

TURNKEY BARBER SHOP FOR LEASE



3723 OLD CAPITOL TRAIL
WILMINGTON, DE 19808



800 SF

Turnkey Space



**5 FULLY EQUIPPED
BARBER STATIONS**



**2 WASH BOWL
STATIONS**



**SALON
INFRASTRUCTURE
IN PLACE**



LISTED BY:

ALICIA FOX

alicia@dsmre.com

302-283-1800 OFFICE

302-419-5477 CELL

DSM
COMMERCIAL



3304 Old Capitol Trail
Wilmington, DE 19808



dsmre.com

THE SPACE

Location	3723 Old Capitol Trail Wilmington, DE 19808
Size	800 SF
Lease Rate	Please contact listing agent
Lease Type	NNN

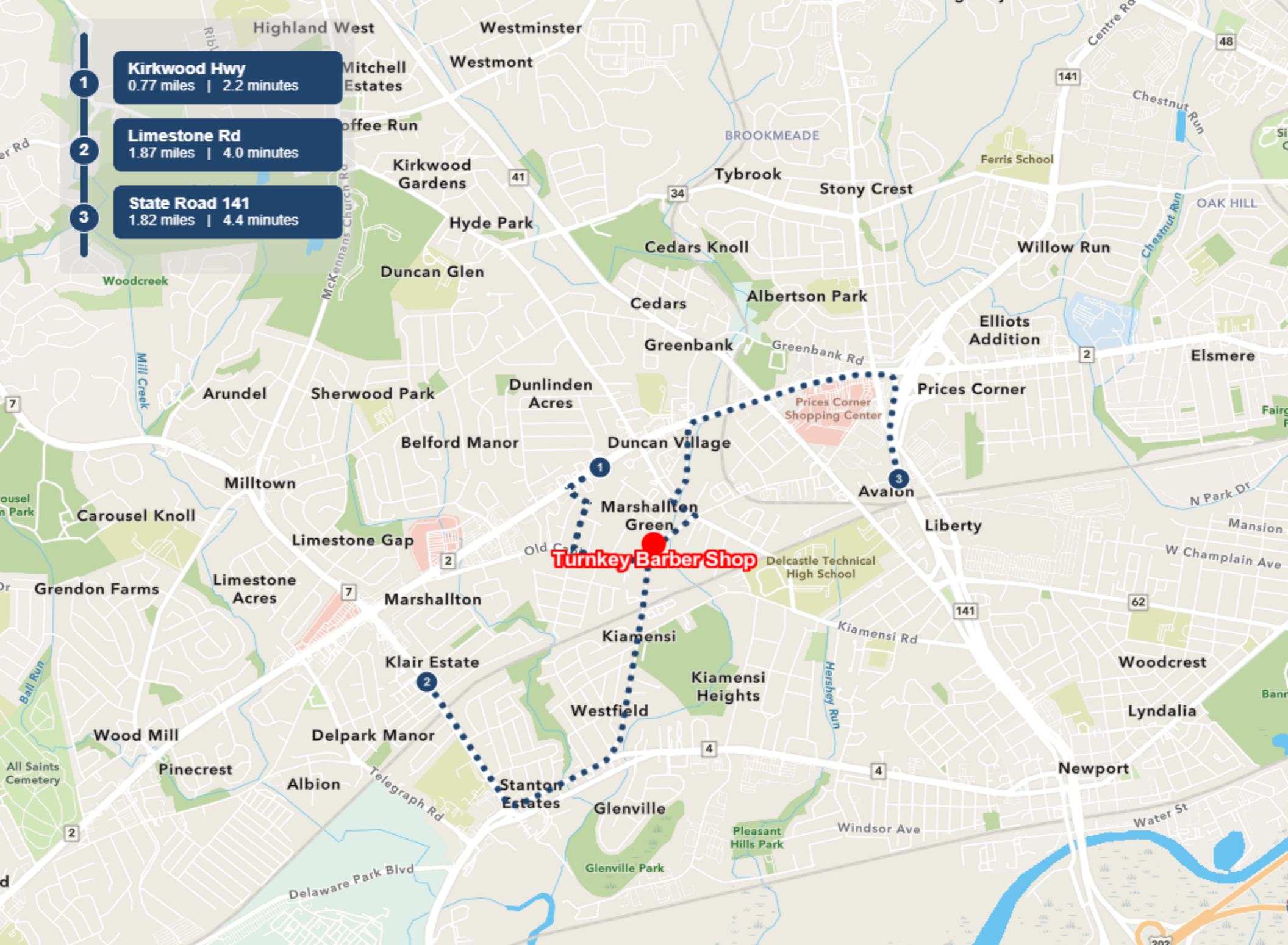
HIGHLIGHTS

- Turnkey barber shop available for lease in a highly visible neighborhood location along Old Capitol Trail. Formerly occupied by a long-standing barber shop, this fully built-out space is move-in ready and offers an exceptional opportunity for barbers, salons, beauty professionals, or other personal service users seeking to open quickly with minimal startup costs.
- The space features five fully equipped barber stations, two wash bowl stations, and existing plumbing and salon infrastructure already in place.
- Conveniently located near the intersection of Old Capitol Trail and Kirkwood Highway, the property benefits from excellent visibility, ample parking, strong traffic counts, and easy access to surrounding residential neighborhoods and retail destinations.
