

**LEASE
NEW
CONSTRUCTION**

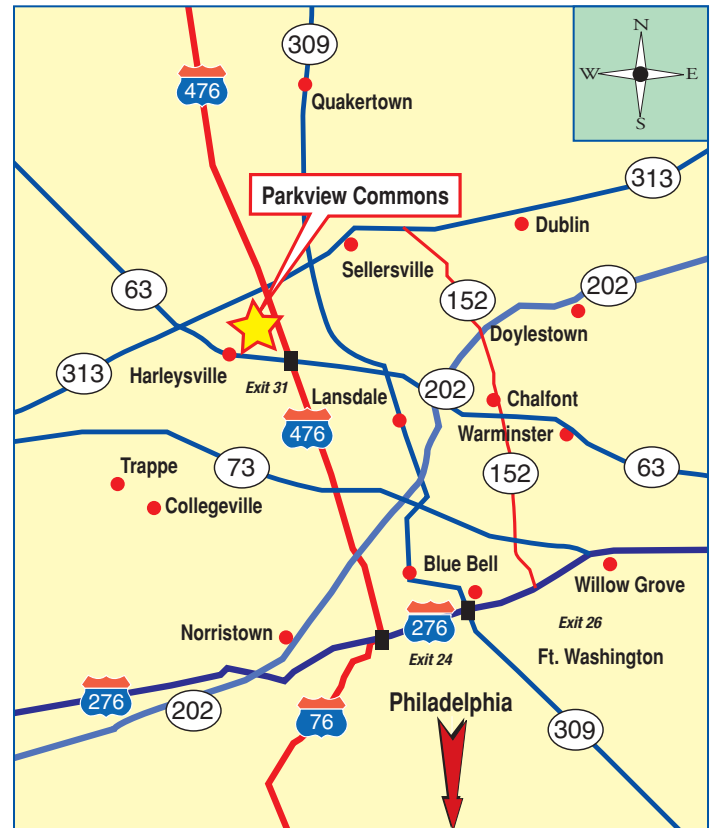
Prime Office Space



PARKVIEW COMMONS

140 CLEMENS ROAD • HARLEYSVILLE, PA

- Two (2) NEW professional office buildings containing approximately 12,850 SF each
- Suites available from 1,000 to a full floor of 6,000 SF
- Turn-key construction with flexible floor plans
- Elevator serviced and handicap accessible
- Distinguished stone and stucco exterior combines to create a prominent address for your company
- Highly energy efficient building with separate geothermal heating and cooling systems reducing tenant electricity by approximately \$0.78/SF/Yr
- Professionally designed, built and styled with premium materials, separate electric service, security system and keyfob door access
- Onsite ownership and management
- Conveniently located at the intersection of Clemens and Yoder Roads approximately 2 miles from the Lansdale Kulpville Interchange (Exit 31) of the PA Turnpike Northeast Extension (Rt. 476)
- Visit us at <http://www.loopnet.com/lid/16991220>



Map not to scale

For Leasing Information

Contact Kris Kazmar

(215) 896-6254

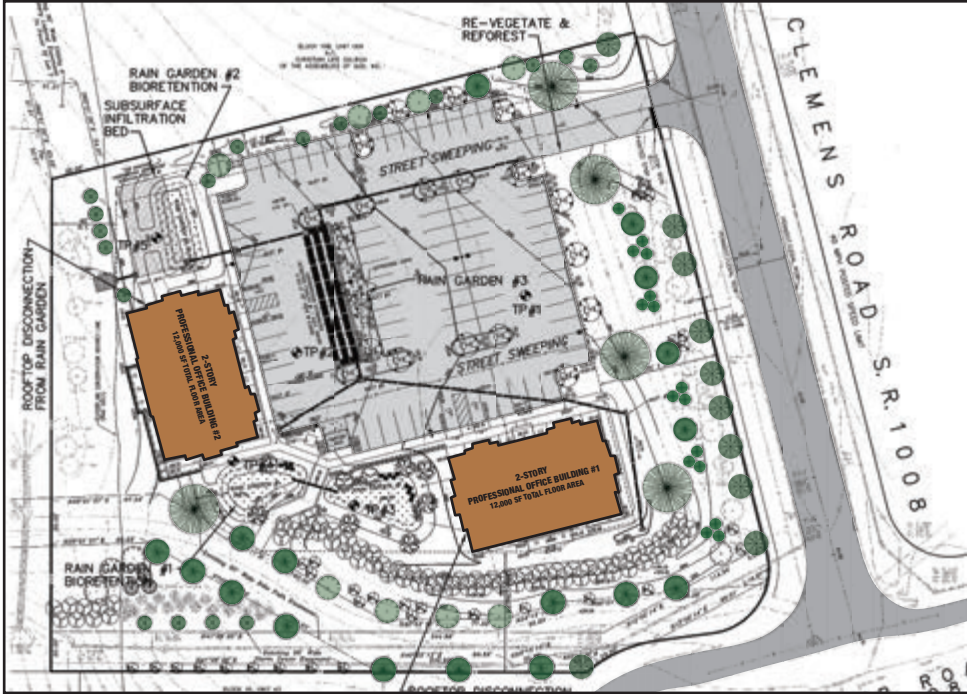
Strategic Domain Ventures, LP

140 Clemens Road, Suite 200

Harleysville, PA 19438

PARKVIEW COMMONS

140 CLEMENS ROAD • HARLEYSVILLE, PA



SITE PLAN



EXTERIOR AT NIGHT



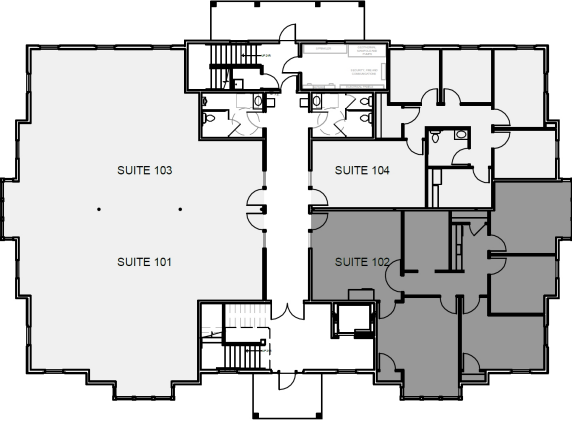
LOBBY



COMMON HALLWAY



FIT-OUT SAMPLE - OFFICE



FLOOR PLAN - FIRST FLOOR



FIT-OUT SAMPLE - KITCHEN