

For Lease
Up to 73,000 SF
Office Space



One Meridian at Spring Ridge

Wyomissing, PA 19610-3200



Property Summary

A unique campus setting within Spring Ridge, a master planned development, located at the intersection of Paper Mill Road and Meridian Boulevard, adjacent to shopping (Broadcast Square) and with access to Route 222 within ½ mile.

For more information:

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For Lease
One Meridian Boulevard
Wyomissing, PA 19610



Features and Highlights

- Professionally maintained campus setting
- Abundant surface parking
- Numerous on-site amenities
- Suburban Reading's most distinctive business settings
- Raised flooring "walker duct" on all upper floors
- Highly efficient floor plates featuring large, oversized window lines with abundant natural light
- Professional Property Management
- Regional and National Tenant Mix



One Meridian at Spring Ridge Building Amenities

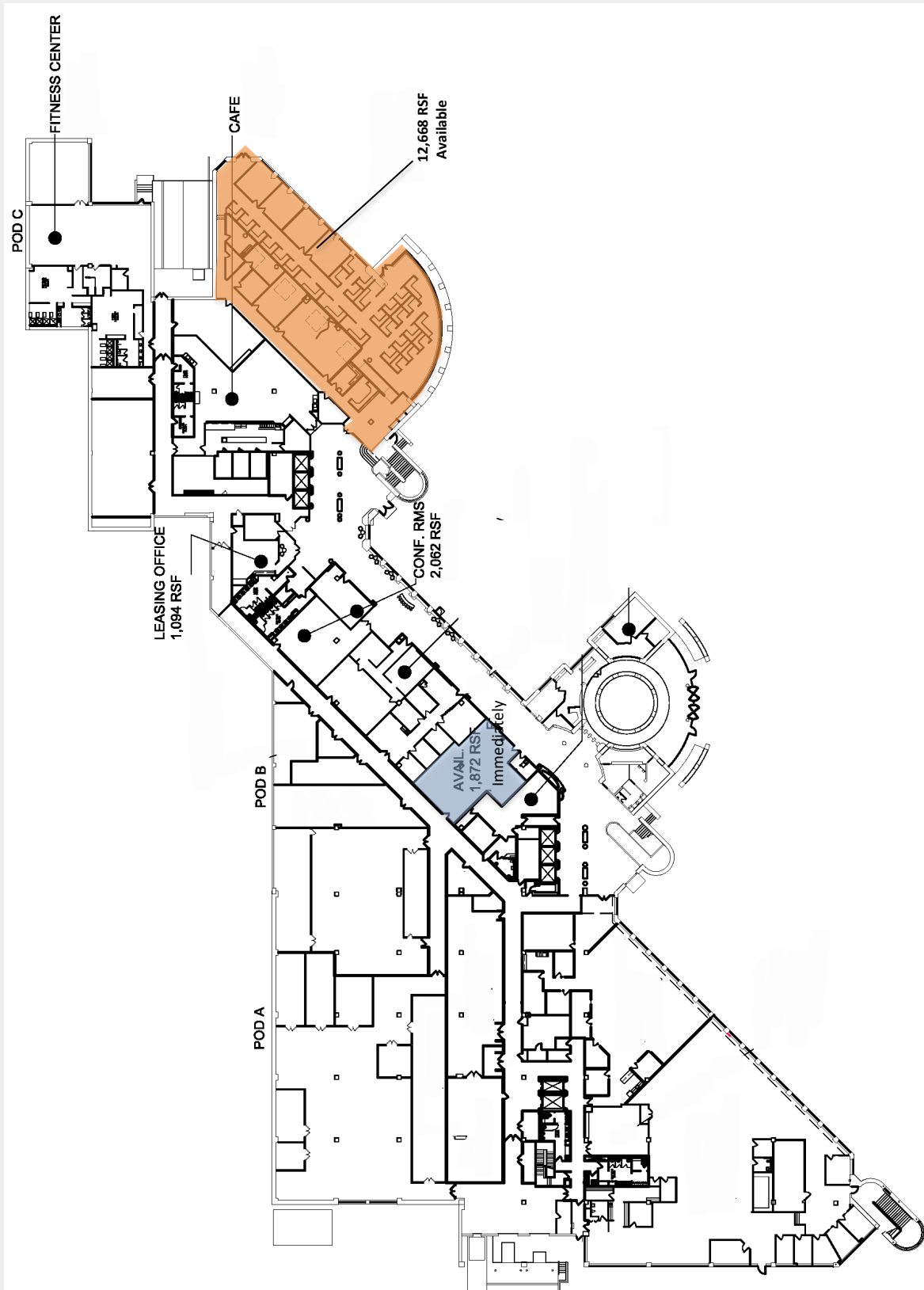


One Meridian Boulevard is a four-story, 336,000 square foot Class A office building that offers distinctive architectural features, timeless elegance and a beautiful campus setting.

