



UP TO 5,042 +/- SF END CAP
RETAIL SPACE AVAILABLE



Mill Creek Shopping Center

4555 Kirkwood Highway, Wilmington, DE

KIRKWOOD HIGHWAY AADT: 45,818 +/- VPD

Leasing Inquiries Call:

Jim Tancredi
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O: 302-414-1000

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Tyler Foresta
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tforesta@LMTCRE.com



Broker Representative:

LMT Commercial Real Estate Services
1117 N Franklin Street, Suite A
Wilmington, DE 19806
LMTCRE.com

Mill Creek Shopping Center Retail Space Available

4555 KIRKWOOD HIGHWAY,
WILMINGTON, DE

Retail Space Available in Mill Creek Shopping Center

Mill Creek Shopping Center is a high-visibility retail destination along Kirkwood Highway, benefiting from an exceptional 45,818 +/- vehicles per day. Ideally positioned at the corner of Limestone Road and Kirkwood Highway, the center offers outstanding exposure and regional accessibility, providing an ideal setting for your next business to thrive.



Available Spaces:

End-Cap: Up To 5,042 +/- SF
Asking Rate: \$26.50/SF (NNN)

- Operating Expenses/CAM/Management: \$4.46/SF
- Insurance: \$0.33
- Taxes: \$0.85 (2025)
- Total NNN: \$5.64

Features:

- Modern retail build-outs ready for customization
- High traffic location with strong regional draw
- Flexible lease terms

Spaces Ideal For:

Retail Shop, Service-Oriented Business, Specialty Store, Hair Salon, Medical Use

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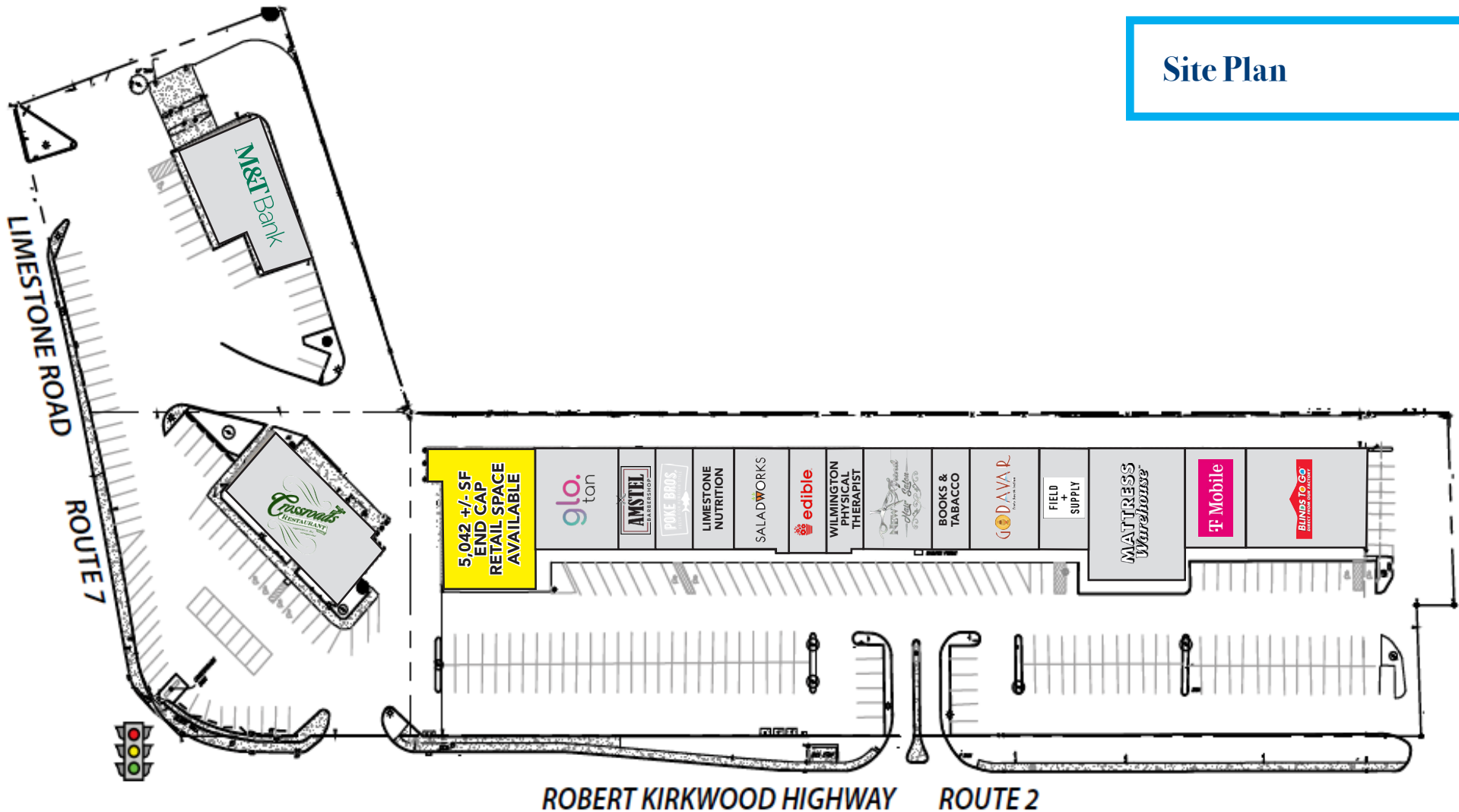
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Site Plan



