



665 Stockton | Reimagined

±22,000 SF Flex-Office and Retail

665 Stockton Drive

Exton, PA 19334



2,400
AMPS

 **EAGLEVIEW**SM

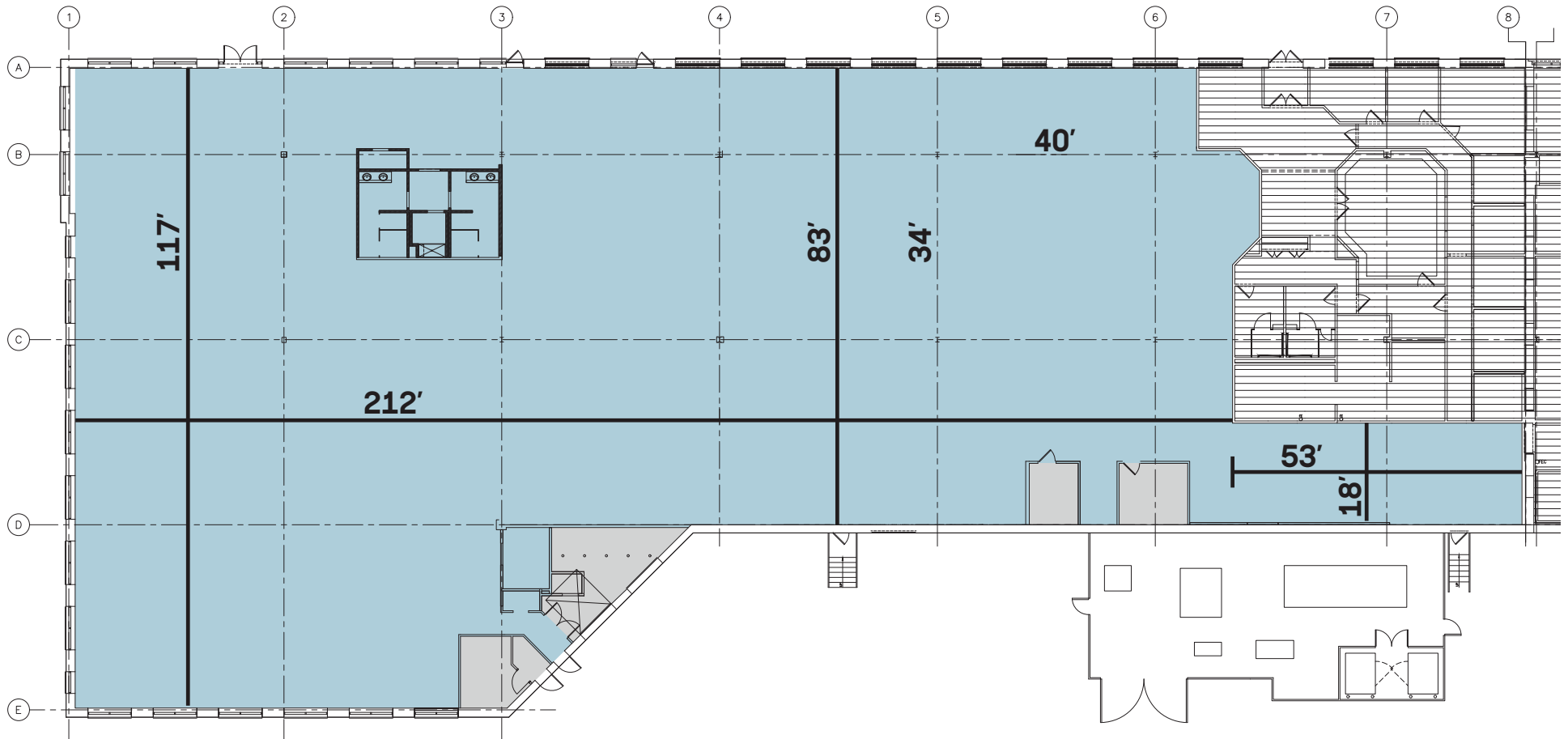
 **Hankin
Group**

hankingroup.com



665 Stockton Drive

Located in Eagleview, a walkable, master-planned and sustainability minded master planned community in Exton, PA. 665 Stockton Re-Imagined is an exciting opportunity to at the heart of this vibrant community. From here you are only steps from Eagleview Town Center where you'll enjoy restaurants, services, ACAC Fitness, and Kimberton Whole Foods.