- Whether expanding an existing business or launching a new concept, this turnkey location provides an outstanding opportunity in one of Wilmington's most established commercial corridors.
- Convenient access to Kirkwood Highway, Limestone Road, and surrounding residential communities
- Suitable for a variety of beauty, wellness, and personal service concepts



POPULATION			
	1.00 MILE	3.00 MILE	5.00 MILE
	9,485	66,008	204,566
AVERAGE HOUSEHOLD INCOME			
	1.00 MILE	3.00 MILE	5.00 MILE
	\$109,471	\$121,274	\$119,685
NUMBER OF HOUSEHOLDS			
	1.00 MILE	3.00 MILE	5.00 MILE
	3,670	26,884	86,186





1

Kirkwood Hwy
0.77 miles | 2.2 minutes

2

Limestone Rd
1.87 miles | 4.0 minutes

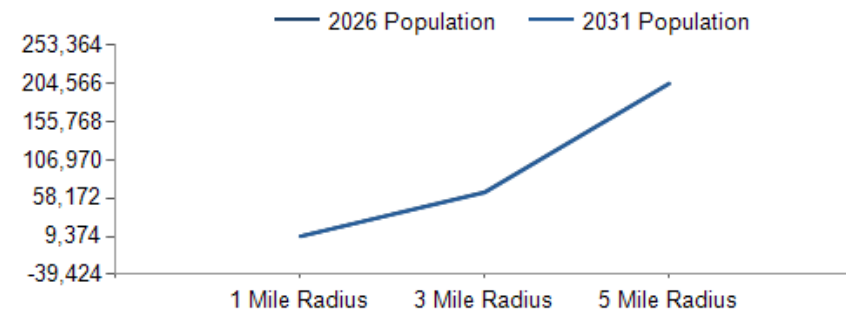
3

State Road 141
1.82 miles | 4.4 minutes

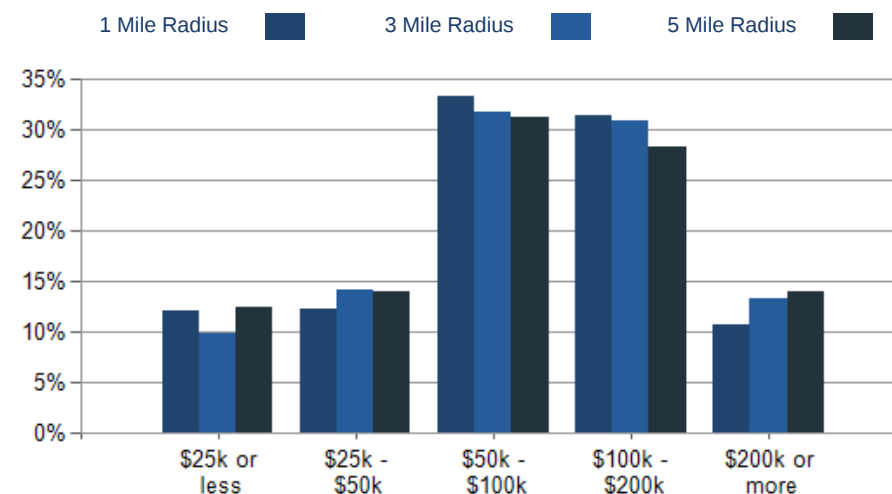
Turnkey Barber Shop

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	9,659	65,551	199,293
2010 Population	9,681	65,198	197,879
2026 Population	9,485	66,008	204,566
2031 Population	9,374	65,230	204,010
2026 African American	979	6,971	48,046
2026 American Indian	82	546	1,298
2026 Asian	372	3,038	12,094
2026 Hispanic	2,429	14,459	37,788
2026 Other Race	1,118	6,584	17,671
2026 White	5,550	41,356	105,198
2026 Multiracial	1,383	7,496	20,162
2026-2031: Population: Growth Rate	-1.20%	-1.20%	-0.25%

