

PRIME OFFICE/WAREHOUSE SPACE

# 3930 Commerce Avenue | Willow Grove | PA

AVAILABLE



## PROPERTY HIGHLIGHTS

- One (1) story flex building of approximately 10,000 square feet with parking for forty-three (43) vehicles.
- Executive offices, workstations, and presentation room with stadium tiered seating.
- Air conditioned warehouse serviced by a 9' x 8.5' drive-in loading door.
- Modern construction with life safety systems.
- Monument signage at driveway entrance.
- Willow Grove is accessible by car located at the Willow Grove Exit of The Pennsylvania Turnpike (I-276) and Easton Road (Route 611) providing access throughout the Philadelphia metropolitan area.
- SEPTA Commuter Rail transportation at the Willow Grove Train Station from Warminster to center city Philadelphia. SEPTA Commuter Bus Routes 22, 55, 95 from Gulph Mills to Willow Grove and Route 55 from Doylestown to Philadelphia via Easton Road (Route 611) with a stop near the property.



Commercial  
Real Estate  
Services

[www.SitusProperties.com](http://www.SitusProperties.com)  
215-886-9400

The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice.

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Private Office



Presentation Room



Private Office



Kitchenette



3930  
Commerce Ave

## Willow Grove

Willow Grove is an established business address in suburban Philadelphia. Jefferson Health Willow Grove is located nearby and access via major road arteries is a convenience. There are numerous amenities within walking distance including service businesses, restaurants, hotels and shopping.

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**Commercial Real Estate Services**

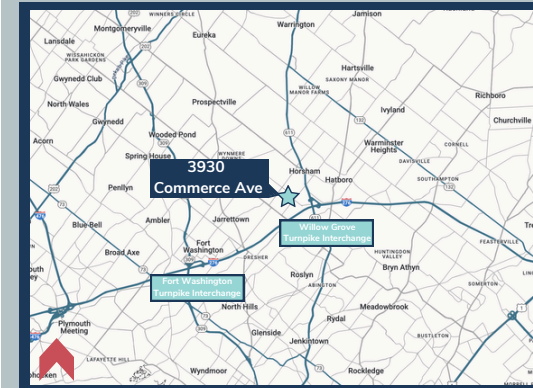
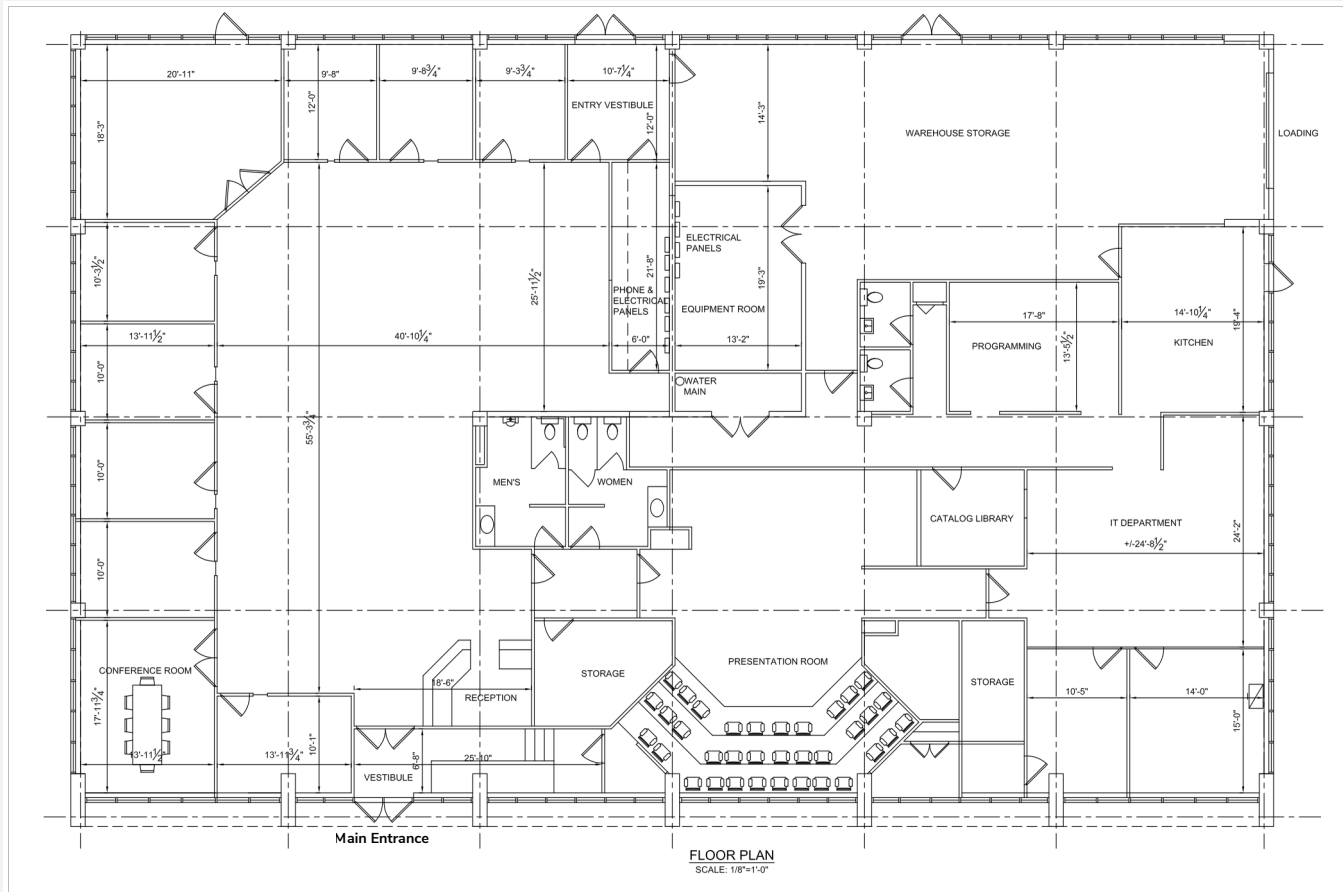
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