



480

Norristown Road
Blue Bell, PA

Office Space Available
2,000 SF – 115,000± SF Contiguous

COMING SOON!



Major Building Renovations.

Planned upgrades throughout building include High-end finishes and a brand new amenities center!

Availabilities

First Floor:

- ◆ 52,951 SF
- ◆ 32,956 SF
- ◆ 19,389 SF
- ◆ 9,330 SF
- ◆ 2,072 SF

2nd Floor

- ◆ 5,588 SF

3rd Floor

- ◆ 12,436 SF

Property Highlights

- ◆ Ideal corporate headquarters location
- ◆ High ceilings and open floor plans
- ◆ Loading dock available
- ◆ Lab space available
- ◆ Continuous glass ribbon window line
- ◆ Ample parking
- ◆ Access from Township Line and Norristown Roads
- ◆ Less than two miles from the Mid-county Interchange
- ◆ Convenient to numerous banks, hotels, daycare providers and restaurants
- ◆ Within minutes of the Plymouth Meeting Mall and Wings Field Airport

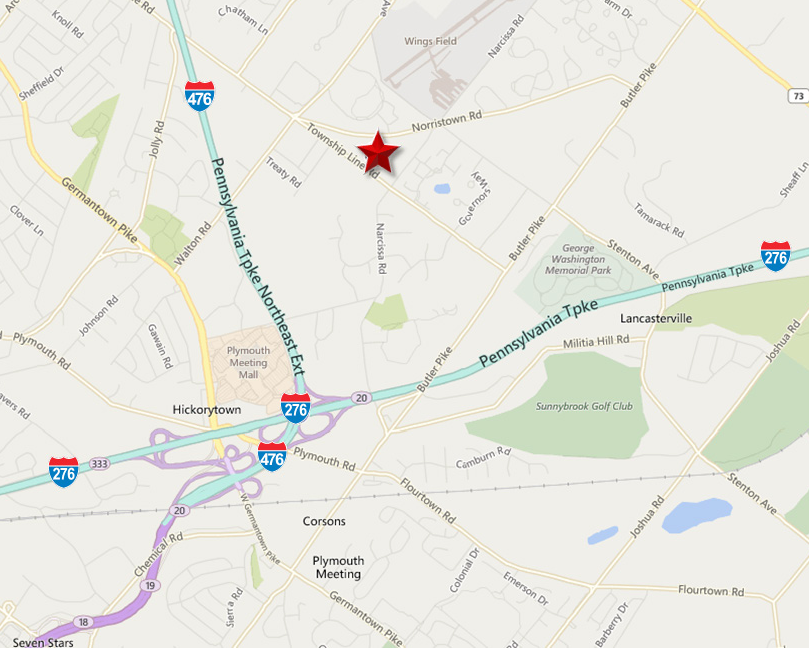


**Newmark
Knight Frank**

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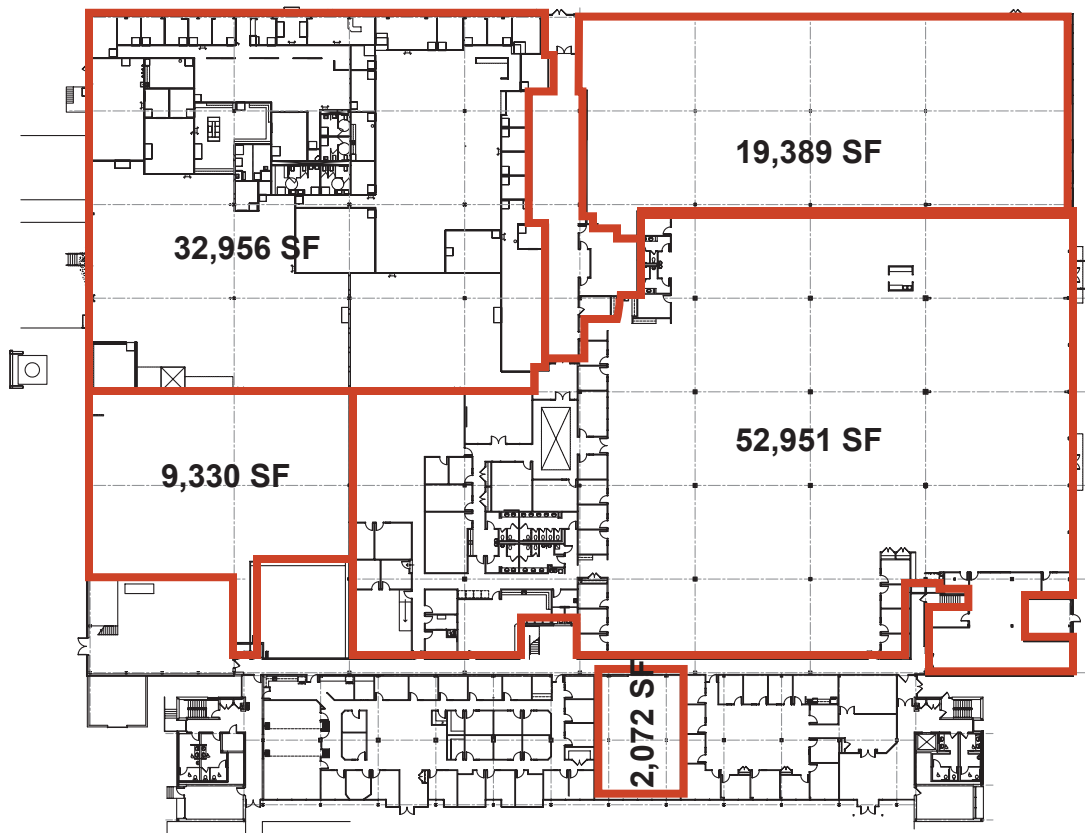


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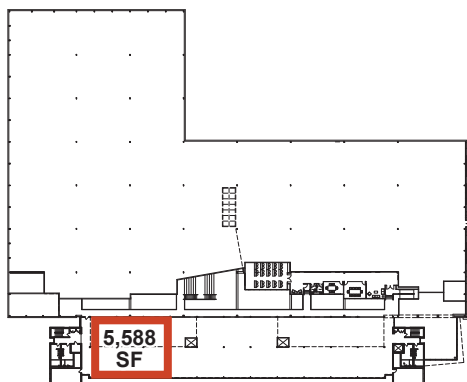
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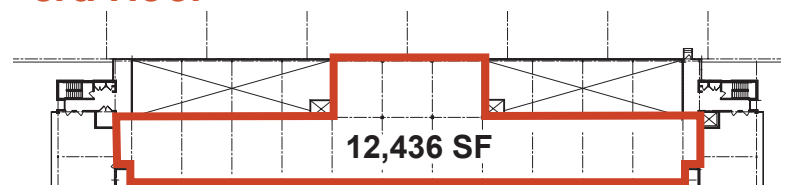
1st Floor



2nd Floor



3rd Floor



Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.