

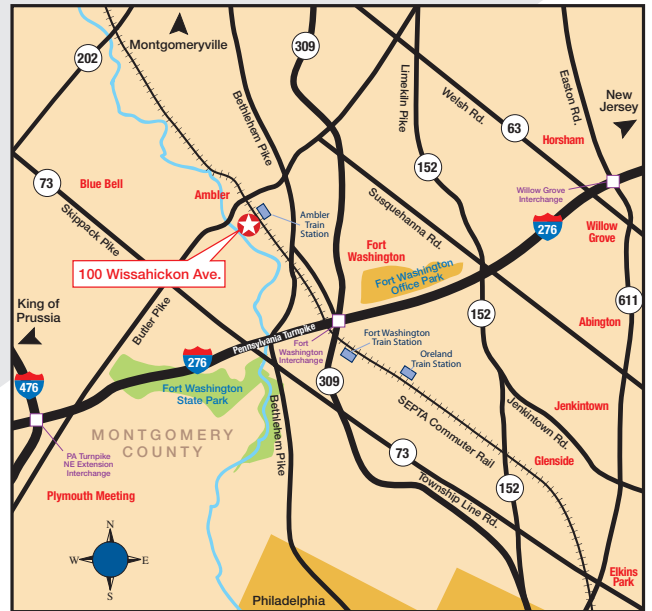
**AVAILABLE**

# Prime Office Space

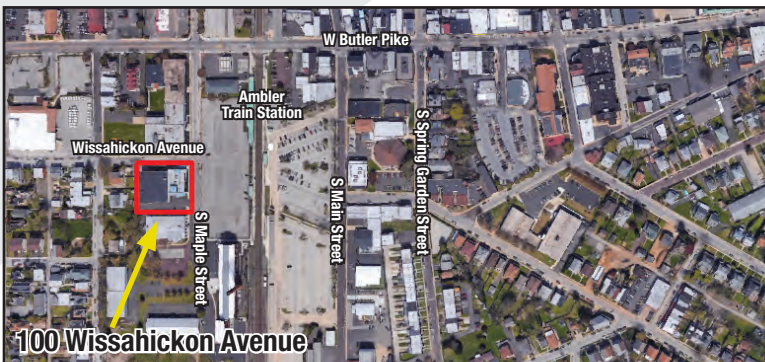


## 100 Wissahickon Avenue • Ambler, PA

- Two (2) story office building of approximately 8,250 square feet available for lease connected to a warehouse of 9,200 square feet.
- Office suites from approximately 1,000 to 4,250 square feet.
- Building façade signage available.
- Ample onsite and street parking.
- Walking distance to various shops, restaurants, and service establishments in downtown Ambler.
- SEPTA Regional Rail Service on Lansdale/Doylestown Line at the Ambler Train Station to Doylestown, Lansdale, Jenkintown, Center City Philadelphia, and the Philadelphia International Airport. SEPTA Commuter Bus Service (Route 94) with stops between the Montgomery Mall and Chestnut Hill.
- Accessible throughout the Philadelphia metropolitan area via the Pennsylvania Turnpike (I-276) Fort Washington Exit and Route 309.



\*Map Not To Scale



### Commercial Real Estate Services

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Fort Washington, PA 19034

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