

**1204 Baltimore
Pike**

Chadds Ford
Delaware County, PA

FOR LEASE

**3-Story Office/Medical
Building**

Exclusively Offered By:

Colin Flynn, SIOR
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**The
Flynn
Company**



AVAILABLE SUITES

Suite 206 – 816 SF



PROPERTY DETAILS

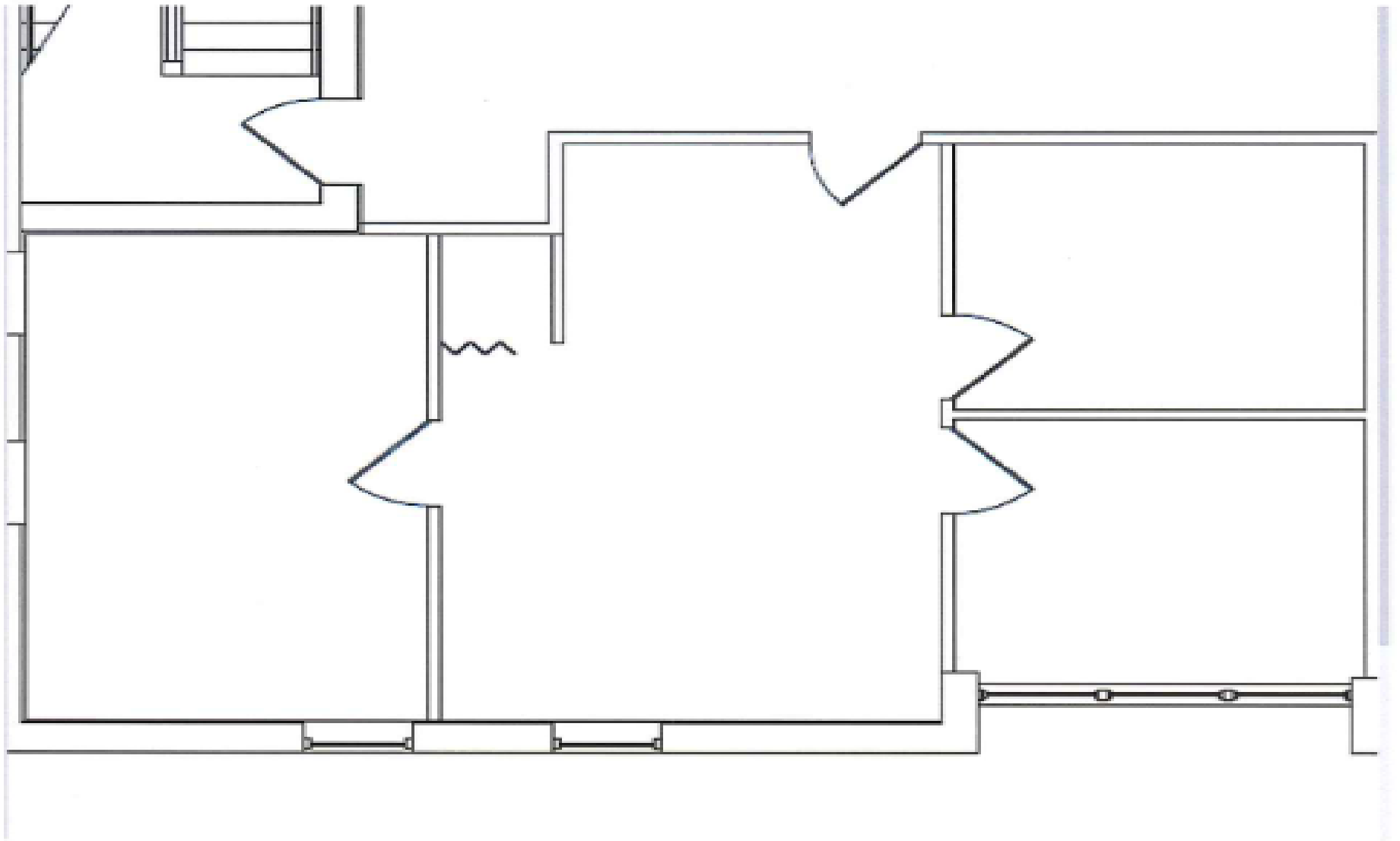
- ◆ Building Size: 17,067 SF
- ◆ Elevator-served
- ◆ Heat: Electric
- ◆ Amenities: Restaurants, shops, hotels all located within a ½ mile.
- ◆ 72 parking spaces
- ◆ Zoned POC – Planned Office Campus
- ◆ Public Transportation: SEPTA bus Route 111 (69th Street Terminal to Penn State and Chadds Ford).
- ◆ Asking Rent: \$18.00 psf plus Electric

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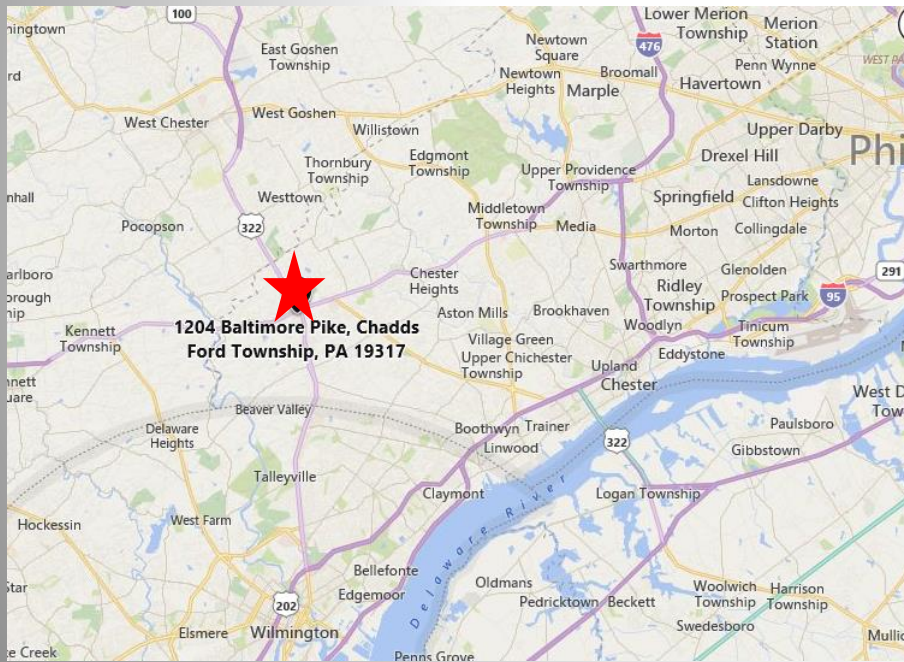
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Location

- **Highly visible. Located on Baltimore Pike just south of intersection of Route 1 and Route 202.**
- **Within 30 minutes of the Philadelphia International Airport.**
- **Immediate highway access.**
- **Chadds Ford Township.**



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