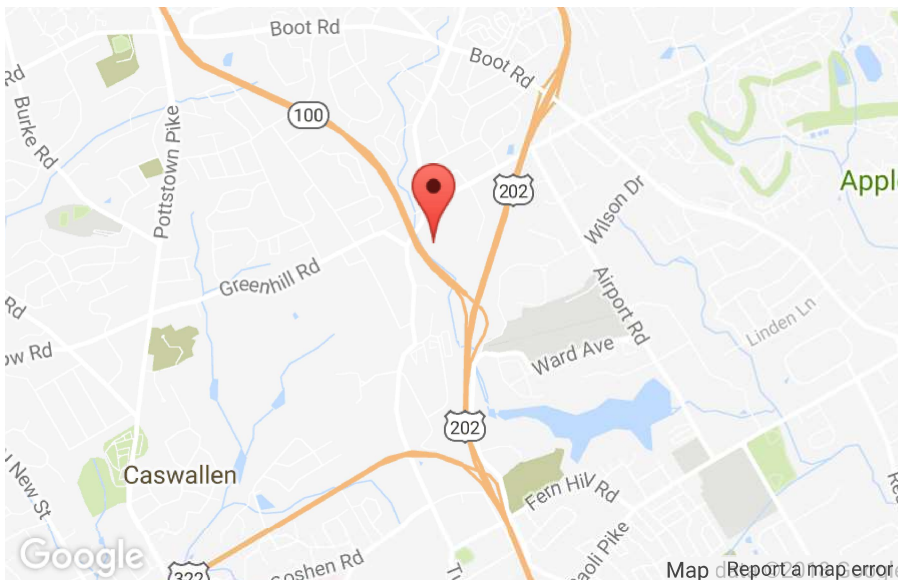


1157 Phoenixville Pike West Chester, PA

AVAILABLE



OVERVIEW

Total Area: **4,544 - 12,800 SF**
Property Type: **Office, Flex**

FEATURES

- 4,544 SF for Lease or 12,800 SF Partially leased unit for sale
- 20' Clear, Docks & Drive-in potential
- High Image Business Park Setting
- Just off Rt 202, Rt 100, and Rt 322
- Located in Tax Credit KIZ ZONE
- 80% Air Conditioned
- Immediate Availability

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This information has been obtained from sources believed reliable. We have not verified it and make no guarantee, warranty, or representation about it. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. You and your advisors should conduct a careful, independent investigation of the property to determine to your satisfaction the suitability of the property for your needs.



