

# 400

## Anchor Mill Road

NEW CASTLE, DELAWARE

### FOR SUBLEASE



# 83,850 SF

AVAILABLE



Immediate access to **I-95** and **I-495**

**5 Miles** from Port of Wilmington

**3.5 Miles** from Wilmington Airport & **26 Miles** from Philadelphia International Airport

**62 Miles** from Norfolk Southern, **38 Miles** from CSX freight and commercial rail service

**JONAS SKOVDAL**  
Executive Managing Director  
610 772 2005  
jonas.skovdal@cushwake.com

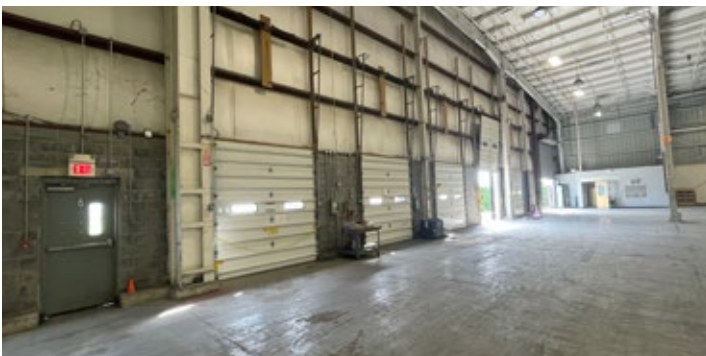
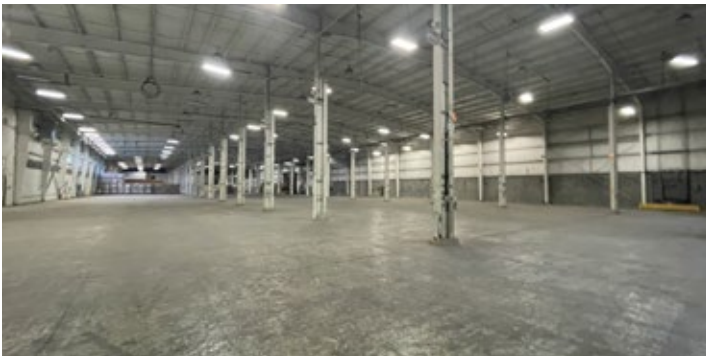
**ROB STENTA**  
Director  
302 803 6863  
rob.stenta@cushwake.com



# 400

## Anchor Mill Road

NEW CASTLE, DE



**JONAS SKOVDAL**  
Executive Managing Director  
610 772 2005  
jonas.skovdal@cushwake.com

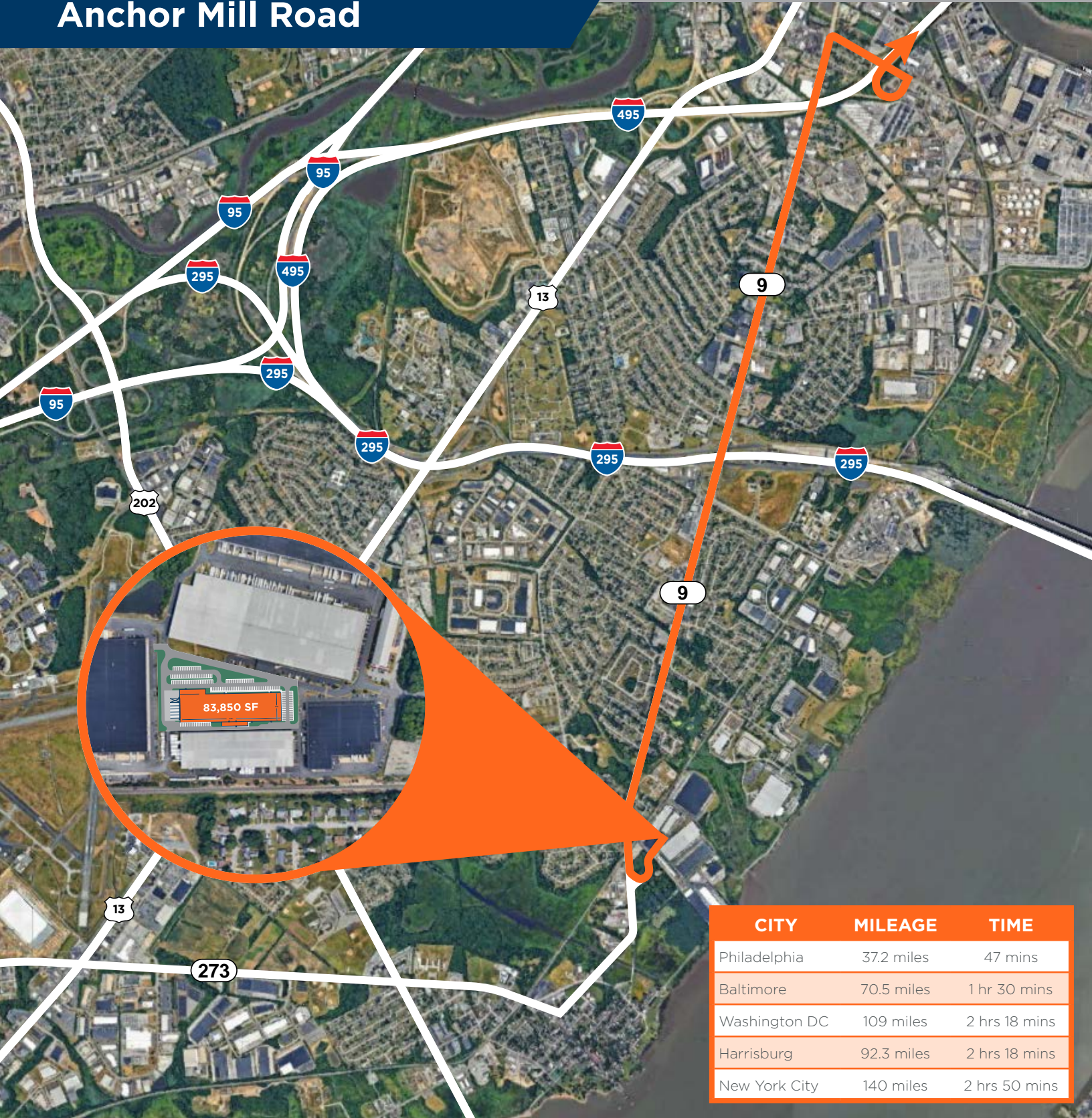
**ROB STENTA**  
Director  
302 803 6863  
rob.stenta@cushwake.com



