

# For Lease

17505 & 17573  
S. DuPont Hwy  
Harrington, DE 19952

Larry  
Thompson

302-270-1186

lthomp3682@gmail.com



46 South State Street  
Dover, Delaware 19901

302-674-3400

[www.randrcommercialrealty.com](http://www.randrcommercialrealty.com)



## Property Information

Former Colorbox (corrugated printing and packaging) facility, offering approximately 70,000 square feet of clean, open space on a single floor, ideal for production line manufacturing. Building can function with multiple receiving and shipping areas given remote dock locations.

Central location on Delmarva Peninsula with highway frontage on Route 13, offering distribution to Baltimore, Washington, and Philadelphia in 1-1.5 hours. Strong labor force in tax and regulation friendly Delaware.

All information contained herein is believed to be accurate, however was obtained from third parties and R & R Commercial Realty, Inc. does not warrant as to the accuracy submitted, subject to changes or modification without notice. Listing Broker represents the sellers interest.

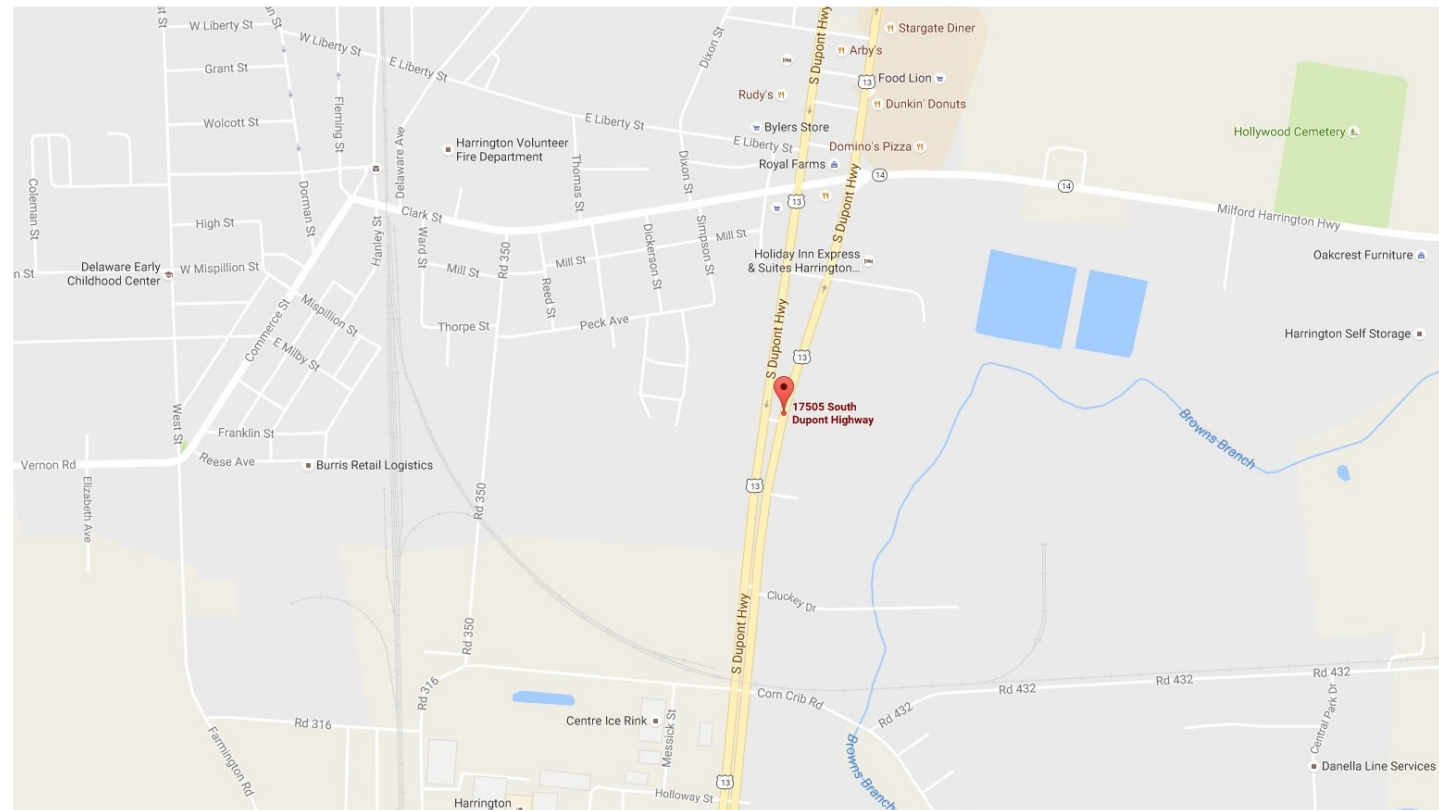
# Warehouse for Lease

17505 S. DuPont Hwy, Harrington, DE 19952

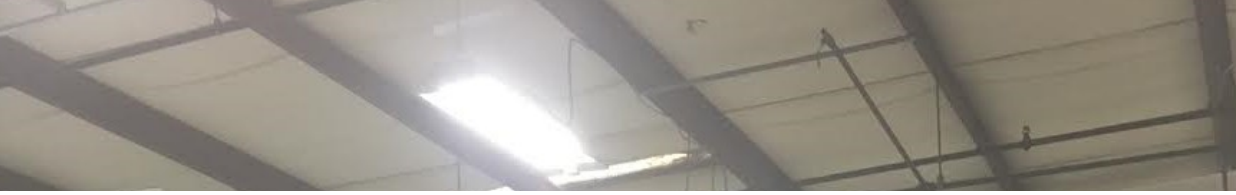


## Property Information

- ⇒ 60,000+/- SF Warehouse
- ⇒ 8,000+/- SF Outbuildings (2)
- ⇒ \$3.50 - \$8.00 / SF / Year
- ⇒ Fully Sprinklered
- ⇒ City Water & Sewer
- ⇒ Multiple Loading Areas
- ⇒ Ideal for Multiple Lines
- ⇒ 3600 Amp Electric (480 V)
- ⇒ Existing Air Infrastructure
- ⇒ 100% Heated
- ⇒ 70% Air Conditioned



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# Warehouse for Lease

70,000+/- SF on Route 13 in Harrington, DE



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