

For additional information, please contact:

Chris Aitken

Vice President caitken@cresa.com 610.639.2099 **Matthew Feeney**

Managing Principal mfeeney@cresa.com 610.825.2159

Eric Zahniser

Managing Principal ezahniser@cresa.com 267.401.9770 241 Welsh Pool Rd

Exton, PA 19341

±53,120 SF Warehouse space available



Property Overview

Address: 241 Welsh Pool Road, Exton, PA

Building Size: 150,702 SF

Sublease Space: Approximately 53,120 SF available

Asking Rent: \$7.25/SF NNN

Uses: Manufacturing, Warehouse

Ceiling Height: 16' clear in most areas

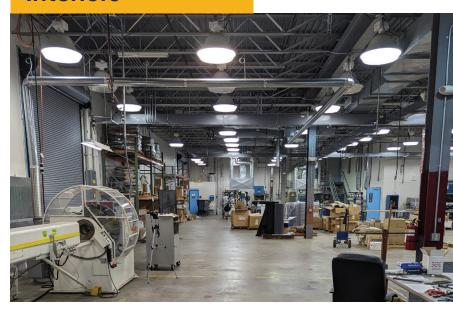
Site Size: 12 Acres

Year Built: 1970

Loading: 4 dock doors & 1 drive in

Parking: 190 Spaces

Interiors













Property Overview

Floor Plan









Chris Aitken

Vice President caitken@cresa.com 610.639.2099 **Matthew Feeney**

Managing Principal mfeeney@cresa.com 610.825.2159

Eric Zahniser

Managing Principal ezahniser@cresa.com 267.401.9770

Cresa is the world's largest commercial real estate advisory firm that exclusively represents occupiers and specializes in the delivery of fully integrated real estate solutions. Delivered across every industry, its services include Consulting, Facilities Management, Global Portfolio Solutions, Investment Banking, Lease Administration, Location Strategy & Economic Development Incentives, Project Management, Transaction Management and Workplace Intelligence. With over 1000 employees in more than 80 offices globally, Cresa partners with occupiers everywhere. For more information, please visit cresa.com

Cresa © 2022. All rights reserved. The information contained in this document has been obtained from sources believed reliable. While Cresa does not doubt its accuracy, Cresa has not verified it and makes no guarantee, warranty, or representation about it. It is your responsibility to independently confirm its accuracy and completeness. Any projections, opinions, assumptions or estimates used are for example only and do not represent the current or future performance of the property. The value of this transaction to you depends on tax and other factors which should be evaluated by your tax, financial and legal advisors. 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.

