



For Lease
1,100 SF – 29,327 SF

101 West Ave
Jenkintown, PA 19046

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Property Highlights

101 West Avenue is a prominently located, three-story office building in Jenkintown, PA, situated within the Jenkintown submarket of Greater Philadelphia. Encompassing approximately 84,210 rentable square feet on a 3.35-acre site, the property combines functionality and curb appeal.

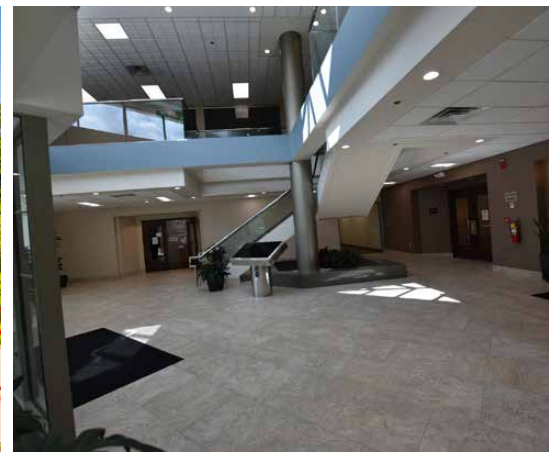
Originally built in 1990 the building has undergone substantial renovations in 2019 and again in 2024, featuring a durable steel and concrete structure, contemporary concrete panel exteriors, and a distinctive metal mansard roofline. A spacious, landscaped courtyard leads into a bright and modern atrium lobby, creating an impressive entry experience for tenants and guests. The property offers 287 parking spaces—both covered and surface—accommodating a wide range of tenant needs.

Located in Montgomery County—Pennsylvania's third-largest county—101 West Avenue is surrounded by key commercial corridors and offers excellent accessibility. The property is just minutes from major thoroughfares including Route 309, the Pennsylvania Turnpike (I-276), and I-95. Additionally, it's only a two-minute walk to SEPTA's Jenkintown-Wyncote Station, providing direct commuter rail service to Center City Philadelphia and the surrounding suburbs.



Building Highlights:

- Year Built/Renovated: 1990 / 2018 / 2024
- Three Office Floors Totaling 84,210 Total RSF
- 28,070 RSF Typical Floor Plate
- Modernized Lobby and Atrium
- Close Proximity to Old York Rd Shopping District
- Adjacent to Jenkintown-Wyncote Train Station
- Monument Signage
- Onsite and Undercover Parking

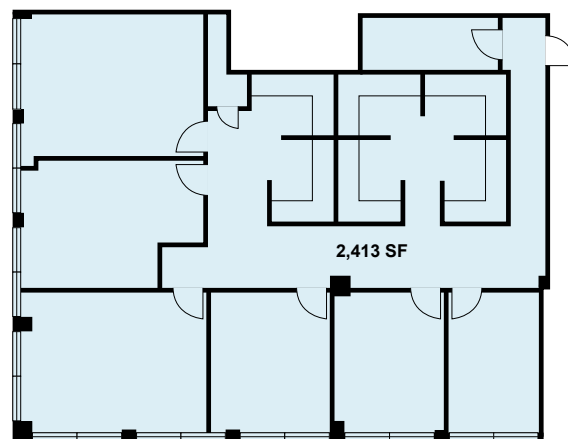


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Floor Plans



2ND FLOOR



3RD FLOOR

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