broker, and any salesperson working with either, are representing the Seller's interests and have fiduciary responsibilities to Seller, but are obligated to treat all parties fairly.*

## 800 Barksdale Road: Affluent Suburban College Area, Convenient Access to Services



### Barksdale Parcel:

- Great Exposure on Barksdale Road (Former site of Newark Charter School)
- Quick access to University of Delaware, and City of Newark
- Both DART and U of D bus lines within 2 blocks.
- Adjacent to Barksdale Park (Tennis and more)



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## 800 Barksdale Road:



- Modern building with multiple front entrances (multi-tenant).
- Nice mix of private, and bright open office areas.
- Large and small conference rooms.
- Production, research, kitchen, small warehouse & shipping areas



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