

PROFESSIONAL OFFICE SPACE – CLAYTON CROSSING 32445 Royal Boulevard – Dagsboro, DE



- ✦ Up to 16,000 SF finished office space available, divisible
- ✦ Located at the intersection of Rt. 26 and Rt. 113 in Coastal Sussex County
- ✦ Traffic Volume Data - 23,894 cars per day (Rt. 113) - 5,723 cars per day (Rt. 26)
- ✦ Primary traffic corridors for southern Delaware and resort area traffic
- ✦ Sussex County, DE has experienced 40%+ growth in population since 2010
- ✦ Professional office complex with easy access to major corridors, signage

Sussex County, DE Population Growth Trend

Year	Population	Growth Vs. Prior	Growth vs. 2010
2015	214,800	8.9%	8.9%
2020	237,378	10.5%	20.4%
2025	277,140	16.8%	40.6%

Demographic Overview

	3 mile	5 miles	10 miles
2025 Population	5,740	17,145	96,905
Avg. HH Income	\$880,858	\$90,713	\$100,430



Investors Realty, Inc.
1685 S. State Street
Dover, DE 19901

Casey H. Kenton, CCIM
302.228.1128
ckenton@i-realty.com