# 400

## Anchor Mill Road

NEW CASTLE, DE



**JONAS SKOVDAL**  
Executive Managing Director  
610 772 2005  
jonas.skovdal@cushwake.com

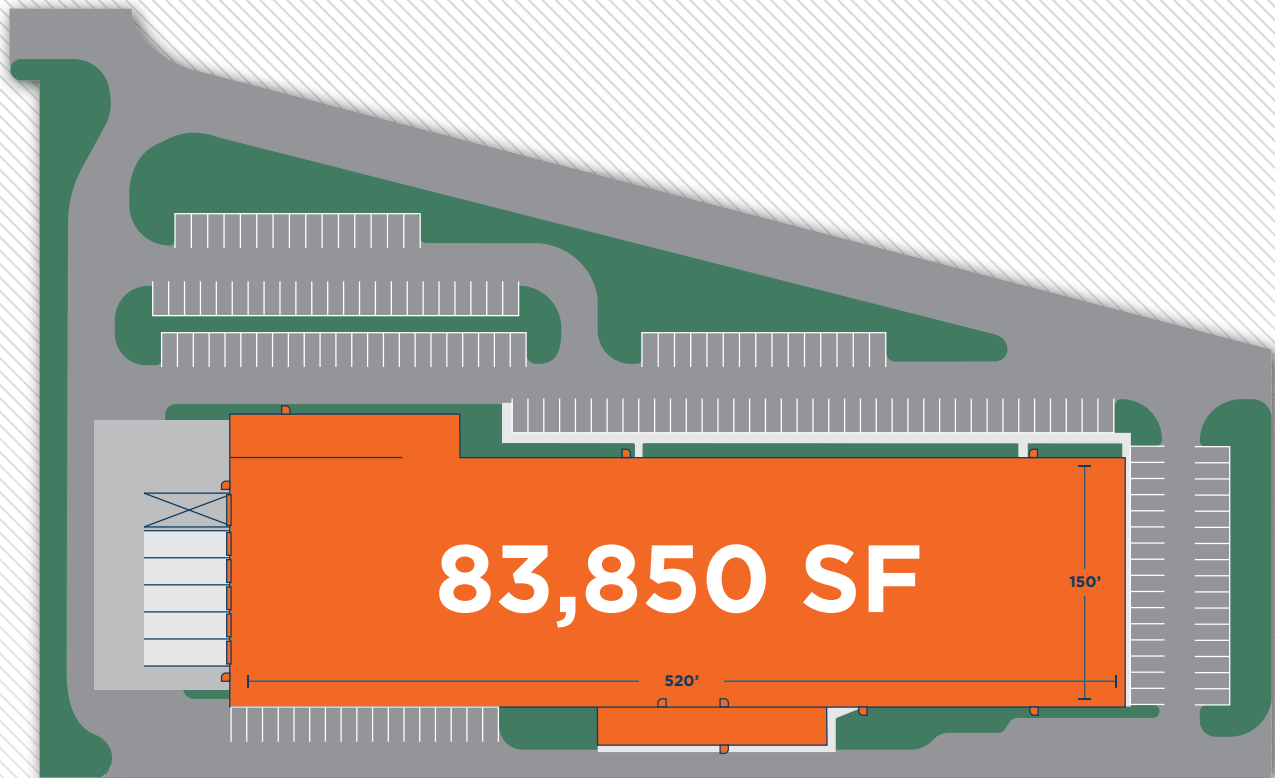
**ROB STENTA**  
Director  
302 803 6863  
rob.stenta@cushwake.com



# 400

## Anchor Mill Road

NEW CASTLE, DE



### BUILDING SPECS

AVAILABLE SF	±83,850 SF
BUILDING DIMENSIONS	520' x 150'
OFFICE	15,000 SF on two floors (± 7,500 per floor)
LOT SIZE	5.01 acres
CAR PARKING	150 Car Parking Spaces
DOCK DOORS	5 Doors (9'10" x 9', 4 out of 5 docks equipped w levelers)
DRIVE-IN DOORS	1 Door (14' x 18')
CLEAR HEIGHT	26' w portion (near loading docks) at 31'
COLUMN SPACING	56' x 24'
SPRINKLER SYSTEM	Wet System
LIGHTING	Ceiling mounted fluorescent
POWER	800a/480v 3p Heavy
HVAC	Forced air, central system
ZONING	I - Industrial

**JONAS SKOVDAL**  
Executive Managing Director  
610 772 2005  
jonas.skovdal@cushwake.com

**ROB STENTA**  
Director  
302 803 6863  
rob.stenta@cushwake.com

