

FOR LEASE

12,640 SF Office/Flex on .84 acres

9810 Ashton Road, Philadelphia, PA



Property Highlights

- Fully air conditioned
- 2,000 SF warehouse with 20' ceilings
- 500 SF mezzanine for storage
- One 10'x12' drive-in loading door
- I-2 Zoning
- Property Taxes: \$2.05/SF
- Leasing Rate: \$7.50/SF NNN



For more information:

Frank Cullen

Senior Vice President
fcullen@geisrealty.com
(215) 701-3272

NAI Geis Realty
Group, Inc.

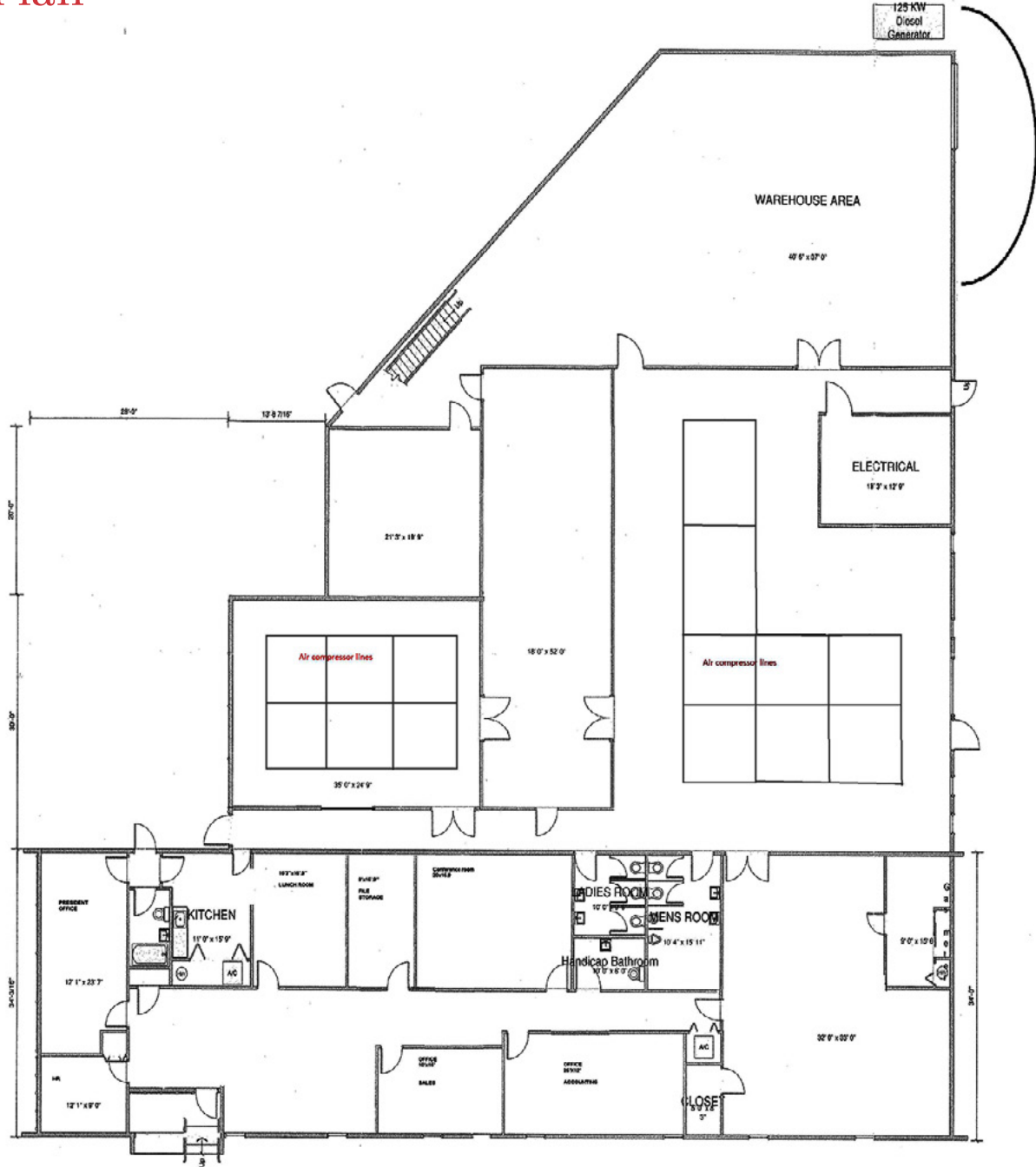
Duane Morris Plaza // 30 South 17th Street, Suite 210, Philadelphia, PA 19103 // (215) 568-7222 Tel // (215) 568-5043 Fax // geisrealty.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

9810 Ashton Road

Philadelphia, PA 19114

Floor Plan



For more information:

Frank Cullen

Senior Vice President
fcullen@geisrealty.com
(215) 701-3272



Duane Morris Plaza // 30 South 17th Street, Suite 210, Philadelphia, PA 19103 // (215) 568-7222 Tel // (215) 568-5043 Fax // geisrealty.com

