

PROFESSIONAL
OFFICE SUITE
IN EXTON, PA

For Lease



558 WEST UWCHLAN AVE

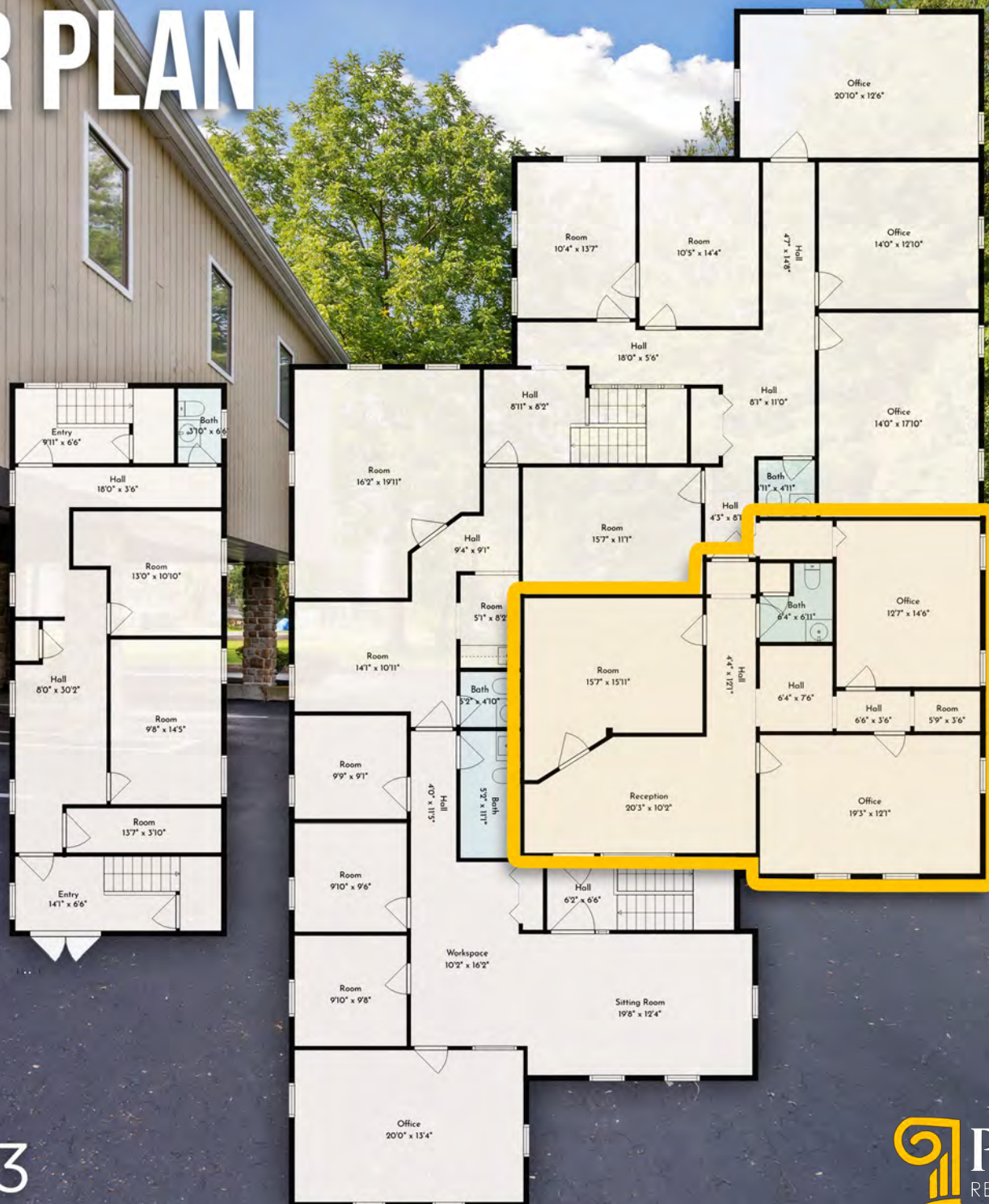
PROPERTY HIGHLIGHTS

- +/- 1,100 SF Turnkey 2nd Floor Office Suite
- Currently Configured with (2) Private Offices, Large Conference Room, Waiting/Reception Area, Powder Room, Small Break Area & Ample Storage
- Updated Finishes and Hardwood Floors Throughout
- Abundant Natural Light
- Excellent Signage Opportunity on PA Rt. 113
- Ample On-Site Shared Common Parking Including Covered Parking Spaces
- Easy Access to Major Thoroughfares PA Rt. 100, Rt. 113, PA-Turnpike, Rt. 202, and Rt. 30

LEASE RATE:
\$1,995 PER MONTH



FLOOR PLAN



SUITE 3

MEET THE NEIGHBORS



EAGLEVIEW
TOWN CENTER

TWIN VALLEY
COFFEE **acac**

**PA TURNPIKE
ENTRANCE**

IRON HILL
BREWERY & RESTAURANT

The UPS Store **ups**

ANGRY JACK'S
AXE THROWING CLUB

CVS **S&T**



TARGET



**WELLS
FARGO**



GIANT

Wawa



SITE

AREA EXPANSION

The latest report from the Planning Commission reveals an incredible surge in housing construction and sales. With a remarkable threefold increase in apartment construction and a 17% rise in home sales, our county's appeal as a vibrant living and working destination is evident.

EAGLEVIEW TOWN CENTER

Nestled between the rustic farms and woodlands of Chester County sits Eagleview, an 800 acre award winning, mixed-use community. This master planned community boasts over 1,000 residences, 2.5 million SF of prime retail space.





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