



Redevelopment Mixed-Use Opportunity

25-27 N. Chapel Street, Newark, Delaware 19711

Property Features

- Redevelopment opportunity .19+ Acre
- Currently has three buildings on it including 1. Half of a duplex 2. Warehouse/ Garage 3. Theater (Chapel Street Players)
- Great location just off E. Main Street connecting N Chapel St. to Cleveland Ave. and it becomes Paper Mill Rd.
- To be rezoned to BB (Central Business) under Newark Comprehensive Plan which allows mixed-use
- The Downtown of the University of Delaware
- Surrounded by student housing and retail



For more information:

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For Sale

25-27 N. Chapel St. Photos



27 N Chapel St. Main Building - Theater



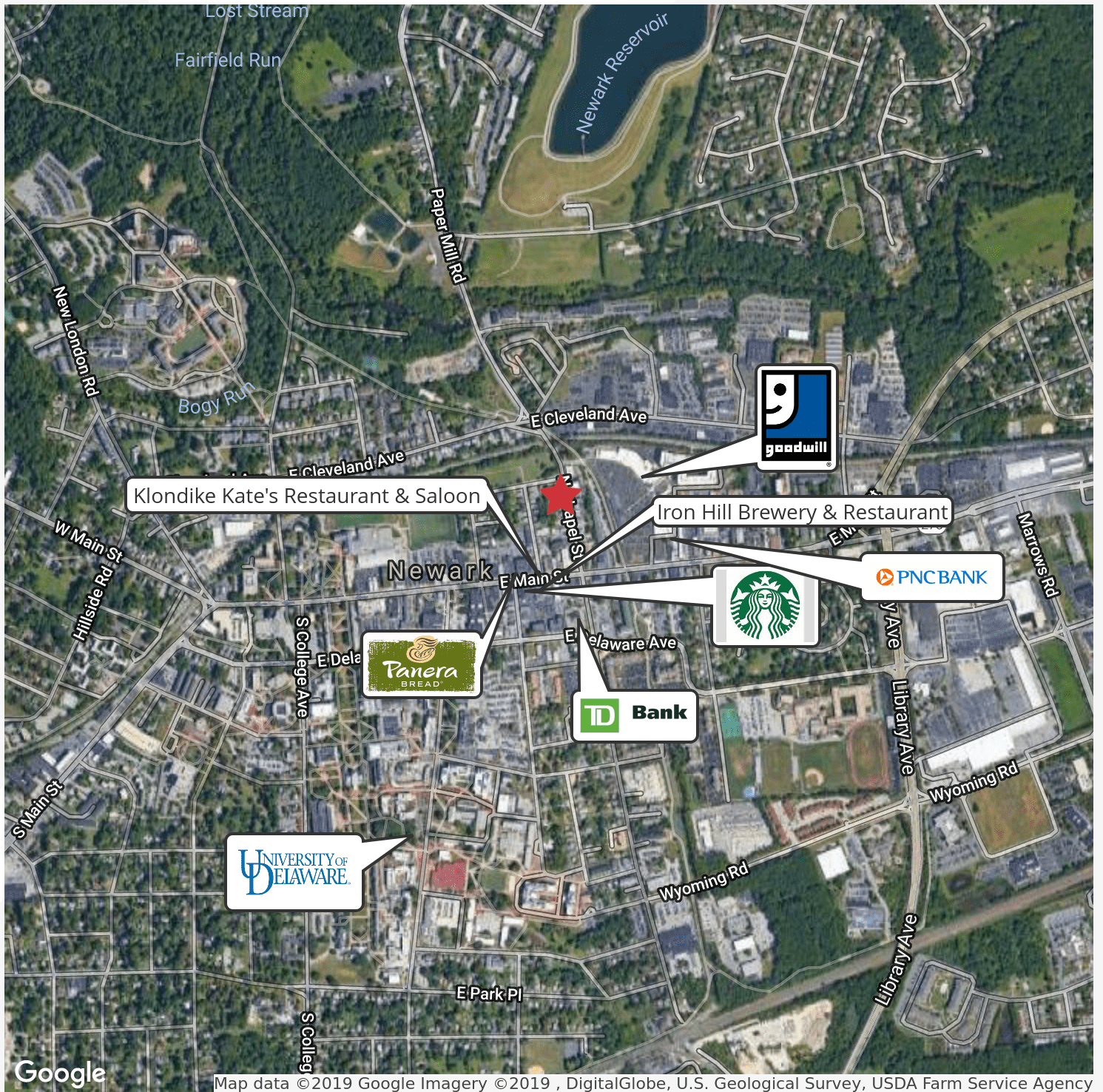
27 N Chapel St. Warehouse/ Garage



25 N Chapel St. 1/2 Duplex

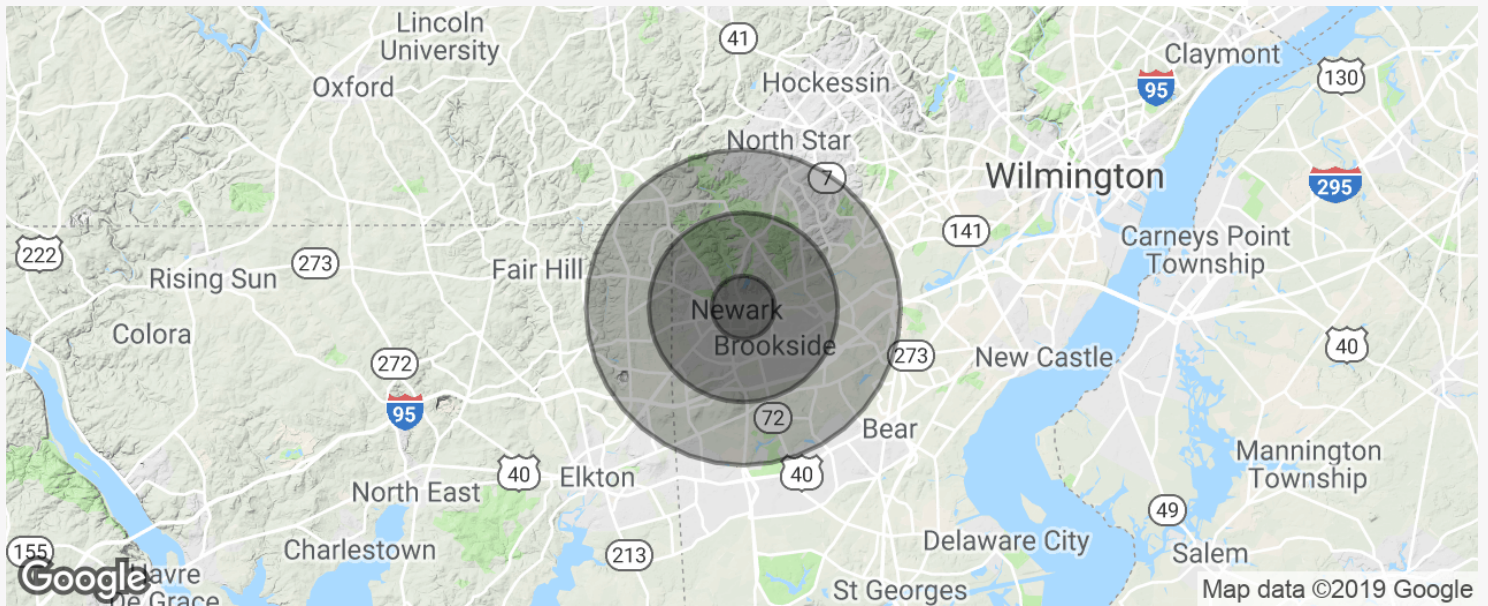
For Sale

25-27 N. Chapel St. Aerial Map



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25-27 N Chapel St. Demographics



POPULATION

	1 MILE	3 MILES	5 MILES
Total population	9,043	65,844	149,098
Median age	23.3	30.2	32.6
Median age (Male)	24.0	31.0	32.6
Median age (Female)	22.8	29.8	33.1

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total households	2,566	21,896	53,305
# of persons per HH	3.5	3.0	2.8
Average HH income	\$47,050	\$72,702	\$80,117
Average house value	\$346,279	\$275,904	\$294,976

* Demographic data derived from 2010 US Census

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