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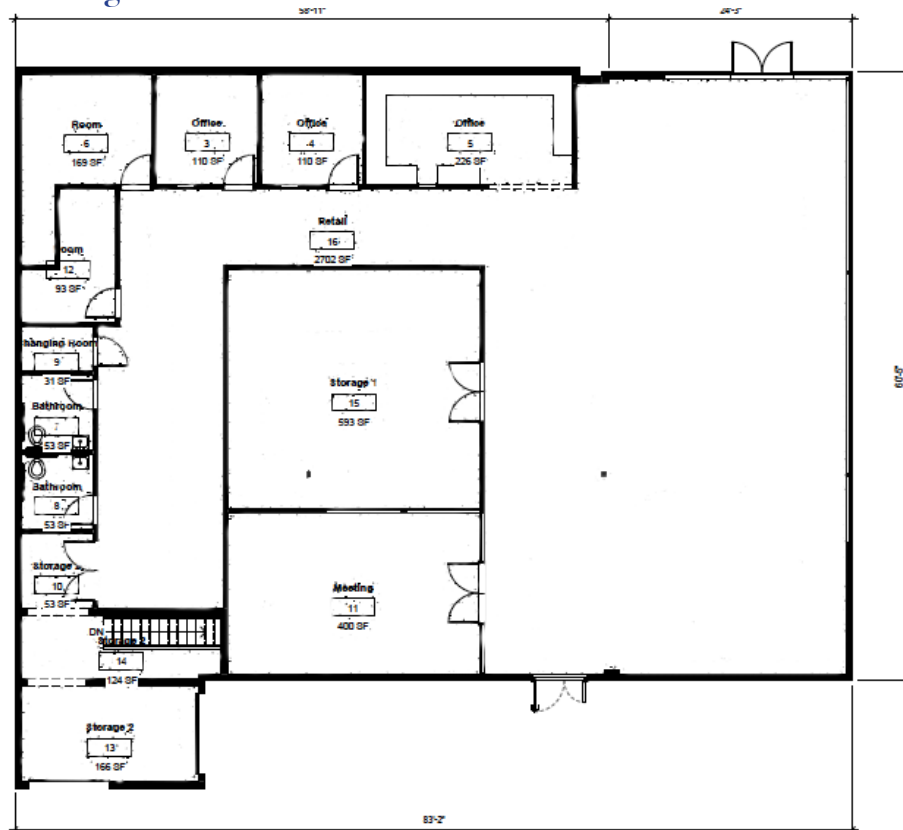
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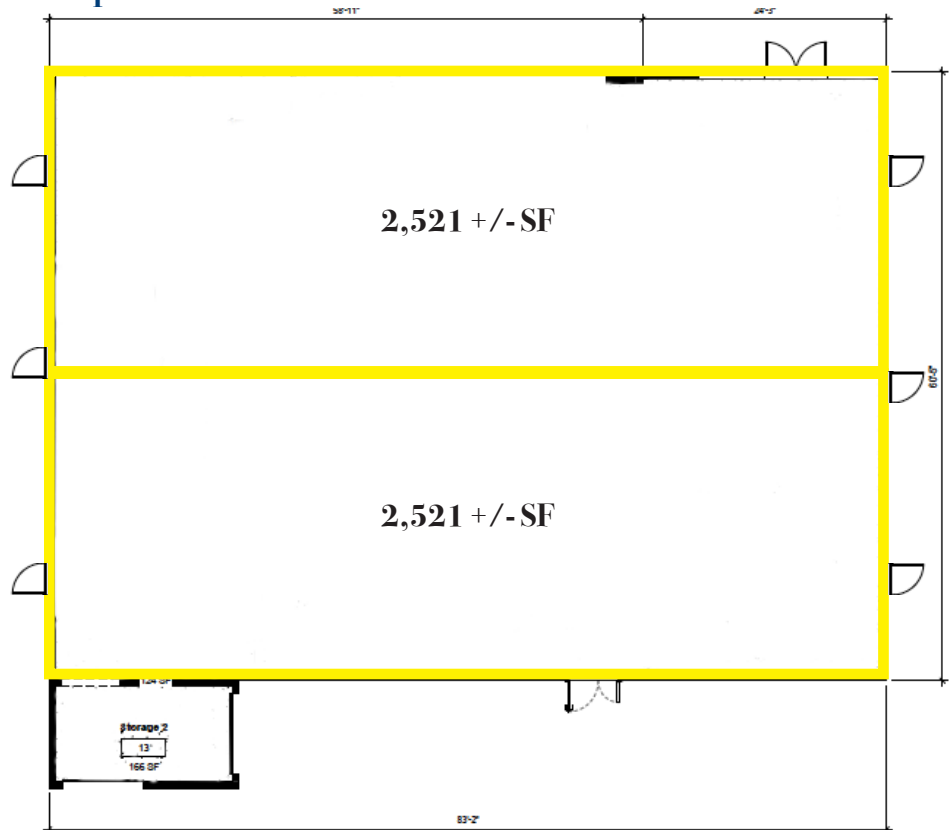
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Left End Cap: Up To 5,042+/-SF Floor Plan