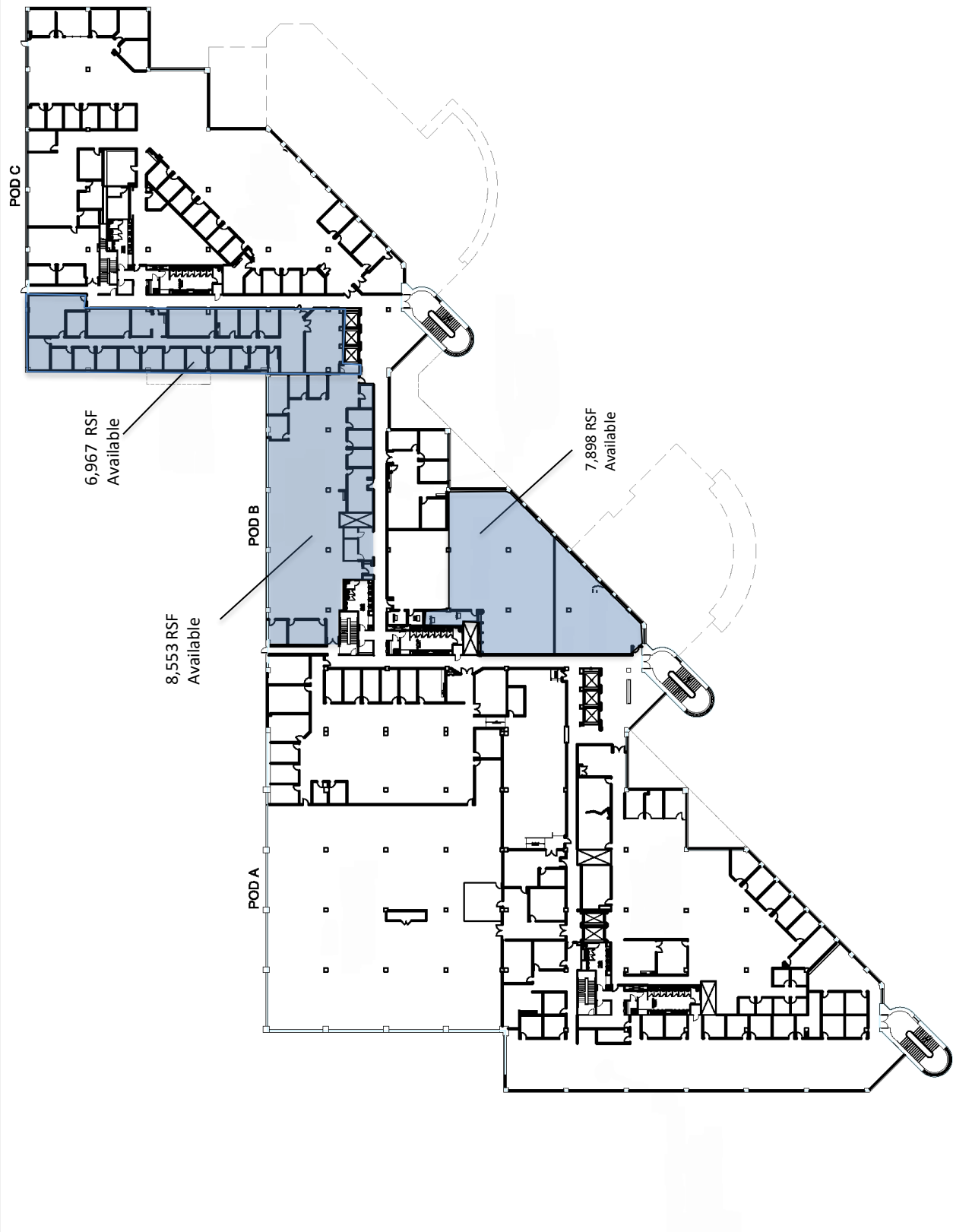
On-Site Amenities and Services

- Full service café with catering services
- Professionally operated fitness center with showers and locker rooms
- Two conference rooms available to tenants, equipped with tables, chairs and display screens
- 24/7 manned security desk
- Professional Property Management
- Abundant surface parking
- Secure access to the building via a card access system for after hours access
- On site data center

