

Chestnut Run

Research & Development Campus

974 Centre Rd.
Wilmington, DE 19805



Now Available for Lease

444,000 square feet
of Laboratory and Support Space



Chestnut Run

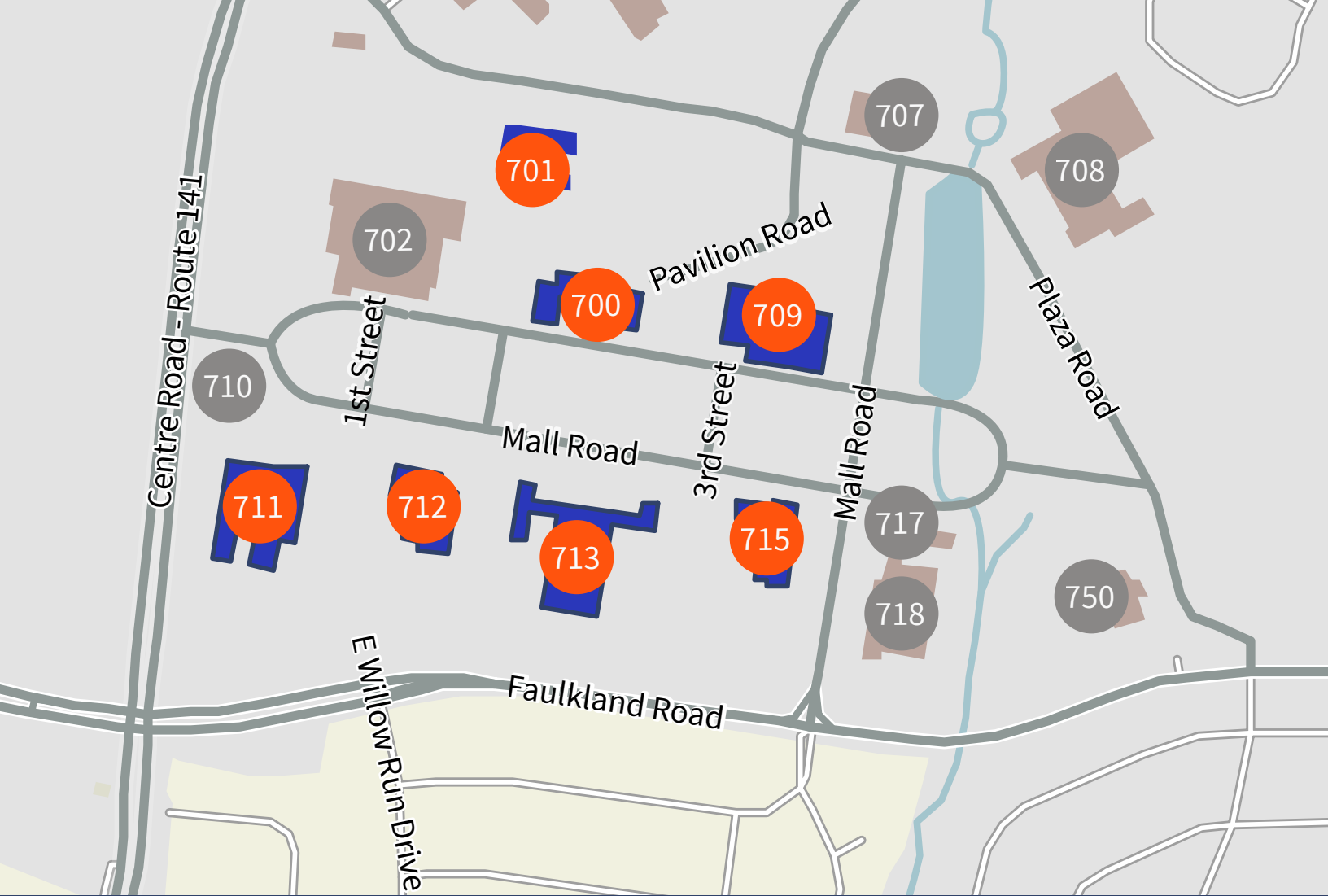
Research & Development Campus

Now Available for Lease



Opportunity

- » Master planned development which includes 14 buildings, for a total of 788,000 square feet of existing space
- » Seven stand-alone buildings, totaling 444,076 square feet now available for lease
- » Existing infrastructure includes chemical, engineering, and process laboratories
- » Campus served by central utility plant for the generation of chilled water and steam
- » Highly flexible traditional poured concrete and steel constructed buildings
- » Premiere research campus; first time available to the market
- » Land available for potential build-to-suit opportunity



Building	RSF	Existing Building Infrastructure	Availability	Details
700	29,293	Cafeteria/office	Q3 2019	Cafeteria/office infrastructure in place
701	31,441	Lab/office	Q3 2019	Chemical & engineering labs with office & support space
709	76,573	Lab/office	Q1 2020	Chemical & process labs with office & support space
711	107,898	Lab/office	Q1 2020	Process & analytical labs with office & support space
712	50,467	Lab/office	Q1 2020	Process, analytical & engineering labs with office & support space
713	96,071	Lab/office	Q1 2020	Large process & engineering labs with office & support space
715	52,333	Lab/office	Immediate	Chemical labs with office & support space

Total availability: 444,076 s.f.



Location

- » Excellent location immediately west of the City of Wilmington
- » Minutes from the amenity rich areas of Greenville and Pike Creek
- » Accessible to I-95 via interchanges north and south of Wilmington

 **Wilmington Train Station**
3.4 miles 10-minute drive

 **New Castle Airport**
7.3 miles 14-minute drive

 **Newark, DE**
10 miles 28-minute drive

 **Philadelphia International Airport**
25 miles 35-minute drive

 **Philadelphia, PA**
36 miles 46-minute drive

For more information, please contact:

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