

# ArborRidge



## ArborRidge II | Malvern, PA

3,351 r.s.f. of contiguous Class A, creative office space available

### Property Highlights

- Located directly off the main lobby of ArborRidge II
- 3,351 r.s.f available on the first floor
- Exposed ductwork and polished concrete flooring possible
- 9' tall windows providing abundant natural light through space
- Brand new fitness center with lockers and showers
- Amenity center features:
  - Collaborative seating
  - Grab and go cafe
  - Public WiFi
  - Presentation stage
  - Eight-person shared conference room

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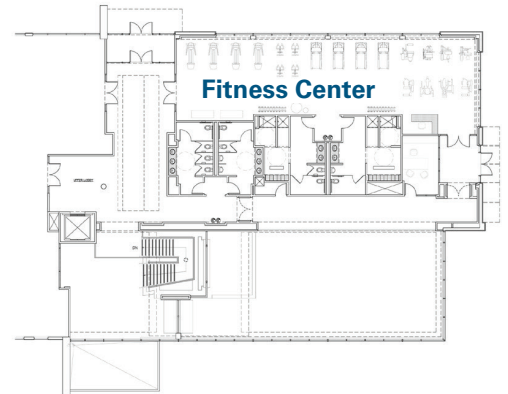


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## Inspiration Images



CONCEPT VIEW



## Testfit Plan