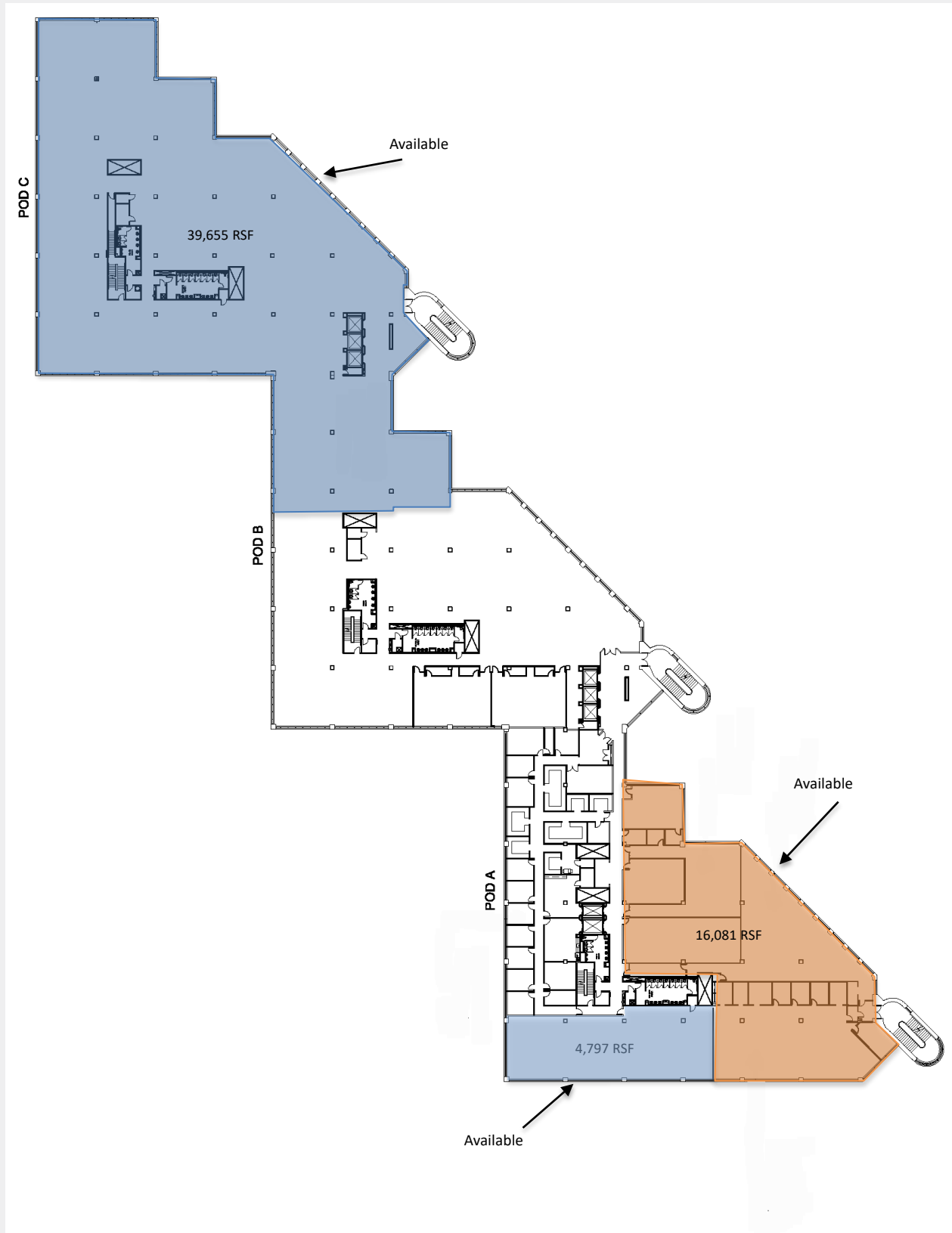
First Floor Availabilities



Second Floor Availabilities

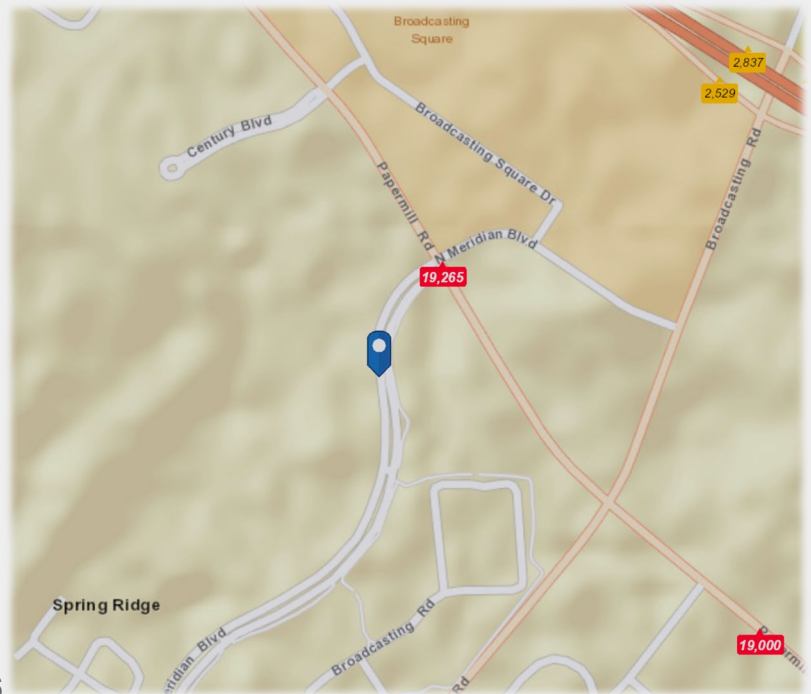


Fourth Floor Availabilities



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Average Daily Traffic Volume



Location Advantages

- ½ mile from the Penn State Berks Campus
- Five minutes to the Reading Airport
- Only ¼ mile from Route 222 for access to interstate 78
- 2 miles from Route 422, providing connection to Interstates 76 and 476
- 5 miles from Interstate 176, connecting to I-76
- In close proximity to four hotels and numerous shopping and dining venues in the adjacent shopping center and nearby Berkshire Mall
- Adjacent to Broadcasting Square, a 600,000 square foot power center, including Target, Dick's Sporting Goods, and Weis Markets



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