Existing Floor Plan



Proposed Floor Plan



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Exterior Photos



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Local Trade Area



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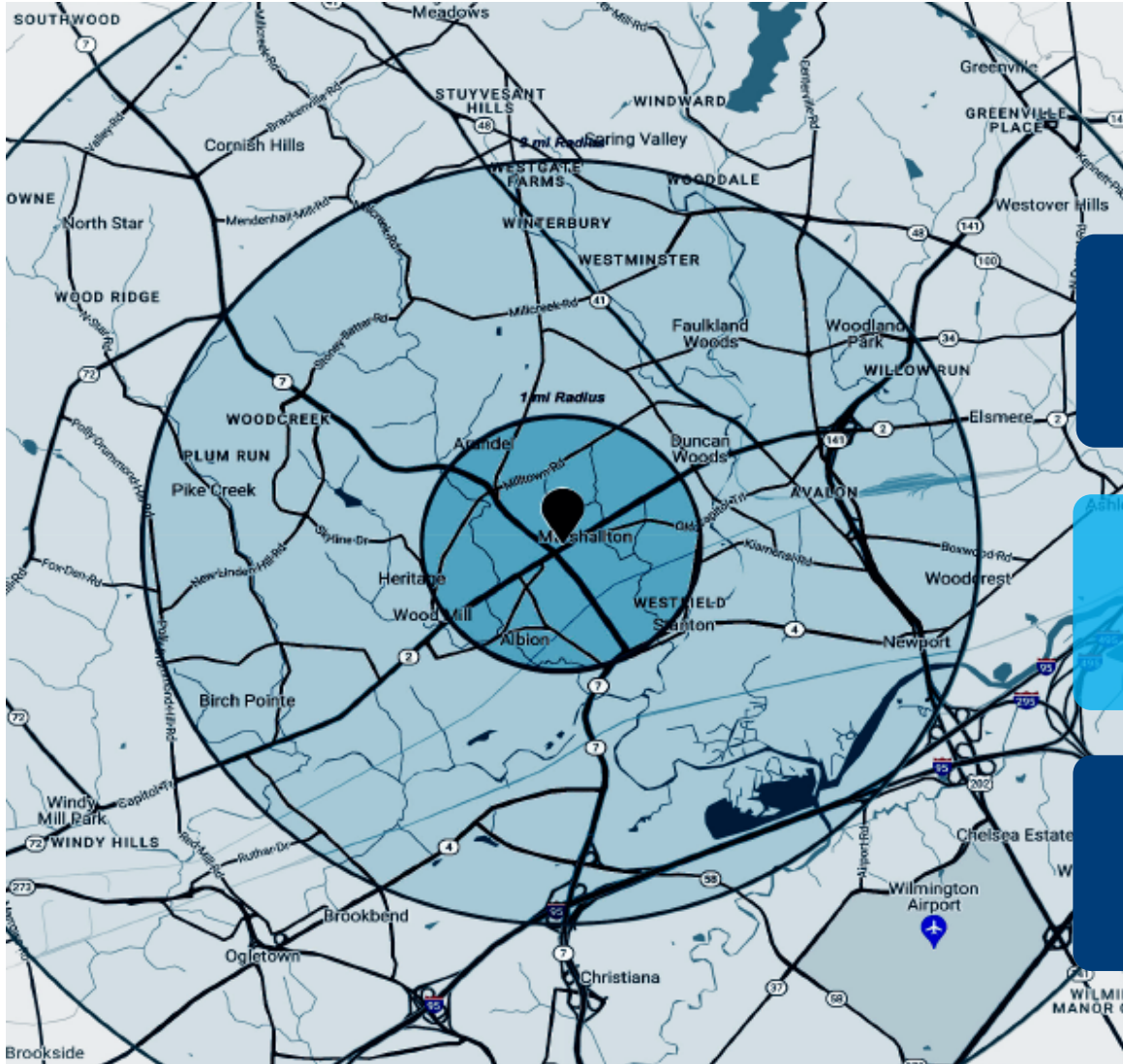


