

CAPANO MANAGEMENT



AVAILABLE

BAY COURT PLAZA

REDEVELOPMENT

650 South Bay Road | Dover, DE 19901 | Kent County

Center Size:

Total: 181,511 square feet

Available Space:

Anchor Space: Up to 30,000 square feet

Traffic Counts:

S. Bay Road: 27,445 AADT
Dupont Hwy at S. Dover: 45,843 AADT

Additional Information:

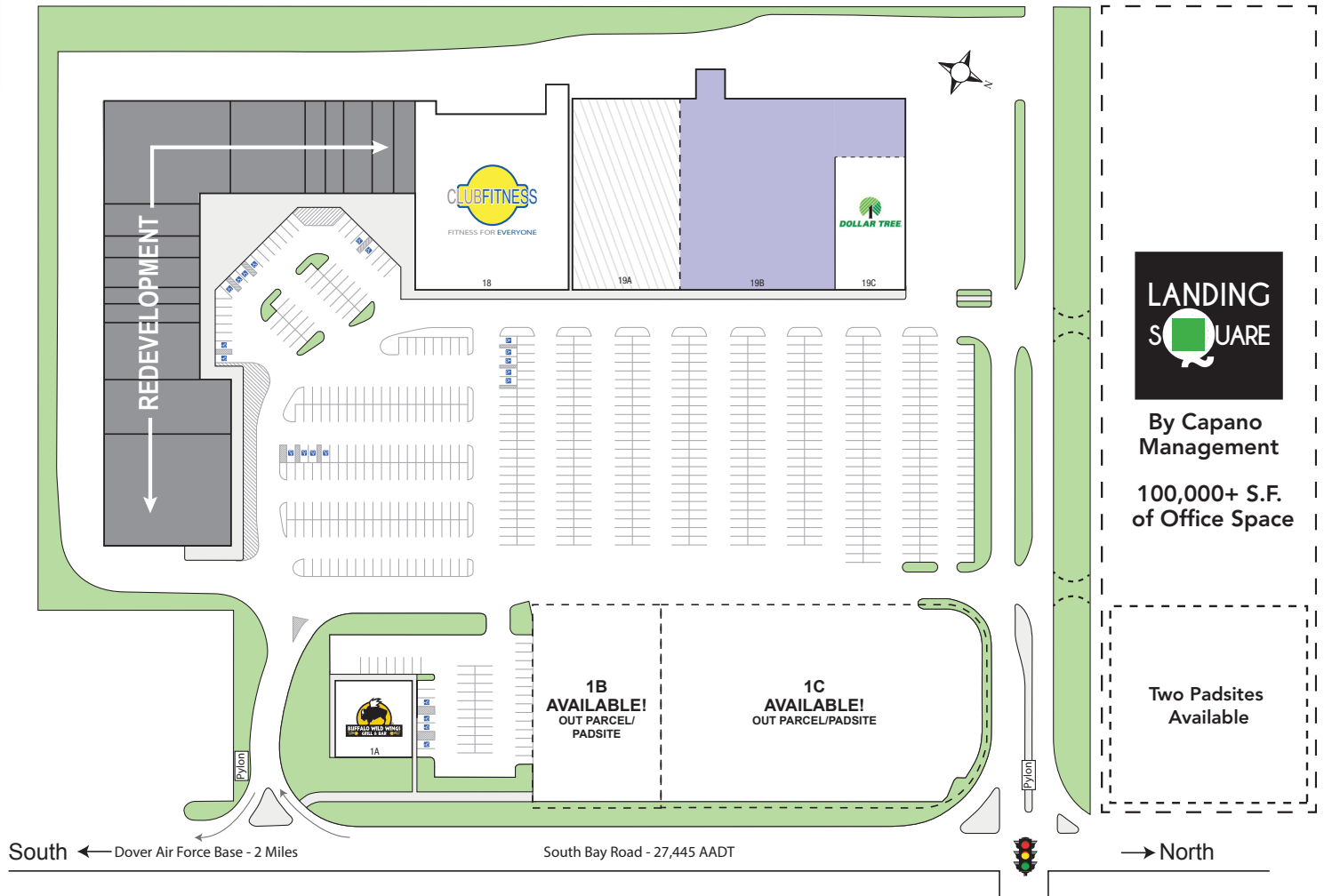
- Bay Court Plaza has a variety of tenants including Dollar Tree, Club Fitness and Buffalo Wild Wings
- Outstanding opportunities for small to mid-size to anchor users at aggressive rents
- A little over 1 mile from Dover Air Force Base:
 - 6,400 military personnel
 - 1,000 civilian personnel
 - 5,100 family members
 - 2,275 jobs supporting base

Demographics:

	1 Mile	3 Mile	5 Mile
Population	5,777	43,474	68,697
Households	2,262	16,699	25,852
Avg. HH Income	\$53,177	\$56,655	\$63,509
Daytime Population	7,269	35,105	47,572

BAY COURT PLAZA

650 South Bay Road | Dover, DE 19901 | Kent County



Unit #	Tenant	Square Footage
1A	Buffalo Wild Wings	6,400

PAD SITES

Unit #	Tenant	Square Footage
1B	Pad Site	0.5 acres
1C	Pad Site	2.0 acres

Unit #	Tenant	Square Footage
11	Electric Beach	3,500
15	People Labor Ready	2,800
18	Club Fitness	30,000
19A	PENDING	30,000
19B	AVAILABLE	29,850
19C	Dollar Tree	10,150

CAPANO
MANAGEMENT

leasing@capanoinc.com | 302.429.8700 | 105 Foulk Road, Wilmington, DE 19803

REV 03.18.25