



555 East Loockerman St.
Dover, Delaware 19901

McGinnis Commercial Real Estate

Phone: 302.736.2710 Fax: 302.736.2715

www.mcginnisrealty.com

DEZWARTE 305 SOUTH GOV PROPERTY
305 SOUTH GOVERNORS AVENUE, KENT COUNTY, DELAWARE 19904
OFFICE FILE #215221 * MLS # 6510097



SALE PRICE \$ 235,000 * \$ 65. +/- PER SQUARE FOOT



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Tax Map Identification ED05 - 077.09 - 04 - 6500

Deed Reference D6876 - 287

Zoning C-2, CENTRAL COMMERCIAL, CITY OF DOVER

Census Tract 413

Flood Hazard Map 10001C0167H; ZONE AE; May 5, 2003

Land Area		7,200	sq ft +/-	0.165	acres
Frontage	48.00	ft +/-			
Depth	150.00	ft +/-			

Building Area		3,621	sq ft +/-		
Width	36	ft +/-			
Depth	61	ft +/-			

COVERAGE RATIO 50.29%

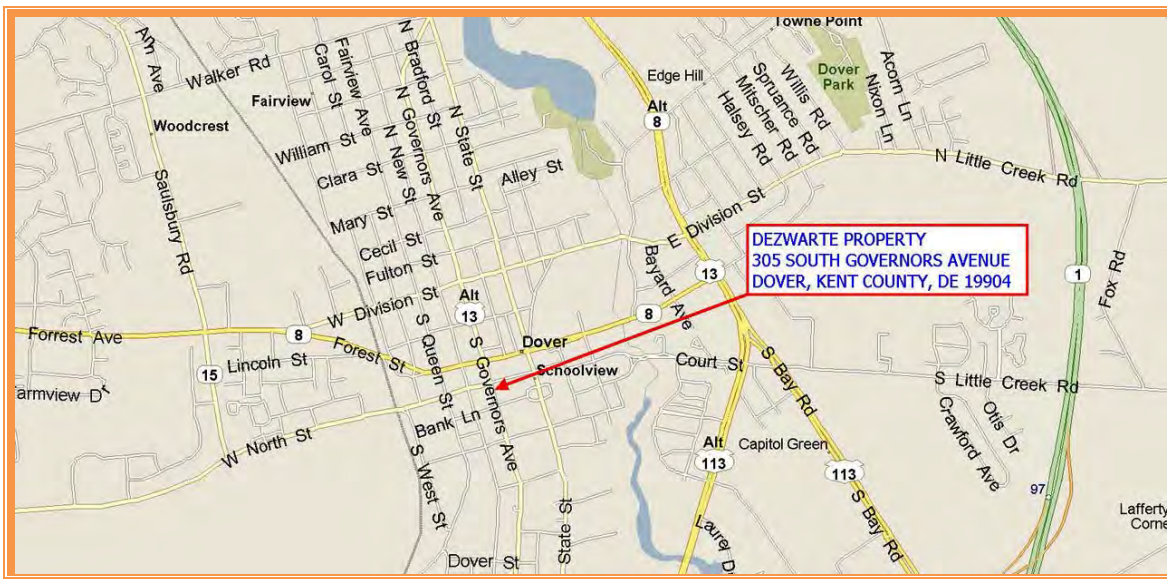
PARKING SPACES 6

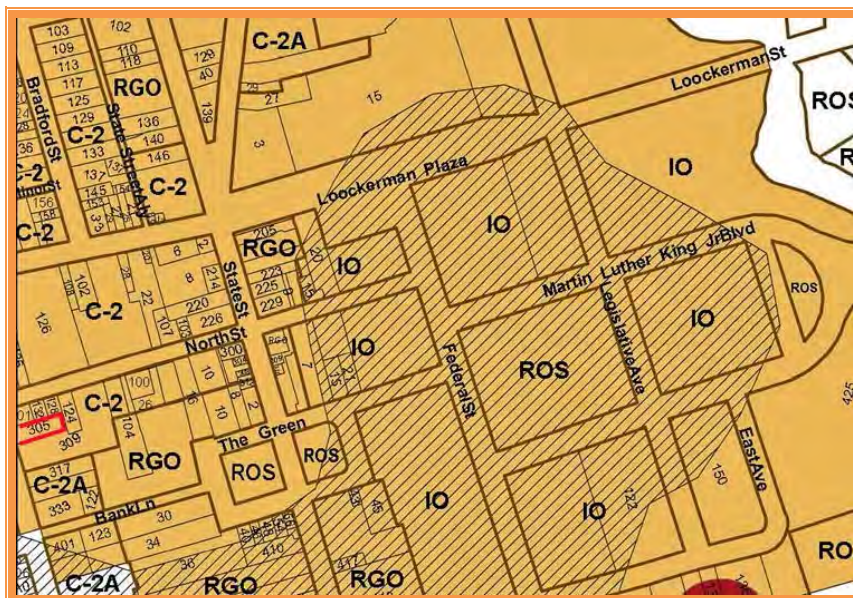
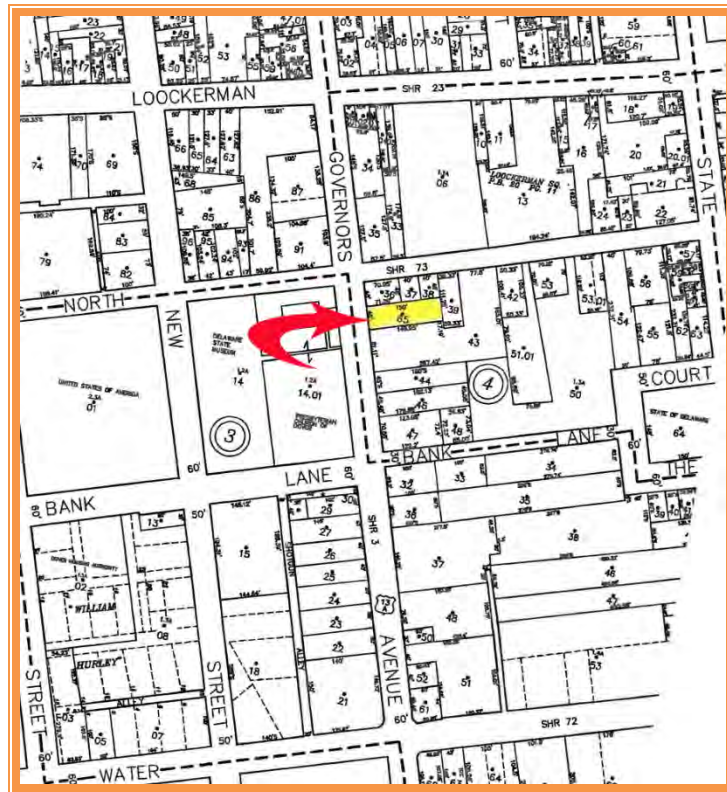
PARKING RATIO 0.50 PER 300 SF BLDG AREA

City Tax					
Assessment	Per SF Bldg	Rate	Tax	Per SF Bldg	
\$135,500	\$37.42	\$0.338	\$457.72	\$0.13	

County Tax					
Assessment	Per SF Bldg	Rate	Tax	Per SF Bldg	
\$28,300	\$7.82	\$2.2589	\$639.27	\$0.18	

