

CAPANO

MANAGEMENT



CONCORD SQUARE

4229 Concord Pike | Wilmington, DE | 19803 | New Castle County

Center Size:

Total: 236,107 square feet

Available Spaces:

End Cap: Unit #4201: 15,000 square feet

Traffic Counts:

Concord Pike: 45,202 AADT
Siverside Road: 18,968 AADT

New Pad Sites Available:

#2: Retail: B - 2,685 square feet: Available

Additional Information:

- Situated less than 2 miles from Delaware-Pennsylvania Line on Concord Pike
- Great mix of co-tenancy with Giant, Marshalls, and Barnes and Noble
- Well positioned between PA shoppers and downtown Wilmington

Demographics:

	1 Mile	3 Mile	5 Mile
Population	5,060	41,911	170,359
Households	1,999	16,636	70,097
Avg. HH Income	\$136,404	\$130,256	\$97,667

Illustrations are artist's conceptual renderings. Subject to change without notice. Contact Capano Management for more information.

Future Residential Development



Unit #	Tenant	Square Footage
4137	Marshalls	27,560
4201	AVAILABLE – End Cap	15,000
4205	Barnes & Noble	15,600
4211	Appliances 4 Less	12,600
4221	Planet Fitness	28,800
4231	Pat's Pizzeria	2,000
4235	Great Clips	1,500
4237	Miracle Ear	1,500
4301	Giant	64,885
4330	One Main Financial	1,975
4327	Mr. Wish	1,500
4329	Luxe Nail	1,500
4331	Performance PT	2,000
4401	First State Emergency Vet	3,200
4405	Warhammer	1,600
4407	Verizon Wireless	3,200
4411	Lesile's Poolmart	3,200

Unit #	Tenant	Square Footage
4425	Hayes Sewing Machine	4,895
4423	Bath & Body Works	4,050
4433	Carter's Osh Kosh B'Gosh	4,500
4435	#1 Sushi	2,900
4443	Medi Weight Loss	2,000
4447	Apricot Lane	2,000
4445	Sally Beauty	2,000
4451	New Balance	4,000
4453	Waxing	2,000 Endcap

PADSITES:

Unit #	Tenant	Square Footage
4127	Saladworks	2,700
4147	La Tolteca	5,800
4157	Longhorn Steakhouse	5,660
1	Drive-Thru - LEASED	3,315
2	Retail	8,650
A	LEASED	2,685
B	AVAILABLE	3,643
C	LEASED	3,000