



555 East Lookerman St.
Dover, Delaware 19901

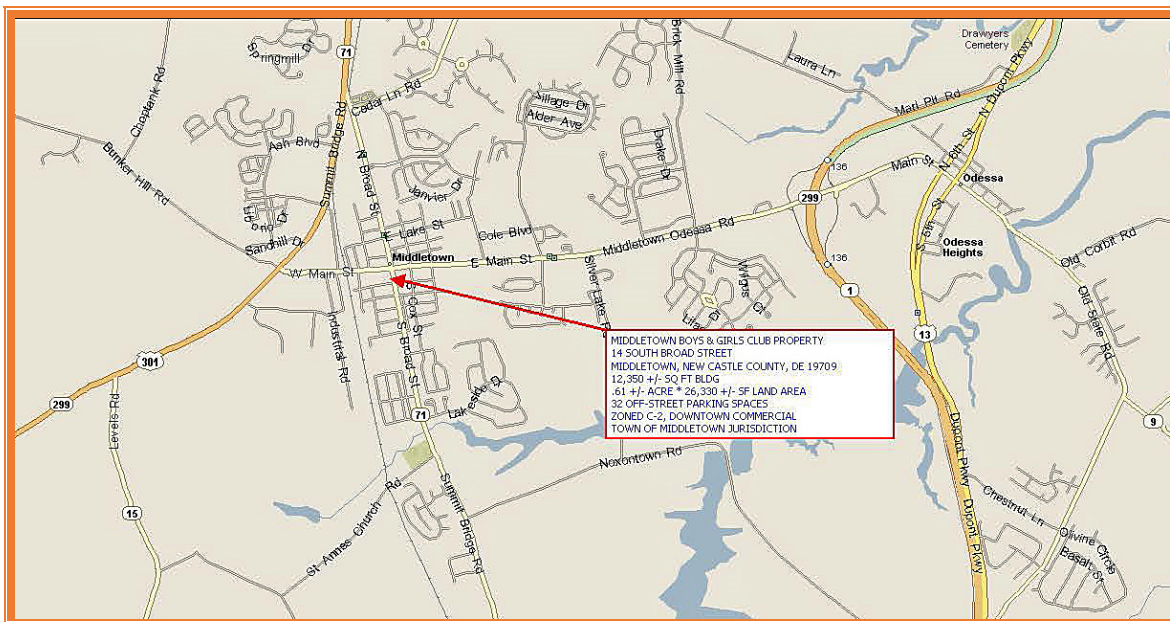
Phone: 302.736.2710 Fax: 302.736.2715

www.mcginisrealty.com

MIDDLETOWN BOYS & GIRLS CLUB PROPERTY
14 SOUTH BROAD STREET, MIDDLETOWN, NEW CASTLE COUNTY, DE 19709
FILE #219334 * MLS # DENC478274



\$1,090,000 * \$83 +/- PER SQUARE FOOT BLDG AREA



ALL INFORMATION SUBMITTED SUBJECT TO ERRORS AND MODIFICATIONS. ALL INFORMATION CONTAINED HEREIN OBTAINED FROM RELIABLE SOURCES BUT NOT GUARANTEED. PROSPECTIVE PURCHASERS SHOULD VERIFY ALL INFORMATION SUBMITTED. LISTING BROKERAGE REPRESENTS SELLER.
PAGE 1 OF 4 PAGES

Tax Map Identification 23 - 009.00 - 004 Entire
 24 - 008.00 - 028 Part

Deed Reference E - 45 - 338

Zoning C - 2, Downtown Commercial, Town Of Middletown

Census Tract 166

Flood Hazard Map 10003C0305K, ZONE X, FEBRUARY 4, 2015

Land Area 26,330 sq ft +/- 0.604 acres
Loockerman Frontage 233.00 ft +/-
Depth 106.00 ft +/-

Building Area 12,350 sq ft +/-
Width 24 ft +/-
Depth 86 ft +/-

COVERAGE RATIO 46.90%

PARKING SPACES 32

PARKING RATIO 0.78 PER 300 SF BLDG AREA

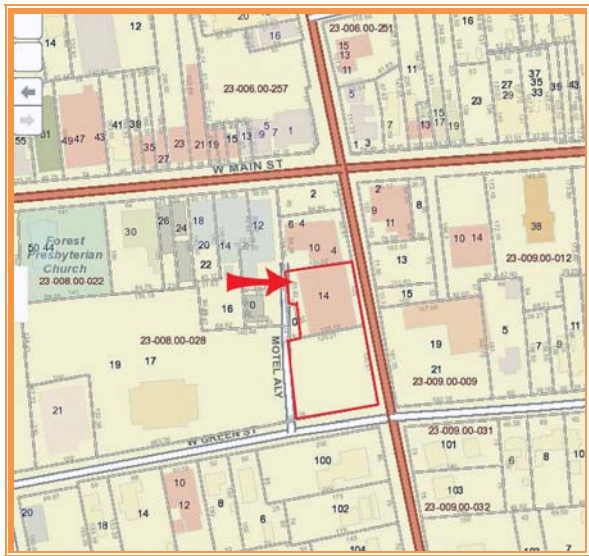
City Tax	Per SF Bldg	Rate	Tax	Per SF Bldg
Assessment				
\$256,600	\$20.78	\$0.405	\$1,039.23	\$0.08

County Tax	Per SF Bldg	Rate	Tax	Per SF Bldg
Assessment				
\$187,200	\$15.16	\$0.0000	\$0.00	\$0.00

TOTAL PROPERTY TAX			\$1,039.23	\$0.08
---------------------------	--	--	------------	--------



ALL INFORMATION SUBMITTED SUBJECT TO ERRORS AND MODIFICATIONS. ALL INFORMATION
 CONTAINED HEREIN OBTAINED FROM RELIABLE SOURCES BUT NOT GUARANTEED. PROSPECTIVE PURCHASERS
 SHOULD VERIFY ALL INFORMATION SUBMITTED. LISTING BROKERAGE REPRESENTS SELLER.
 PAGE 2 OF 4 PAGES



ALL INFORMATION SUBMITTED SUBJECT TO ERRORS AND MODIFICATIONS. ALL INFORMATION CONTAINED HEREIN OBTAINED FROM RELIABLE SOURCES BUT NOT GUARANTEED. PROSPECTIVE PURCHASERS SHOULD VERIFY ALL INFORMATION SUBMITTED. LISTING BROKERAGE REPRESENTS SELLER.
PAGE 3 OF 4 PAGES



ALL INFORMATION SUBMITTED SUBJECT TO ERRORS AND MODIFICATIONS. ALL INFORMATION
CONTAINED HEREIN OBTAINED FROM RELIABLE SOURCES BUT NOT GUARANTEED. PROSPECTIVE PURCHASERS
SHOULD VERIFY ALL INFORMATION SUBMITTED. LISTING BROKERAGE REPRESENTS SELLER.
PAGE 4 OF 4 PAGES