



Meco Drive Industrial

409 Meco Drive, Unit G&H
Wilmington DE 19804

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THE SPACE

Location	409 Meco Drive, Unit G&H Wilmington, DE 19804
Size	2,500 SF
Space	Available Immediately
Lease Rate	\$12.00 PSF (Yearly)
Lease Type	NNN

HIGHLIGHTS

- ±2,500 SF industrial warehouse space available for lease at 409 Meco Drive in Wilmington, DE. The unit features two (2) 12' drive-in overhead doors, two (2) private offices, and two (2) restrooms. The space is partially conditioned and includes shop heat.
- Conveniently located with access to I-95 and I-495, the property is approximately 30 minutes from Philadelphia and centrally positioned between New York and Washington, DC.
- Parking is limited. No auto repair permitted.
- Partially conditioned



POPULATION

	1.00 MILE	3.00 MILE	5.00 MILE
	11,604	111,709	192,045

AVERAGE HOUSEHOLD INCOME

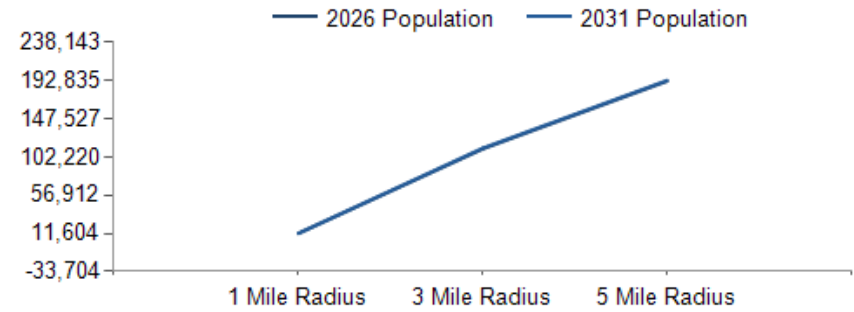
	1.00 MILE	3.00 MILE	5.00 MILE
	\$89,880	\$97,568	\$108,307

NUMBER OF HOUSEHOLDS

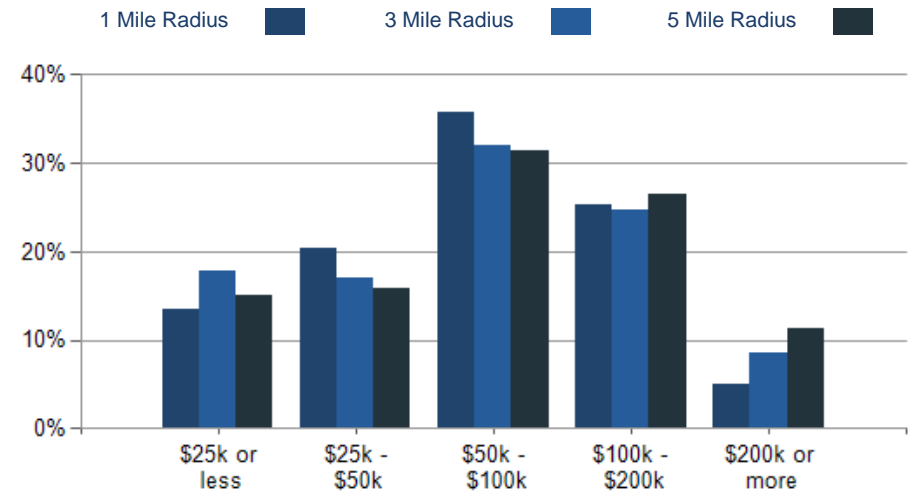
	1.00 MILE	3.00 MILE	5.00 MILE
	4,617	46,945	81,117

