FOR SALE / LEASE

PROFESSIONAL OFFICE SPACE

PENN'S GRANT REALTY Corporation

54 Friends Lane, Suite 110 Newtown, Bucks County, PA



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PROFESSIONAL OFFICE SPACE

Corporation

54 FRIENDS LANE, NEWTOWN, PA

PROPERTY SPECIFICATION

OFFICE SUITE 110 SIZE:
SITE: Two-story office building situated on 2±acres
SUITE LAYOUT:
PARKING: On site paved parking for 4 spaces per 1,000 square feet
JTILITIES: PECO Energy provides service to the property via individually metered 200 AMP service.
WATER: Public
SEWER: Public
HVAC: Individually controlled Carrier heat pumps
LIFE SAFETY: Automatic sprinkler system throughout the building, with manual fire alarm system. Security and Exit
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PROPERTY HIGHLIGHTS

- Furniture Included
- Private Exterior Entrance & Entrance From Building Lobby
- Excellent Window Lines & Natural Light
- 5 Minute to Interstate 295
- 10 Minutes to Route I
- Close to Newtown Borough's Restaurants and Retail Services

Corporation

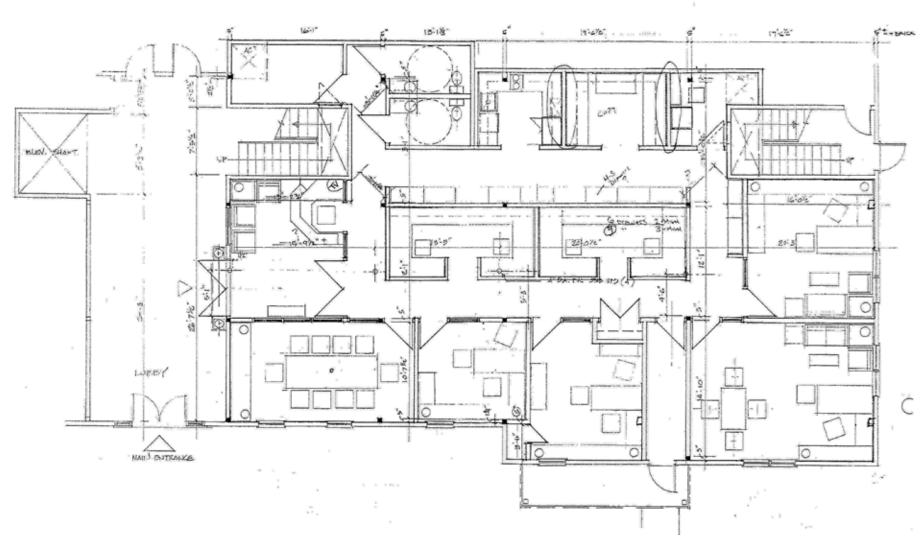






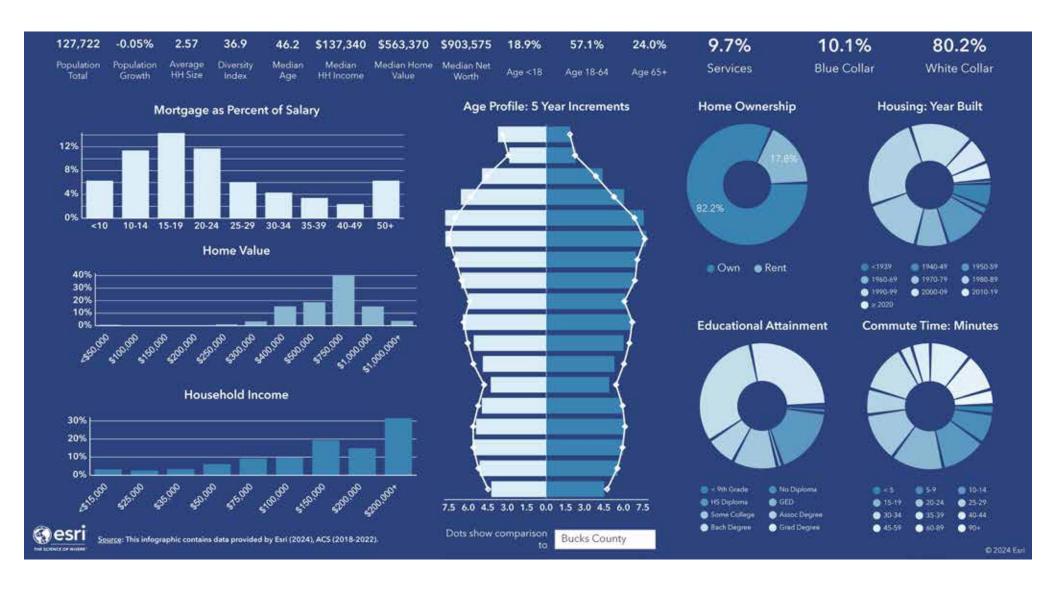




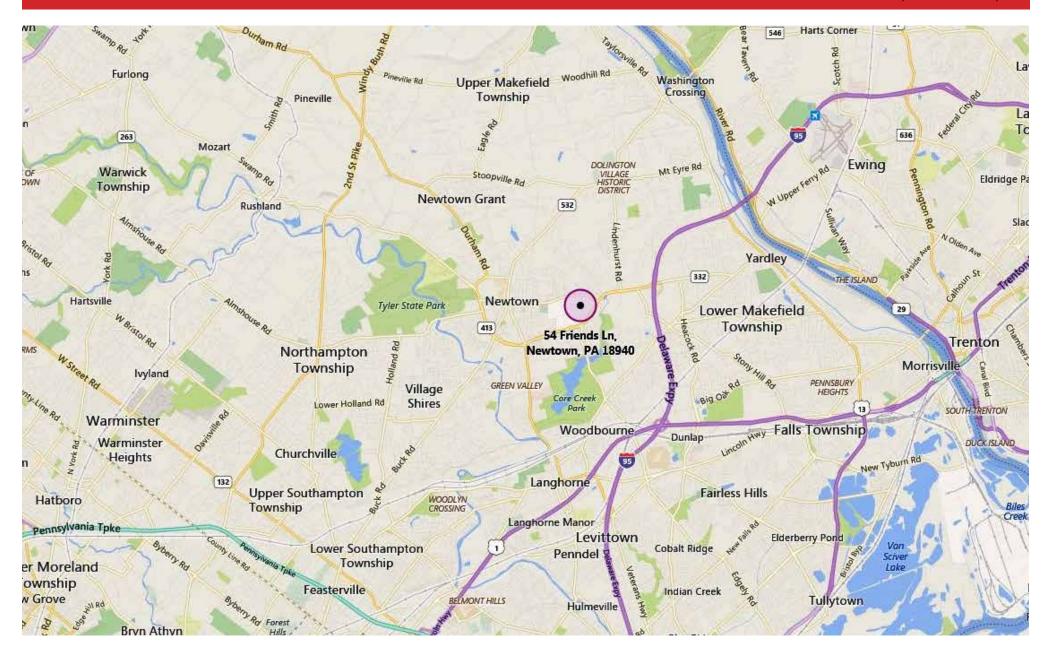


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