

NEW MAIN LINE OFFICE SPACE
120-124 EAST LANCASTER AVE. (RT. 30)
ARDMORE, PA

THE METRO SUBURBAN BUILDING



Location

Located in the heart of Ardmore's Commercial District along the Historic Main Line In Montgomery County, Pennsylvania.

Property Highlights

- ◆ All new state of the art mechanicals and building systems
- ◆ Data Service Available - Verizon Glass Fiber Optics for High Speed Transmission, Verizon FIOS and Comcast High Speed Internet
- ◆ From 1,000 - 30,000 square feet
- ◆ Ample on site parking
- ◆ Septa Bus Stop at your front door
- ◆ Steps to Train where you can ride Septa's Regional R-5 Rail Line as well as Amtrak's Keystone Service accessing Philadelphia, Harrisburg & New York
- ◆ Enjoy the convenience of working a few steps away from the fantastic restaurants and shopping of Suburban Square and Lancaster Avenue

TOTAL BUILDING RENOVATION
TO BE COMPLETED IN:
FALL 2009



Information provided by reliable sources. Subject to errors, omissions, price change, prior sales or withdrawal from market without notice.

USREALTY
ASSOCIATES, INC.

232 N. 22nd Street
Philadelphia, PA 19103
www.eusrealty.com

Leasing Info:

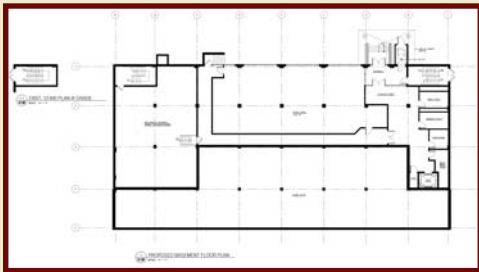
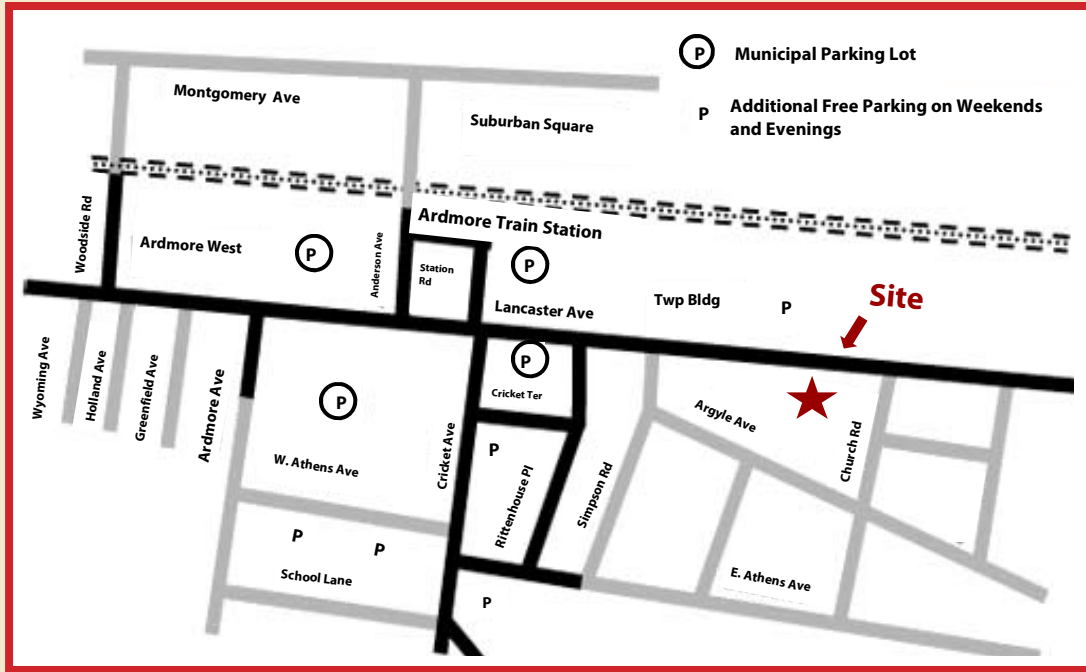
Michele Grasso
Managing Director
T. 215-701-3818
F. 215-557-9910
michelegrasso@eusrealty.com

Developed By:

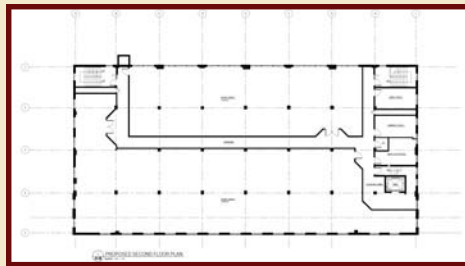


120-124 EAST LANCASTER AVENUE ARDMORE, PENNSYLVANIA

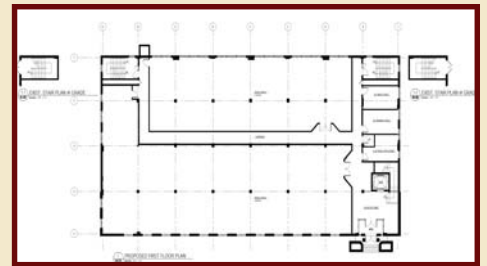
AREA LOCATION MAP



Basement



First Floor



Second Floor



Information provided by reliable sources. Subject to errors, omissions, price change, prior sales or withdrawal from market without notice.