



FOR SALE OR LEASE

241

KING MANOR RD  
KING OF PRUSSIA, PA

#### PROPERTY DETAILS

- **Building SF:** ±10,000 SF
- **Year Built:** 1972, Renovated 2025
- **Building Class:** Flex/Mixed Use
- **Uses:** Professional/Creative Office, Medical & Light Industrial
- **Parking:** Ample On-site Parking
- **Property Notes:**
  - » **Land Area:** One acre with yard space
  - » **Docks:** One exterior | can accommodate 53' trailer
  - » **Drive-ins:** Three | 12' high

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions, imposed by our principals.

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Joe O'Donnell | 610.616.4604

**OMEGA RE**  
OMEGA Commercial Real Estate, Inc.

# 241

KING MANOR RD  
KING OF PRUSSIA, PA

# PROPERTY INFORMATION



## ABOUT

241 King Manor Road is a standalone office building situated on approximately one acre in the heart of King of Prussia. The property benefits from proximity to major regional roadways including I-76 (Schuylkill Expressway), I-276 (Pennsylvania Turnpike), and Route 202, providing excellent access throughout the Greater Philadelphia market.

The site is located within an established office and light industrial corridor and is well positioned for owner-users or investors seeking a presence in one of suburban Philadelphia's most active commercial submarkets.

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# LOCATION INFORMATION



- **Prime Location:** Just minutes from the King of Prussia Mall and major corporate centers, offering exceptional visibility and direct access to major highways (I-76, I-276, US-202).
- **Desirable Market:** Located within one of the region's most dynamic commercial corridors, surrounded by thriving office parks, healthcare facilities, and national retailers, making it ideal for a wide range of professional and business uses.
- **Convenient Amenities:** Close to an extensive selection of dining, retail, hotels, and fitness centers, with easy access to SEPTA transit options and nearby residential neighborhoods for employees and clients alike.

GOOGLE EARTH