

FOR LEASE

Orchard Commons

OFFICE | 5570-5630 KIRKWOOD HIGHWAY | WILMINGTON, DE 19808



OFFERING SUMMARY

Available SF: 1,015 - 4,300 SF
Year Built: 2004
Building Size: 42,020 SF

PROPERTY OVERVIEW

Orchard Commons is a suburban office park comprised of three buildings with office suites for lease ranging from 1,075 SF to 4,060 SF. Units are sized to accommodate small businesses between 1,000 - 2,000 SF.

All suites are available to tenants 24/7 with your own suite entrances, independent HVAC systems and utilities. Parking is FREE.

LOCATION OVERVIEW

Located within the busy commercial corridor of Kirkwood highway between Wilmington, and Newark, Delaware, this property is convenient to restaurants, public transportation, and shopping, including the Christiana Mall. It is within 10 minutes of major employers including the University of Delaware, Christiana Care, Sallie Mae, and Delaware Technical College.

PROPERTY HIGHLIGHTS

- 42,020 SF of office space in three buildings
- Located just west of Limestone Road on Kirkwood Hwy
- Close proximity to restaurants and shopping
- Easy access to Newark, Christiana and Wilmington

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CORPORATE OFFICES

234 North James Street
Newport, DE 19804
302.999.0708

LEASING INQUIRIES

Matt Guers
Director of Office Leasing
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LEASE TYPE | MG

TOTAL SPACE | 1,015 - 4,300 SF

LEASE TERM | Negotiable

LEASE RATE | Negotiable



UNAVAILABLE

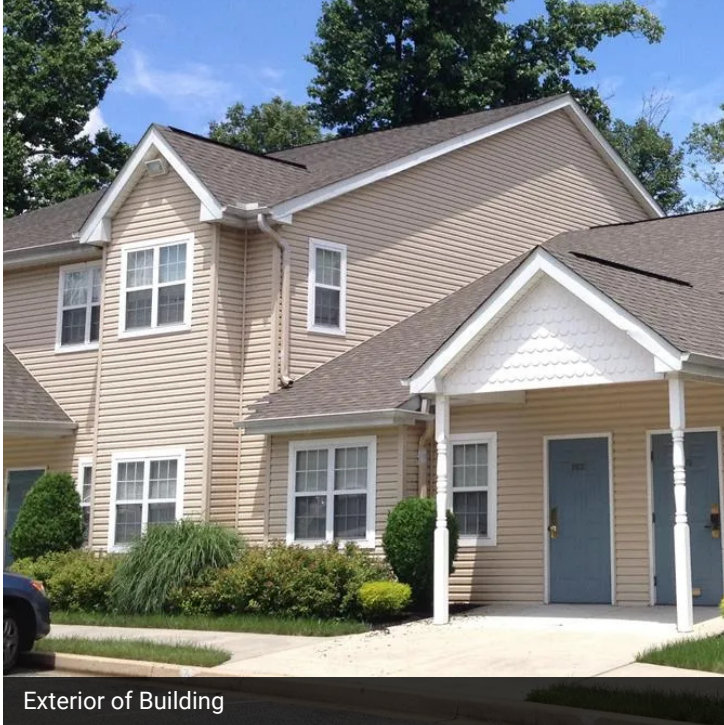
AVAILABLE

SUITE	TENANT	SIZE	TYPE	RATE
5616 Kirkwood Highway	Available	1,015 SF	Modified Gross	Negotiable
5620 Kirkwood Highway	Available	2,030 - 4,060 SF	Modified Gross	Negotiable
5622 Kirkwood Highway	Available	2,030 - 4,060 SF	Modified Gross	Negotiable
5574 Kirkwood Highway	Available	2,150 SF	Modified Gross	Negotiable
5576-5580 Kirkwood Highway	Available	4,300 SF	Modified Gross	Negotiable
5582 Kirkwood Highway	Available	1,075 SF	Modified Gross	Negotiable
5584 Kirkwood Highway	Available	1,075 - 3,225 SF	Modified Gross	Negotiable
5588 Kirkwood Highway	Available	2,150 SF	Modified Gross	Negotiable