TOTAL PROPERTY TAX			\$1,096.99	\$0.30	
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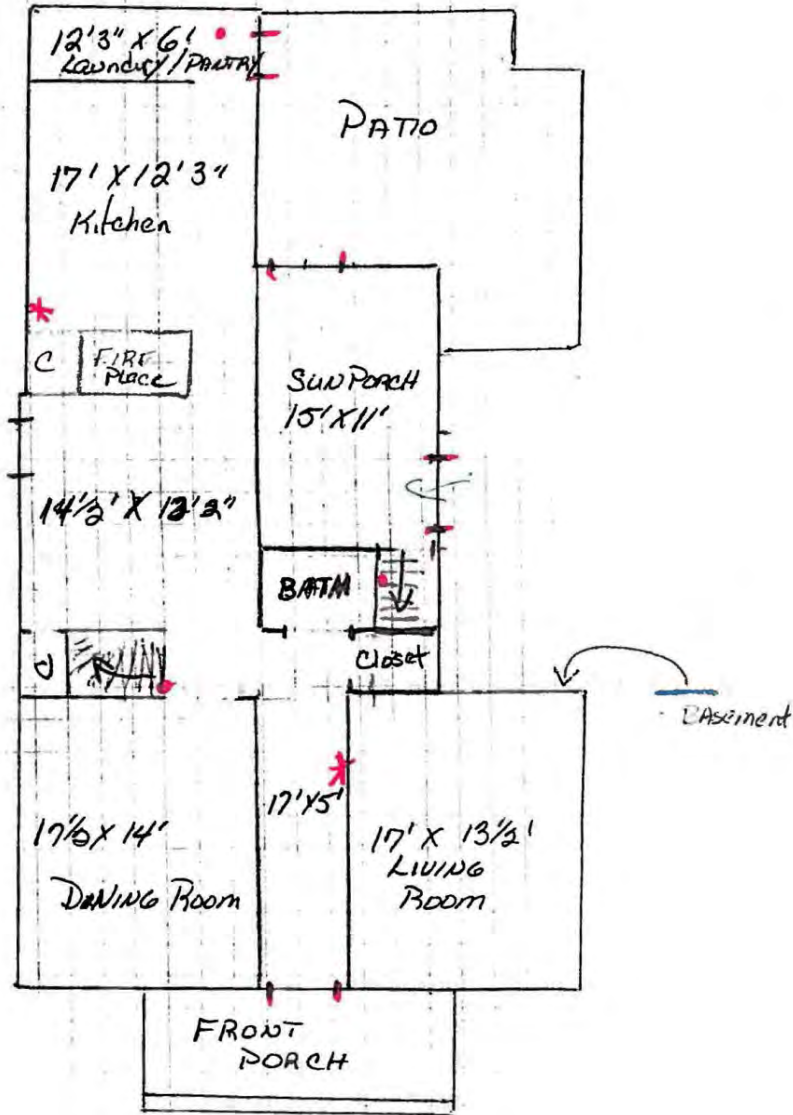
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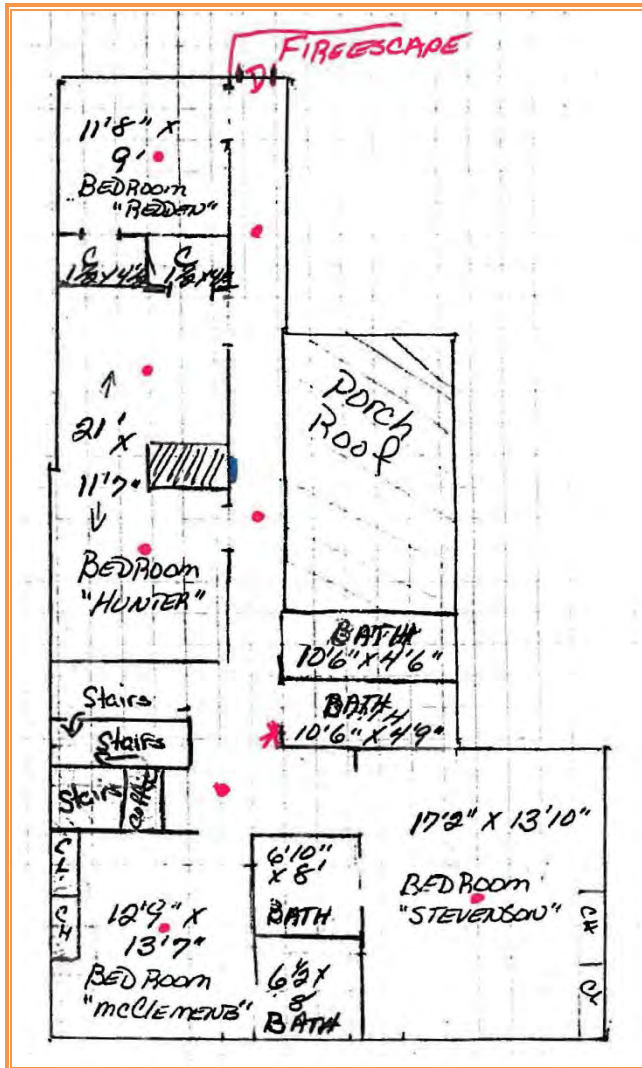
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FIRST FLOOR PLAN



SECOND FLOOR PLAN



THIRD FLOOR PLAN

