



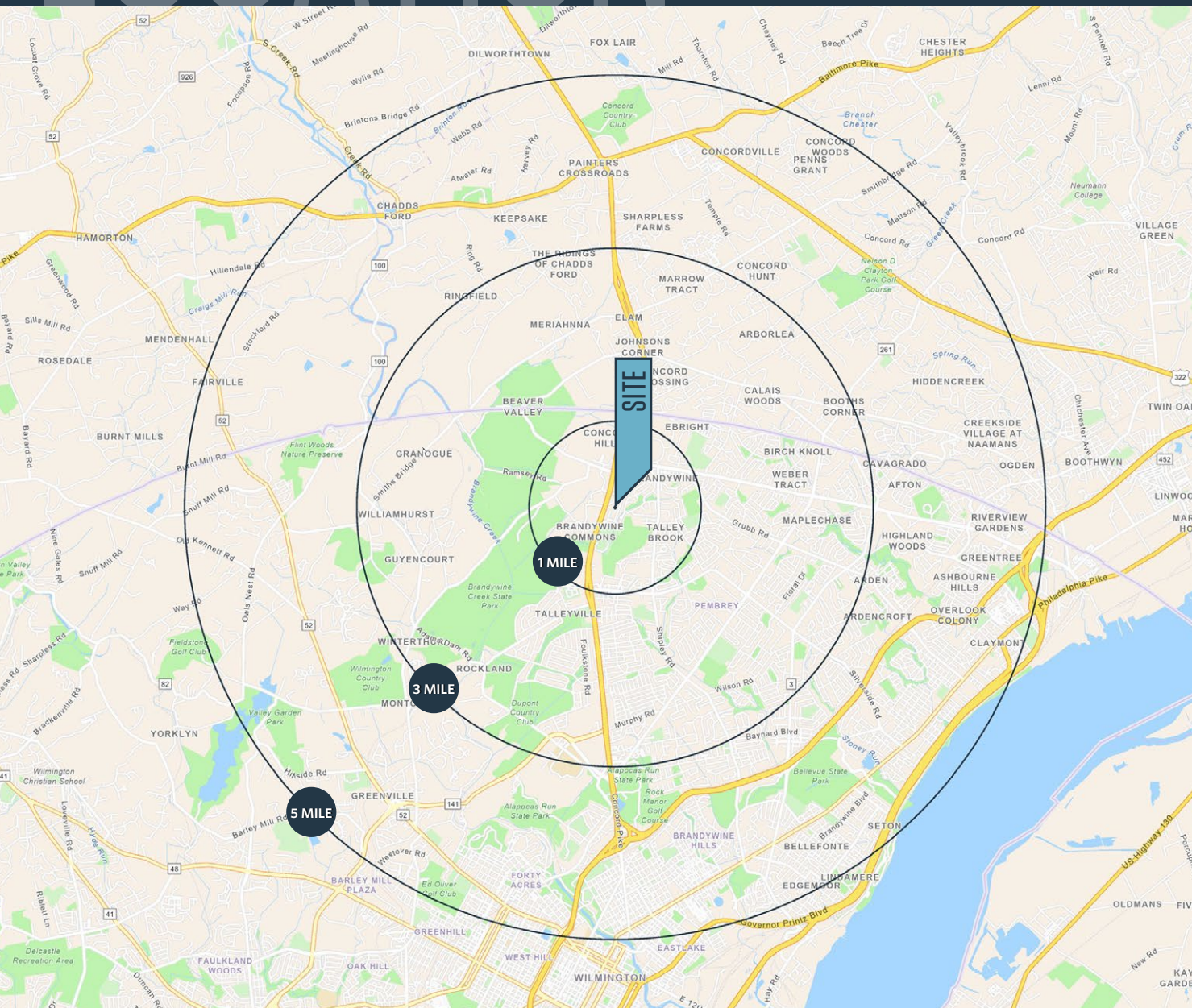
## JOIN THESE RETAILERS



## RETAIL FOR LEASE OR SALE

- Former Sears (two levels) total of 180,172 SF on 2 acres ideally located on US 202 (at the Concord Mall) and just minutes away from the Pennsylvania and New Jersey Border.
- Major retailers enjoy strong same store sales due to easy access from Pennsylvania and New Jersey shoppers traveling for tax-free shopping.
- Universities and colleges are found in the immediate trade area, including Wilmington University, which is located directly across the street.
- Concord Mall is adjacent to a new Sprouts Farmers Market, Best Buy and Ulta Beauty. It is also across the street from Brandywine Commons, which is home to ShopRite, Burlington, Raymour & Flanigan and The Tile Shop.
- It's also located near Brandywine Town Center - which is home to the number 1 trafficked Target in greater Philadelphia, plus Dick's House of Sport, Lowe's, PetSmart, Michaels and many more.