POPULATION	1 MILE	3 MILE	5 MILE
2000 Population	10,213	109,483	188,176
2010 Population	10,756	108,992	186,295
2026 Population	11,604	111,709	192,045
2031 Population	11,625	112,559	192,835
2026 African American	3,001	42,053	66,900
2026 American Indian	108	862	1,322
2026 Asian	84	1,913	5,996
2026 Hispanic	3,989	25,437	35,794
2026 Other Race	1,928	12,392	16,978
2026 White	4,764	43,072	82,753
2026 Multiracial	1,714	11,356	18,016
2026-2031: Population: Growth Rate	0.20%	0.75%	0.40%

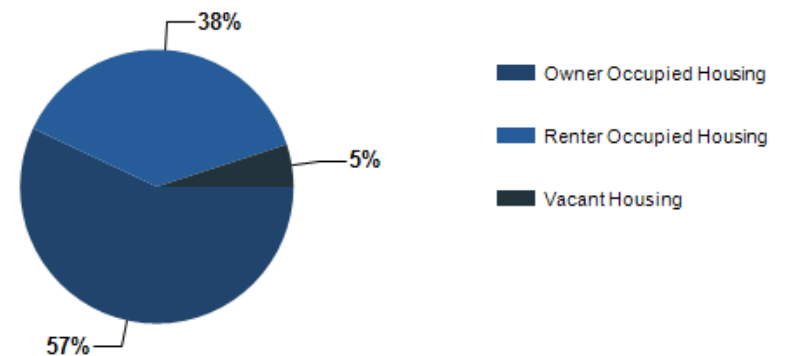
2026 HOUSEHOLD INCOME	1 MILE	3 MILE	5 MILE
less than \$15,000	438	5,305	7,691
\$15,000-\$24,999	188	3,057	4,530
\$25,000-\$34,999	218	2,068	3,503
\$35,000-\$49,999	719	5,884	9,366
\$50,000-\$74,999	760	8,344	13,531
\$75,000-\$99,999	892	6,675	11,874
\$100,000-\$149,999	904	7,872	14,610
\$150,000-\$199,999	264	3,760	6,917
\$200,000 or greater	233	3,981	9,095
Median HH Income	\$74,237	\$70,515	\$78,137
Average HH Income	\$89,880	\$97,568	\$108,307



2026 Household Income



2026 Own vs. Rent - 1 Mile Radius



Source: esri

2026 POPULATION BY AGE	1 MILE	3 MILE	5 MILE
2026 Population Age 30-34	901	8,852	14,334
2026 Population Age 35-39	886	8,366	13,892
2026 Population Age 40-44	847	7,618	12,491
2026 Population Age 45-49	774	6,496	11,188
2026 Population Age 50-54	698	6,362	10,924
2026 Population Age 55-59	698	6,340	11,419
2026 Population Age 60-64	673	6,629	12,314
2026 Population Age 65-69	603	6,368	11,650
2026 Population Age 70-74	462	4,955	9,339
2026 Population Age 75-79	259	3,451	6,940
2026 Population Age 80-84	162	2,226	4,504
2026 Population Age 85+	128	1,923	3,982
2026 Population Age 18+	8,912	88,246	153,163
2026 Median Age	37	38	40
2031 Median Age	39	39	41

2026 INCOME BY AGE	1 MILE	3 MILE	5 MILE
Median Household Income 25-34	\$74,274	\$70,820	\$80,376
Average Household Income 25-34	\$82,544	\$95,759	\$104,001
Median Household Income 35-44	\$82,856	\$80,852	\$85,068
Average Household Income 35-44	\$97,962	\$108,179	\$117,923
Median Household Income 45-54	\$82,419	\$80,013	\$91,549
Average Household Income 45-54	\$99,273	\$102,679	\$120,590
Median Household Income 55-64	\$80,641	\$77,949	\$84,304
Average Household Income 55-64	\$106,465	\$109,489	\$118,411
Median Household Income 65-74	\$47,866	\$59,529	\$67,321
Average Household Income 65-74	\$63,955	\$81,842	\$94,899
Average Household Income 75+	\$80,482	\$93,753	\$101,442

Population By Age