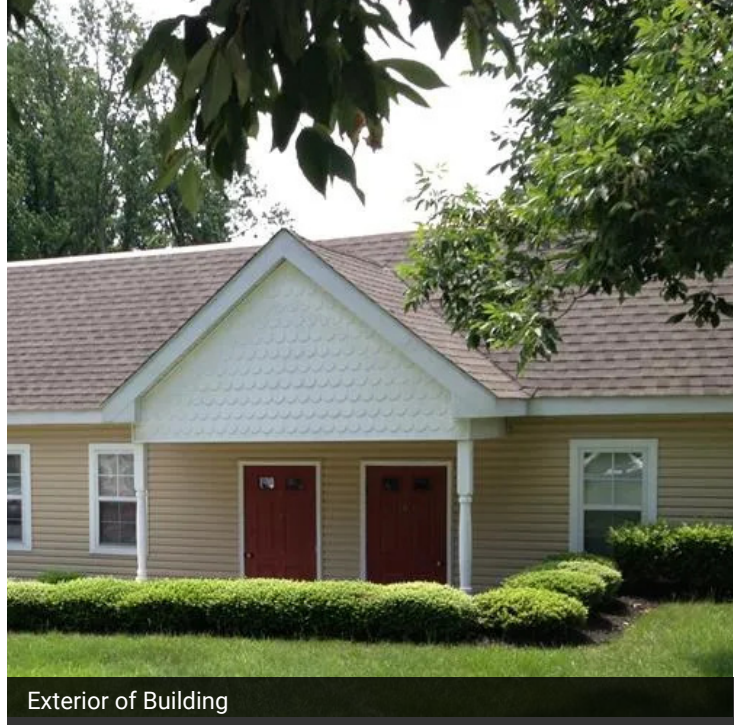
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Exterior of Building