Property Overview

Address	665 Stockton Drive, Exton, PA 19341
Building Size	40,831
Space Available	±22,000 SF
Column Spacing	40' x 34'
Clear Height	16'
Docks	2 existing, room for expansion

Power	2,400 Amps, 480v 3-phase 2x backup generators
HVAC	Conditioned shell with RTUs
Access Control	Digitally controlled key cards
Parking	159 Parking Spaces
Data	Xfinity and Verizon Fios

Parking

159 Parking Spaces

665 Stockton

Stockton Drive

Access

← TO READING

PENNSYLVANIA TURNPIKE



PENNSYLVANIA

Hilton Garden Inn

SPRINGHILL SUITE MARRIOTT



Enjoy a 4-minute walk to Town Center

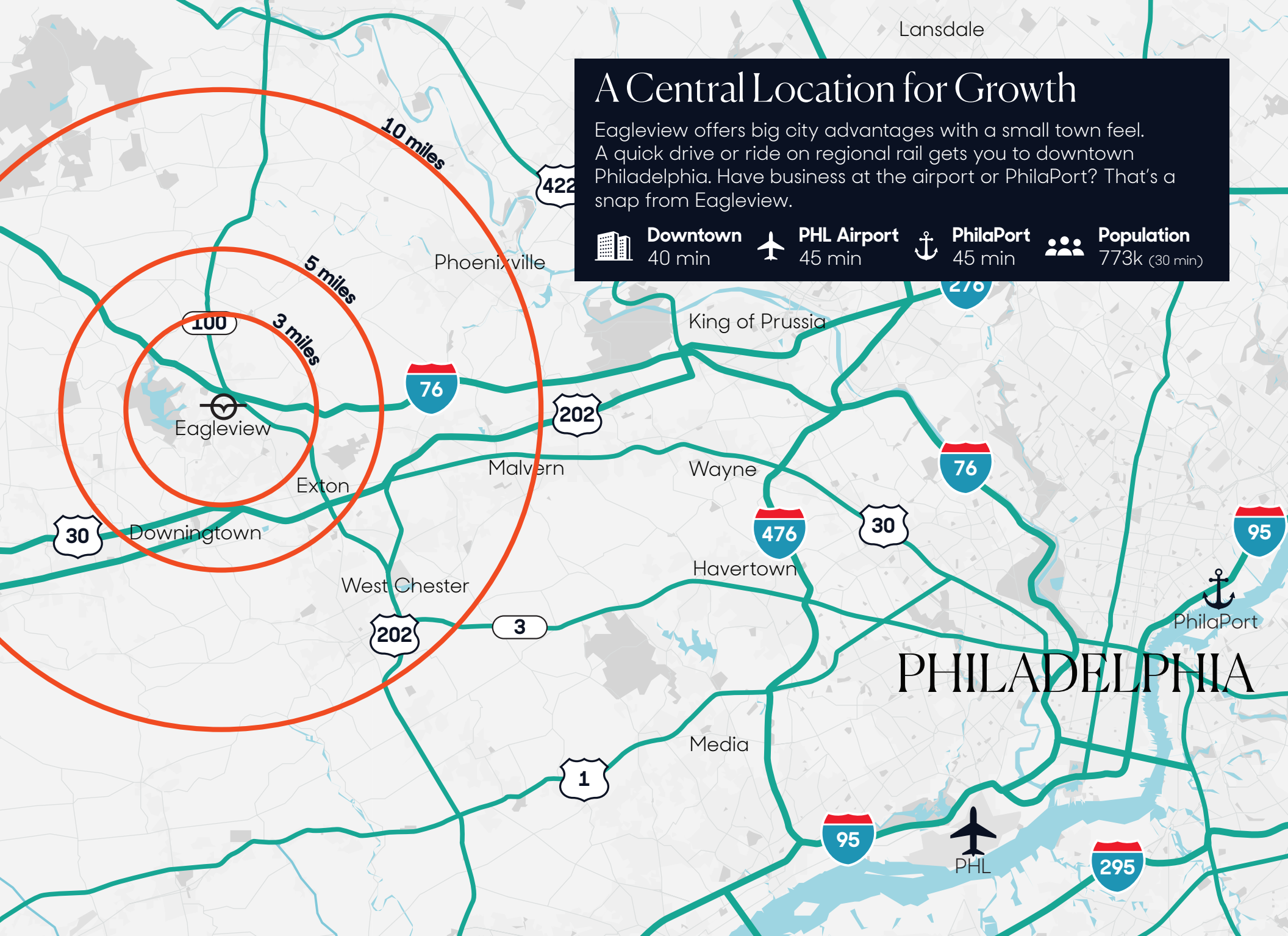


Welcome to

EAGLEVIEWSM




Eagleview is an award-winning planned development nestled on over 800 acres in Uwchlan and Upper Uwchlan Townships in Exton, Pennsylvania. Here you'll find miles of trails for healthy and active lifestyles, quality housing options, a curated collection of dining experiences, an energetic town square, and a bustling corporate destination.

Eagleview Town Center Summer Concert Series



A Central Location for Growth

Eagleview offers big city advantages with a small town feel. A quick drive or ride on regional rail gets you to downtown Philadelphia. Have business at the airport or PhilaPort? That's a snap from Eagleview.

 Downtown	 PHL Airport	 PhilaPort	 Population
40 min	45 min	45 min	773k (30 min)

A desirable place to live

From the Hankin owned, developed, and managed apartment communities within Eagleview, to the single family homes throughout the region, there's no shortage of options for every price point.



Hamilton at Eagleview, one of four apartments communities within Eagleview

Enjoy Good Vibes at Town Center

All roads and trails lead to Eagleview Town Center, a bustling and energetic destination for residents, tenants, and visitors alike. Here you'll break bread with friends and family at an array of unique restaurants, get up and dance to live music, sit back and relax with movies on the lawn, and shop local at our farmers markets.



ALPASTOR

BRICKSIDE
GRILLE

BLUEFIN
EAGLEVIEW

EXTON SUBURBAN PENNA

Persis
INDIAN GRILL

TWIN VALLEY
COFFEE

GOOD GIRLS
BAKERY

goodlife
ORGANIC KITCHEN

Rita's
RESTAURANT