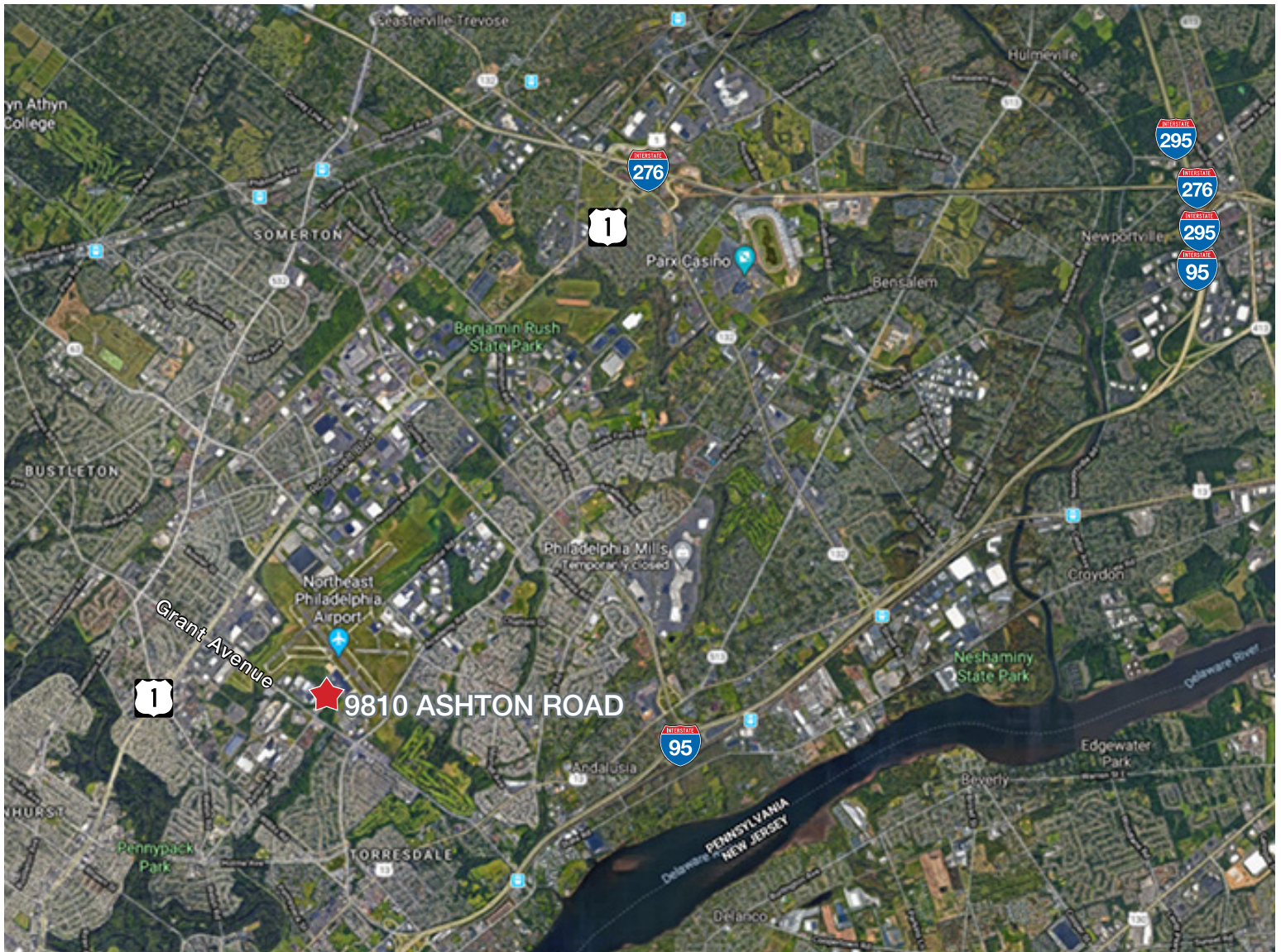
NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.

9810 Ashton Road

Philadelphia, PA 19114

Location

- Minutes to US Route-1 (Roosevelt Boulevard), I-95, Pennsylvania Turnpike
- Located at the front entrance of the Northeast Philadelphia Airport
- Walking distance from Septa bus route stops 19 and 50



For more information:

Frank Cullen

Senior Vice President
fcullen@geisrealty.com
(215) 701-3272



Duane Morris Plaza // 30 South 17th Street, Suite 210, Philadelphia, PA 19103 // (215) 568-7222 Tel // (215) 568-5043 Fax // geisrealty.com

NO WARRANTY OR REPRESENTATION, EXPRESS OR IMPLIED, IS MADE AS TO THE ACCURACY OF THE INFORMATION CONTAINED HEREIN, AND THE SAME IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE, AND OF ANY SPECIAL LISTING CONDITIONS IMPOSED BY OUR PRINCIPALS NO WARRANTIES OR REPRESENTATIONS ARE MADE AS TO THE CONDITION OF THE PROPERTY OR ANY HAZARDS CONTAINED THEREIN ARE ANY TO BE IMPLIED.