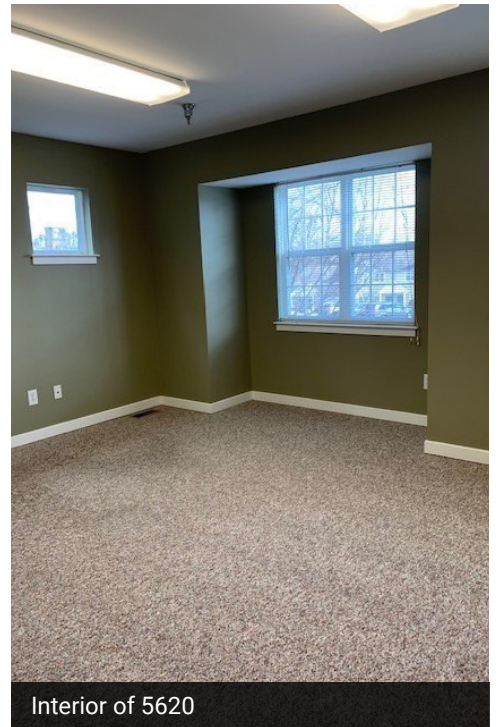
Exterior of Building



Interior of 5620



Interior of 5620



Interior of 5620

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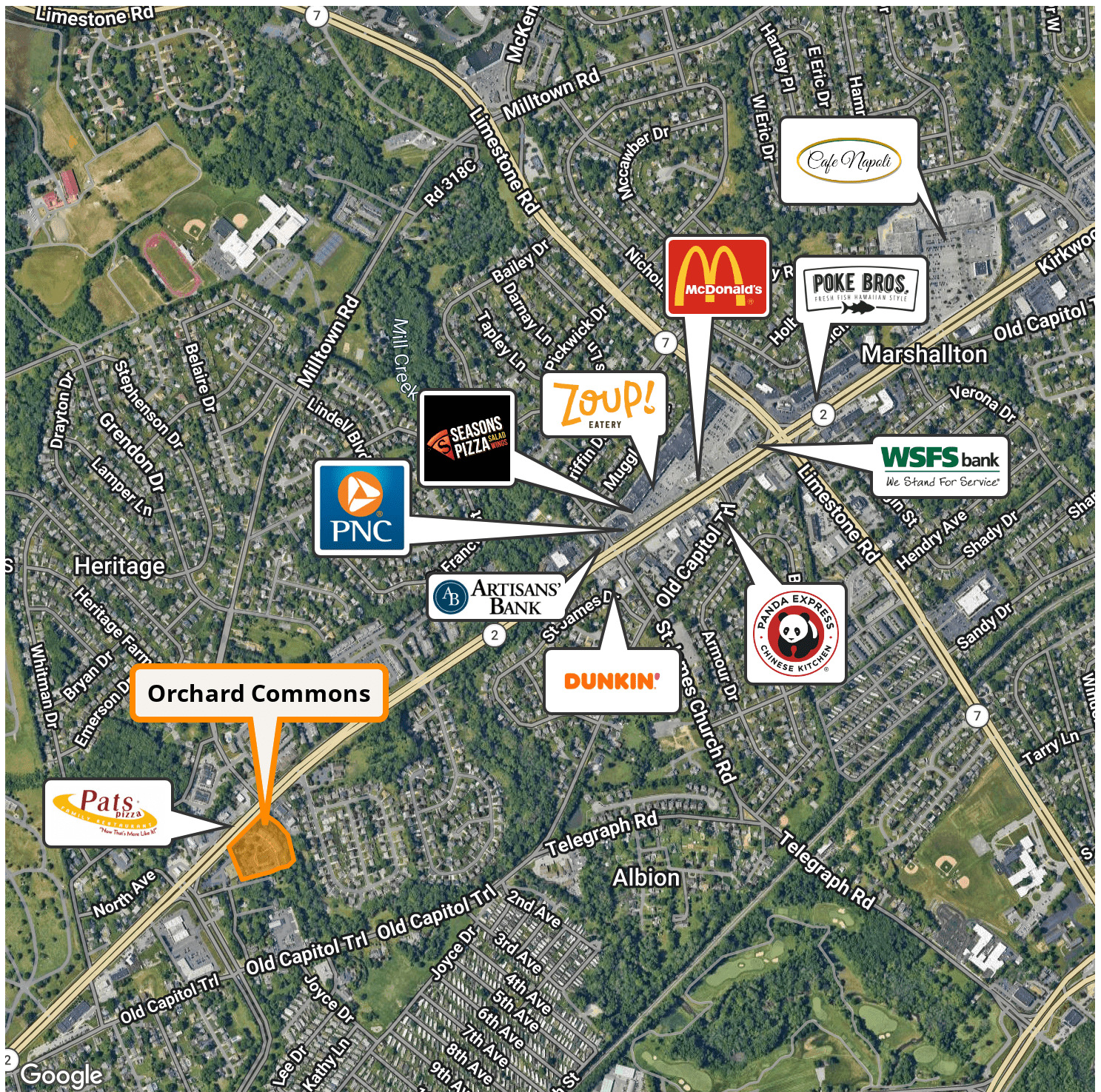
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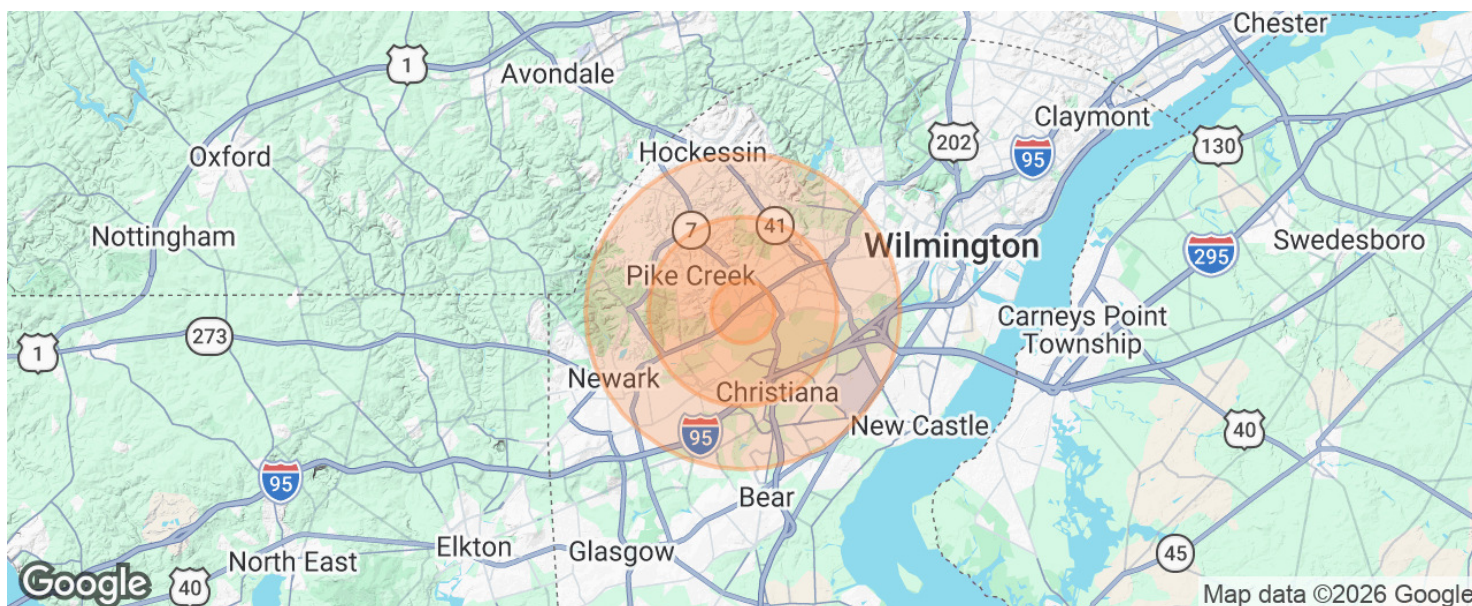
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POPULATION	1 MILE	3 MILES	5 MILES
Total population	8,208	70,810	173,401
Median age	42.1	39.0	37.7
Median age (Male)	42.0	37.4	36.1
Median age (Female)	42.1	41.2	39.4
HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total households	3,415	28,734	67,393
# of persons per HH	2.4	2.5	2.6
Average HH income	\$71,873	\$76,582	\$81,005
Average house value	\$295,901	\$278,391	\$293,352

* Demographic data derived from 2020 ACS - US Census