



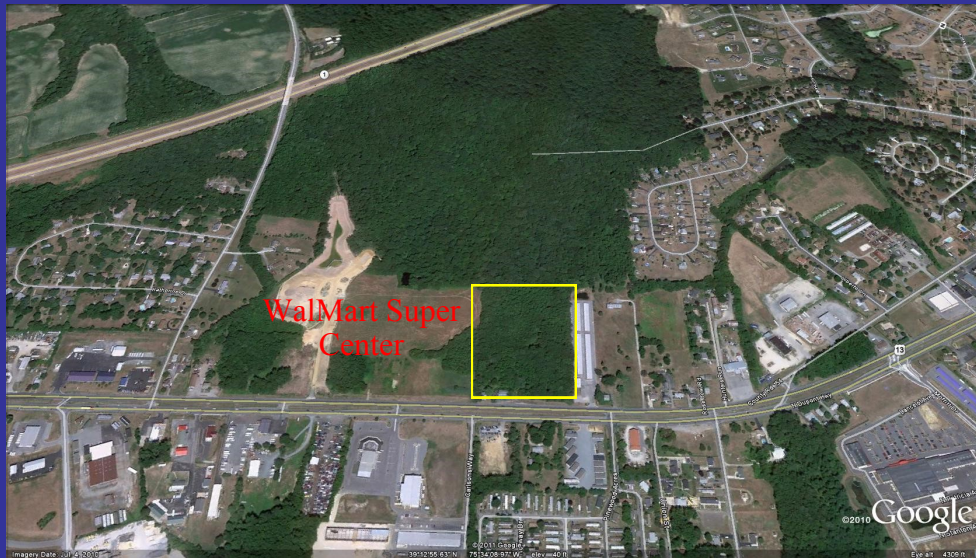
LAND FOR SALE

Route 13 just S of Cheswold
Dover, DE 19904

**Sale Price:
\$280,000
Per Acre**

Space Available:	21+/- Acres
Zoning:	IG, IL & AC
Nearest Intersec:	Route 13 & Simms Woods Rd
Character of Area:	Commercial/Residential
Tax parcels:	4-00-04700-01-4600 & 4500

21+/- Acre parcel adjacent to the site for the new Wal-Mart Supercenter in North Dover. Located along heavily travelled Route 13 this site has many possibilities.



46 S State Street
Dover, DE 19901
302-674-3400-Office 302-674-8479-Fax

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.

ZONING
DETERMINATION
2.4.09
-KSC

LC-00-047.00-01-45.00-000
LC-00-047.00-01-46.00-000

Q HIGHWAY
R.O.W.