## PROPERTY HIGHLIGHTS:

Former Sears (two levels) total of 180,172 SF

Parcel size: 2 acres

Zoning: CR (Commercial Regional)

## DEMOGRAPHICS | 2024:

1-MILE	3-MILE	5-MILE
Population		
6,052	46,898	145,756
Daytime Population		
12,138	51,562	162,558
Households		
2,326	18,639	62,357
Average HH Income		
\$171,533	\$180,014	\$145,740

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

## TRAFFIC COUNTS | 2023:

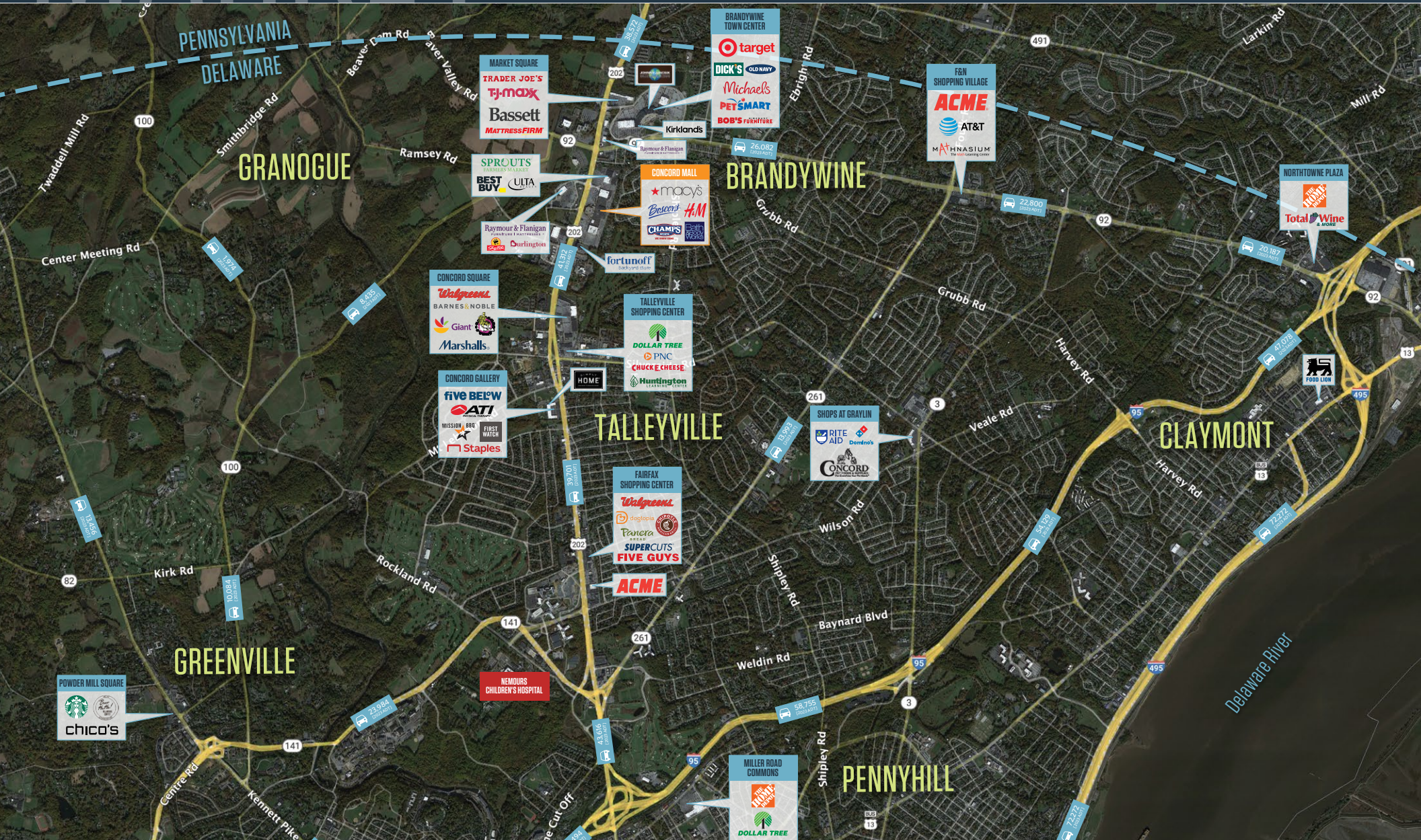
Concord Pike 41,312 ADT



# MARKET

## 4737 CONCORD PIKE

WILMINGTON, DE 19803, NEW CASTLE COUNTY



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# SITE PLAN

## 4737 CONCORD PIKE

WILMINGTON, DE 19803, NEW CASTLE COUNTY



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## FOR MORE INFORMATION, PLEASE CONTACT:

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