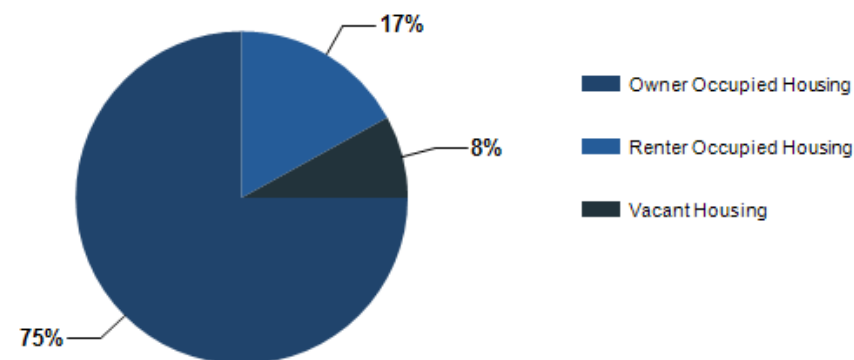
2026 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	272	1,551	6,722
\$15,000-\$24,999	173	1,120	4,002
\$25,000-\$34,999	121	952	3,160
\$35,000-\$49,999	332	2,882	8,879
\$50,000-\$74,999	528	4,246	14,414
\$75,000-\$99,999	694	4,279	12,489
\$100,000-\$149,999	755	5,320	15,858
\$150,000-\$199,999	402	2,971	8,598
\$200,000 or greater	394	3,564	12,064
Median HH Income	\$87,758	\$88,934	\$85,054
Average HH Income	\$109,471	\$121,274	\$119,685



2026 Household Income



2026 Own vs. Rent - 1 Mile Radius

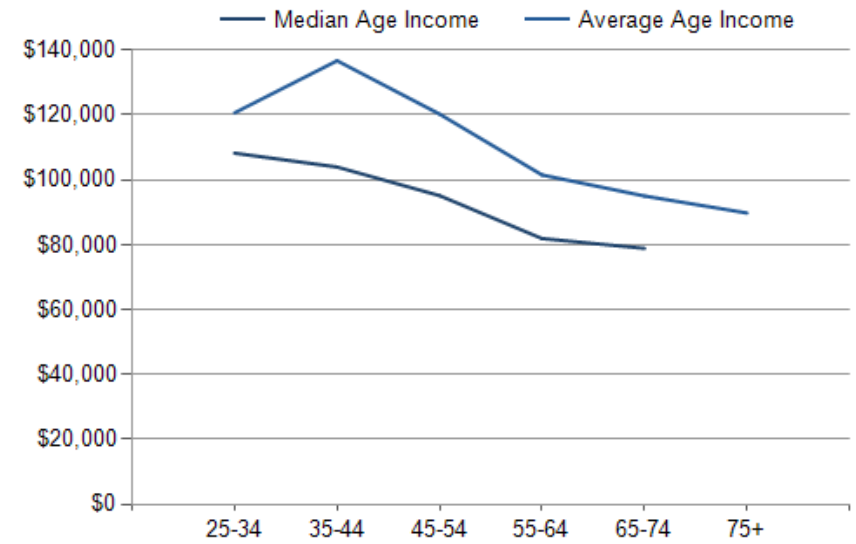
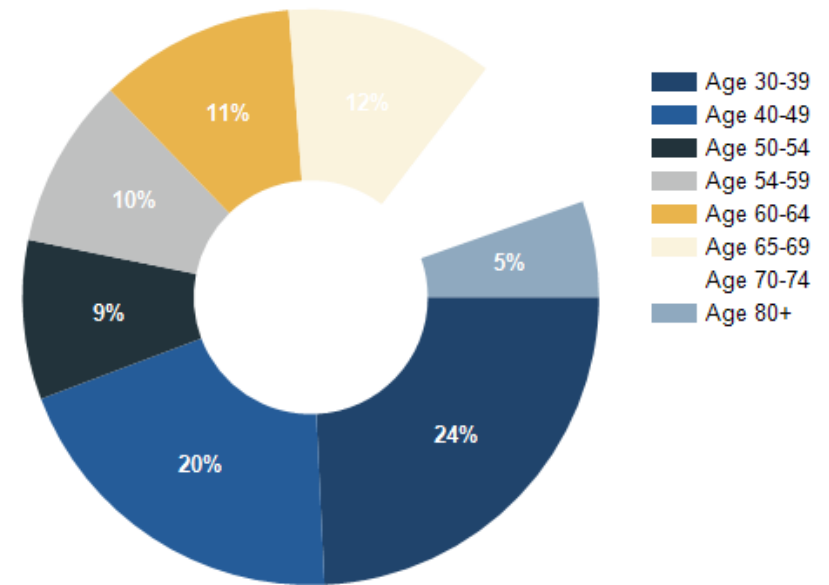