A Highly Amenitized Environment

At Eggleview you have options. From the short walk to Town Center for lunch, the plethora of restaurants and shops within a 5-minute drive, and the two on-site hotels for visiting guests, there's no place quite like Eggleview.



A Walkable Community

At Eagleview you can live, work, and enjoy life without sitting in your car. Here you're connected to Town Center, great homes, and the region's premier apartment communities through 15-miles of interwoven walking paths.



A Transit Oriented Destination

No car? No problem. Eagleview is connected by multiple bus stops to the popular Paoli/Thorndale regional rail line. Within Eagleview, multiple modes of transport are encouraged including biking and scooters.



DOWNINGTOWN
S.T.E.M. ACADEMY
 SCIENCE • TECHNOLOGY • ENGINEERING • MATH
 An International Baccalaureate World School

Attract and Retain Top Talent

With some of the best schools in Pennsylvania located right here in the Downingtown Area School District, your recruitment and retention just got a whole lot easier.

STEM Academy
 Ranked

2nd

in Pennsylvania

All High Schools in

**TOP
 10%**

in Pennsylvania

Out of towners welcome

At the entrance to Eagleview you'll find two modern hotels, a Hilton Garden Inn and Marriott Spring Hill Suites ensuring out of town guests can stay close to their destination and at a discounted rate.



About the Developer



**Hankin
Group**

Designing, developing, and managing environments with integrity that inspire people to lead richer, more fulfilled lives.

Quality

We don't compromise on quality. We build outstanding properties and provide unsurpassed resident and tenant services that deliver premium value to our communities.

Sustainability

We keep forever in mind, dedicated ourselves to holding our assets long-term and designing for a sustainable future.

Commitment

We stand ready to serve as a dedicated, capable, and reliable partner.

Community

We show appreciation for the people who occupy and enjoy our spaces.



Ready to upgrade your work environment?



We're here to help.



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SUBURBAN

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