

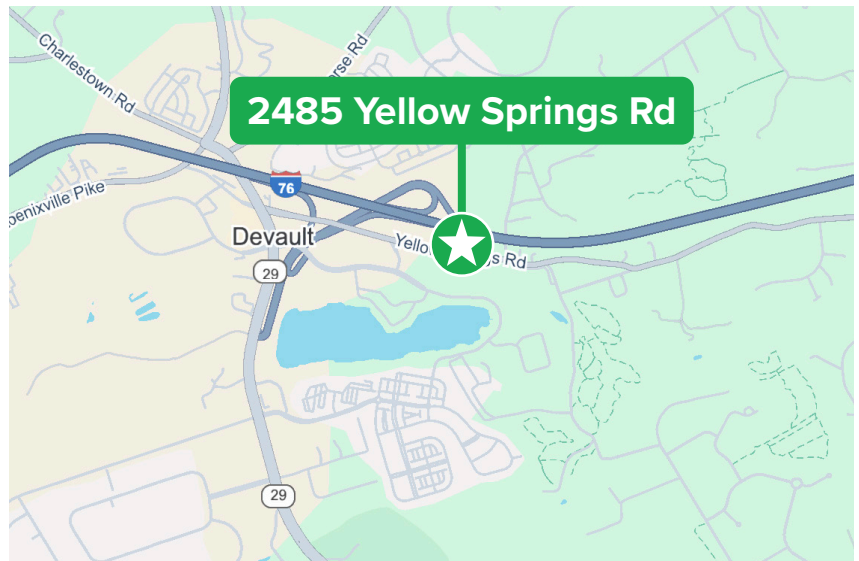
2485 YELLOW SPRINGS RD

Malvern, PA 19355 | Flex Units for Sublease



Property Specifications

Available:	1 May, 2025
Unit 3 term through:	30 November, 2025
Unit 4 term through:	31 July, 2027
Each Unit:	3,500 SF +/-
Zoned LI (Limited Industrial)	
Adjacent to Great Valley Corporate Center	
Located off of PA Turnpike in Malvern	
18' ceiling clear height	
Asking \$12.00/SF, Net of OpEx	



JEFF DUFFY

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