AC

46

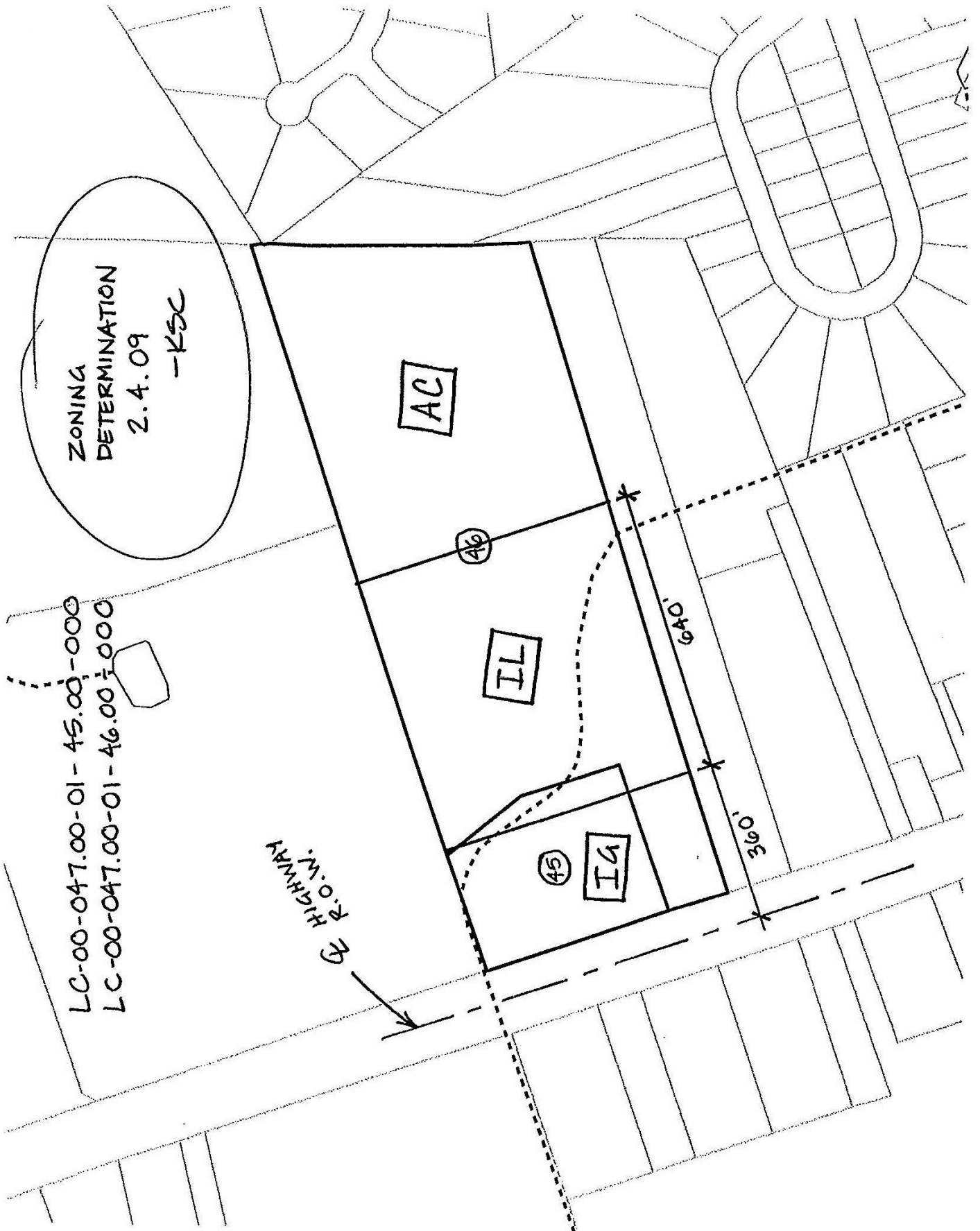
IL

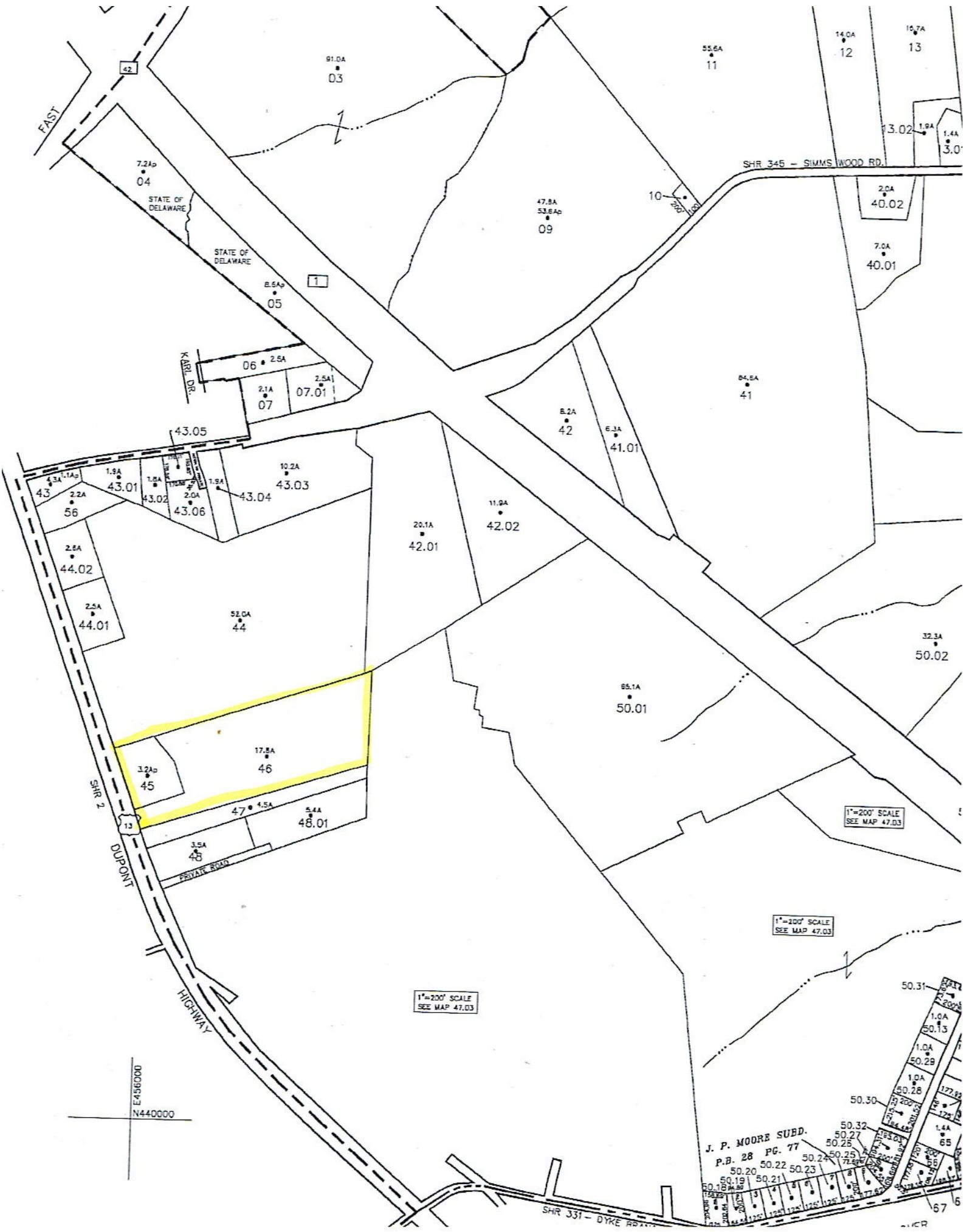
45

IG

640'

360'





42

91.0A
03

55.6A
11

14.0A
12

16.7A
13

7.2A
04

STATE OF DELAWARE

STATE OF DELAWARE

8.6A
05

1

47.8A
53.6A
09

10

SHR 345 - SIMMS WOOD RD.

2.0A
40.02

7.0A
40.01

KARL DR.

06 • 2.5A

2.1A
07

2.5A
07.01

04.6A
41

8.2A
42

6.3A
41.01

43.05

10.2A
43.03

4.3A
43

1.1A
56

2.2A
56

1.9A
43.01

1.8A
43.02

2.0A
43.06

1.9A
43.04

20.1A
42.01

11.9A
42.02

32.3A
50.02

65.1A
50.01

SHR 2

DUPONT

PRIVATE ROAD

12.0
45

17.8A
46

4.7 • 4.5A

5.4A
48.01

3.5A
48

1"=200' SCALE
SEE MAP 47.03

1"=200' SCALE
SEE MAP 47.03

1"=200' SCALE
SEE MAP 47.03

E456000
N440000

J. P. MOORE SUBD.
P.B. 28 PG. 77

SHR 331 - DYKE RD.

50.31

1.0A
50.13

1.0A
50.29

1.0A
50.28

1.4A
65

1.4A
65

67

66

Future site
of
Walmart
Super
Center