Source: esri

2026 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2026 Population Age 30-34	698	4,516	15,332
2026 Population Age 35-39	731	4,831	15,036
2026 Population Age 40-44	588	4,390	13,619
2026 Population Age 45-49	592	4,021	11,994
2026 Population Age 50-54	527	3,729	11,665
2026 Population Age 55-59	564	4,063	12,422
2026 Population Age 60-64	649	4,399	12,859
2026 Population Age 65-69	686	4,432	12,595
2026 Population Age 70-74	542	3,586	10,288
2026 Population Age 75-79	318	2,531	7,682
2026 Population Age 80-84	221	1,781	5,156
2026 Population Age 85+	233	1,627	4,688
2026 Population Age 18+	7,710	53,473	164,390
2026 Median Age	42	42	40
2031 Median Age	43	43	42

2026 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$108,230	\$100,760	\$87,577
Average Household Income 25-34	\$120,683	\$114,579	\$112,439
Median Household Income 35-44	\$103,966	\$95,584	\$91,398
Average Household Income 35-44	\$136,737	\$131,123	\$130,727
Median Household Income 45-54	\$95,142	\$110,999	\$105,838
Average Household Income 45-54	\$120,284	\$146,760	\$138,993
Median Household Income 55-64	\$81,903	\$98,124	\$94,269
Average Household Income 55-64	\$101,515	\$136,985	\$131,214
Median Household Income 65-74	\$78,876	\$76,104	\$76,256
Average Household Income 65-74	\$95,025	\$100,878	\$105,023
Average Household Income 75+	\$89,776	\$103,066	\$106,608

Population By Age



Turnkey Barber Shop

CONFIDENTIALITY and DISCLAIMER

The information contained in the following offering memorandum is proprietary and strictly confidential. It is intended to be reviewed only by the party receiving it from DSM Commercial and it should not be made available to any other person or entity without the written consent of DSM Commercial.

By taking possession of and reviewing the information contained herein the recipient agrees to hold and treat all such information in the strictest confidence. The recipient further agrees that recipient will not photocopy or duplicate any part of the offering memorandum. If you have no interest in the subject property, please promptly return this offering memorandum to DSM Commercial. This offering memorandum has been prepared to provide summary, unverified financial and physical information to prospective tenants, and to establish only a preliminary level of interest in the subject property.

The information contained herein is not a substitute for a thorough due diligence investigation. DSM Commercial has not made any investigation, and makes no warranty or representation with respect to the income or expenses for the subject property, the future projected financial performance of the property, the size and square footage of the property and improvements, the presence or absence of contaminating substances, PCBs or asbestos, the compliance with local, state and federal regulations, the physical condition of the improvements thereon, or financial condition or business prospects of any tenant, or any tenant's plans or intentions to continue its occupancy of the subject property.

The information contained in this offering memorandum has been obtained from sources we believe reliable; however, DSM Commercial has not verified, and will not verify, any of the information contained herein, nor has DSM Commercial conducted any investigation regarding these matters and makes no warranty or representation whatsoever regarding the accuracy or completeness of the information provided. All potential buyers must take appropriate measures to verify all of the information set forth herein. Prospective buyers shall be responsible for their costs and expenses of investigating the subject property.

Exclusively Marketed by:

Alicia Fox
DSM Commercial
(302) 283-1800
alicia@dsmre.com



Brokerage License No.: 2012602342
www.dsmre.com

powered by CREOP