



OFFICE / RETAIL / MEDICAL SPACE AVAILABLE BALA CYNWYD - PROMINENT SIGNAGE

9 Presidential Boulevard

Bala Cynwyd, PA

AVAILABLE

1,066 1st Floor

3,500 1st Floor (Divisible)

RENTAL RATE

\$34.00 SF plus utilities

POSSESSION

Available immediately

TERM

5 – 10 years

PROPERTY HIGHLIGHTS

- Ample parking, 7 reserved parking spaces in front
- Great visibility
- Short distance to restaurants and retail shopping
- Lower Merion Township - no earned income tax

For information, please contact:

James Wilson

Managing Director

t 610-755-6966

jim.wilson@nmrk.com

610 Freedom Business Center Drive, Suite 310, King of Prussia, PA 19406

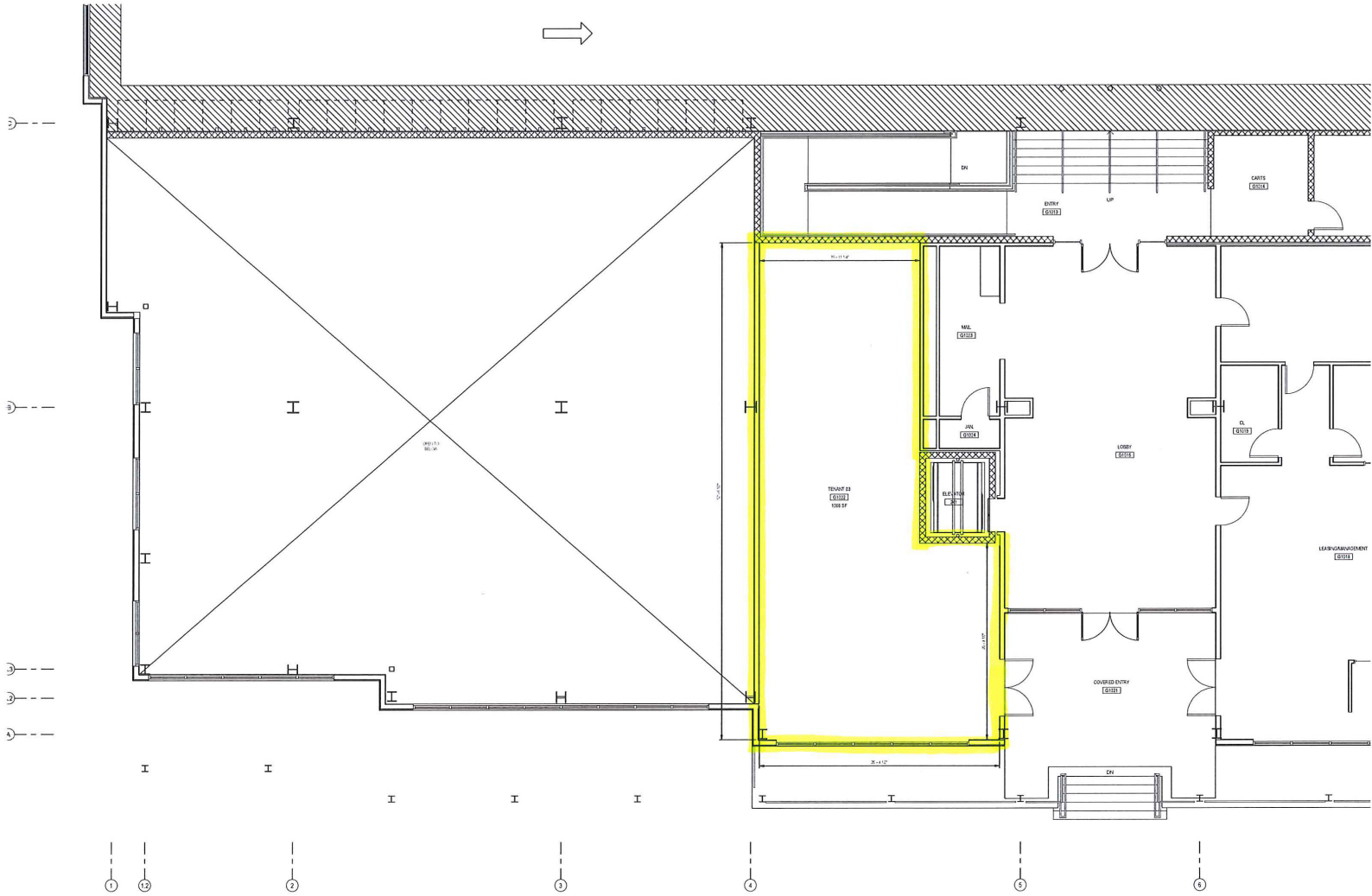
t 610-265-0600

nmrk.com

Licensed in Pennsylvania as Newmark Real Estate

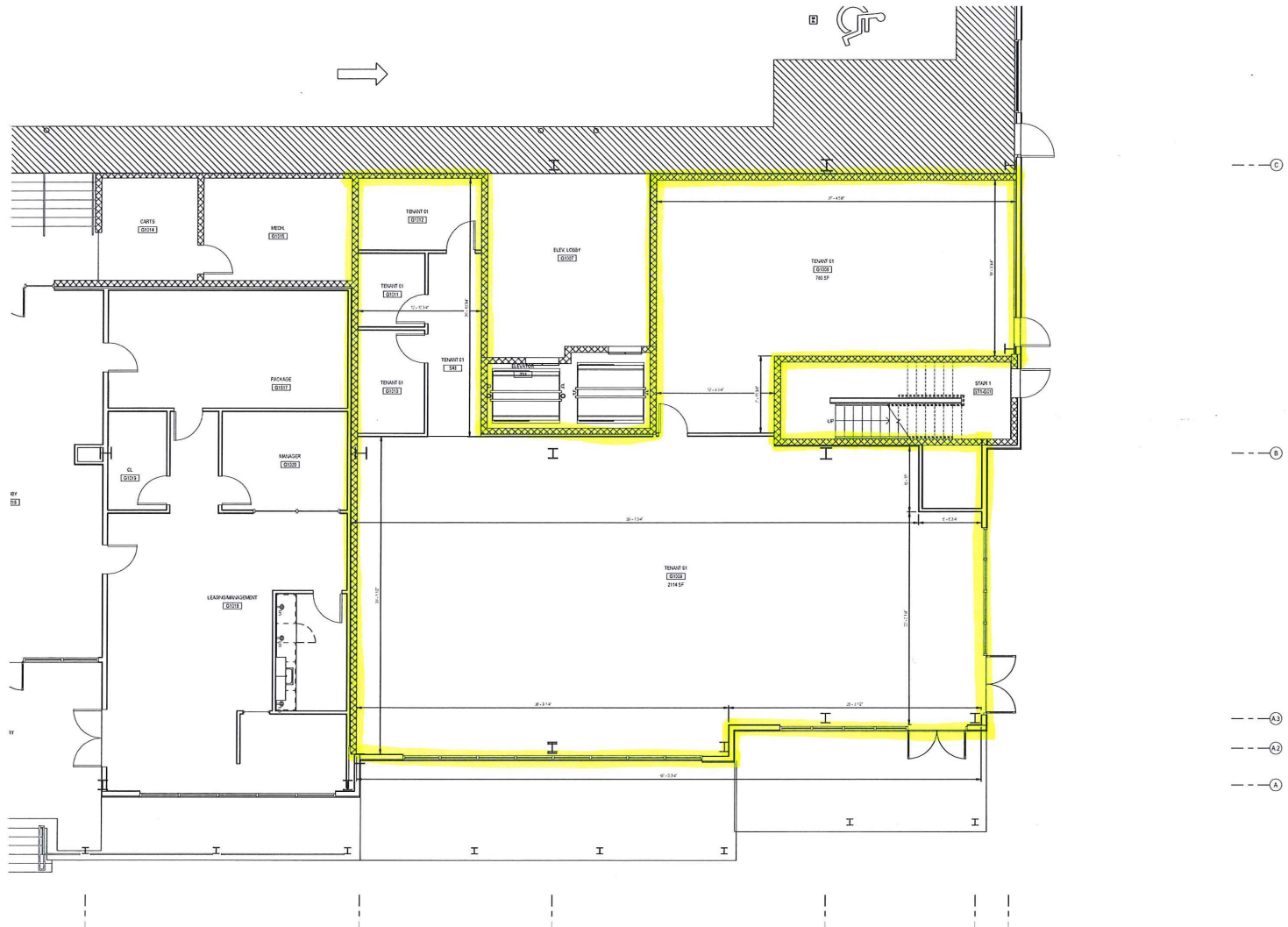
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FLOOR PLAN 3,500 SF (Divisible)