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Regional Area

Wilmington, DE
9 miles / 18 min.

Newark, DE
6 miles / 16 min.

Pike Creek, DE
4 miles / 9 min.

Hockessin, DE
6 miles / 14 min.

Elkton, MD
15 miles / 24 min.

Philadelphia, PA
40 miles / 49 min.

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Population	1-Mile	3-Mile	5-Mile
2025 Population	12,629	66,583	179,065
2030 Population	12,373	65,258	177,291
Median Age	1-Mile	3-Mile	5-Mile
2025 Median	41.4	42.4	40.7
2030 Median	42.9	43.6	42.0
Households	1-Mile	3-Mile	5-Mile
2025 Households	5,040	27,874	72,903
2030 Households	5,018	27,743	73,358
Median Household Income	1-Mile	3-Mile	5-Mile
2025 Median Household Income	\$84,294	\$90,418	\$89,051
2030 Median Household Income	\$98,413	\$107,150	\$105,880
Per Capita Income	1-Mile	3-Mile	5-Mile
2025 Per Capita Income	\$44,266	\$51,119	\$50,423
2030 Per Capita Income	\$51,108	\$58,155	\$57,116

Radius Demographics

1
MILE

**2025
Median Net Worth
\$220,000.00**

3
MILE

**2025
Median Net Worth
\$200,000.00**

5
MILE

**2025
Median Net Worth
\$175,000.00**

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Drive-Time Demographics

5
MINS

**2025
Median Net Worth
\$190,000.00**

10
MINS

**2025
Median Net Worth
\$240,000.00**

15
MINS

**2025
Median Net Worth
\$290,000.00**

Population

5-Mins

10-Mins

15-Mins

2025 Population

18,918

83,587

253,081

2030 Population

18,534

82,023

251,346

Median Age

5-Mins

10-Mins

15-Mins

2025 Median

41.6

41.9

39.3

2030 Median

43.1

43.1

40.5

Households

5-Mins

10-Mins

15-Mins

2025 Households

7,638

34,697

101,550

2030 Households

7,601

34,576

102,531

Median Household Income

5-Mins

10-Mins

15-Mins

2025 Median Household Income

\$85,500

\$90,948

\$84,294

2030 Median Household Income

\$100,106

\$107,234

\$99,905

Per Capita Income

5-Mins

10-Mins

15-Mins

2025 Per Capita Income

\$46,181

\$51,648

\$47,407

2030 Per Capita Income

\$53,018

\$58,689

\$53,591

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