

SEAFORD

(Sussex)

Property address: 221 High Street “The Executive Center”

Downtown location: Directly on High Street (the main thoroughfare) in downtown Seaford next to the historical Seaford Museum, near destination Bon Apetit French restaurant, florist, art gallery and City Hall; one block from Nanticoke River and scenic riverwalk. Recent downtown streetscape improvements create a lovely walkable community. Three individual offices among a suite of offices are available within the newly renovated “Executive Center”.

- Brand new renovation to be completed for mid-September move-in: new drywall and paint, ceiling, lighting, carpet, and electrical within each of three available office suites and common areas.
- Shared reception area/reception area, as well as shared copy room, conference, and lunch room.
- Accessible entrance from High Street.
- 24/7 access by tenants with individual keys and building security.
- Nearby free parking; beautiful downtown streetscape.

Approximate interior square footage of space – three office spaces are available:

- **Two (2) @ 120 square feet** at normal rental rate of **\$400 per month**
- **One (1) @ 150 square feet** at normal rental rate of **\$500 per month**

Cost estimate for utilities: Utilities are included in “normal rental rates” and include electric, gas, phone, WiFi, water.

We believe prospects especially suitable for this space include:

- Real estate inspection company
- Surveyor
- Landscaping company
- Insurance company
- Other commercial, professional businesses

Tenants already secured in other offices within this space include:

1. Seaford Executive Center - (Real Estate Management Company)
2. Aleman Investment Group, LLC - (Real Estate Investment Company)
3. Immigration Attorney
4. Delaware Democrats
5. Seaford Tomorrow
6. First State Carpet Cleaning
7. Herbalife
8. Linda Vista Real Estate Brokerage
9. Mortgage Market of Delaware
10. E.C. Sweetery
11. Unique Designz Event Planning
12. Joy Flow Yoga, LLC - Yoga Studio