

## FLEX / OFFICE SPACE AVAILABLE FOR LEASE



**2460 General Armistead Ave • Norristown, PA 19403**

### Space Available:

**4,000 SF**

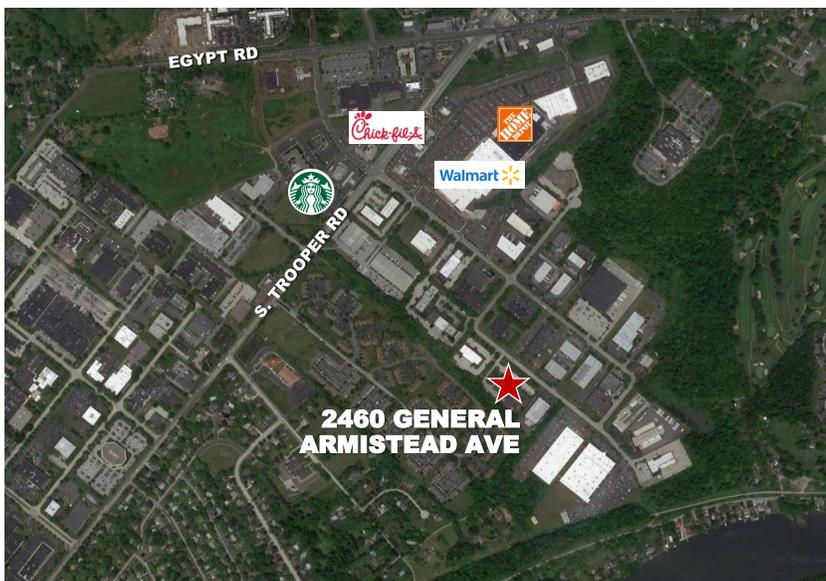
2,500 SF of office & 1,500 SF of warehouse

**2,800 SF**

Available 5/1/2021

### Building Features:

- Rental rate: \$11.00 / SF NNN
- Parking: 4 / 1,000
- 16 foot clear ceiling height
- Loading dock
- Local amenities include Wawa, Longhorn, Chick-Fil-A, Home Depot, Walmart, Starbucks & much more



FOR MORE INFORMATION CALL **610.828.0100** OR CONTACT:

**Gene McHale** gmchale@beaconcre.com | **Colin McHale** cmchale@beaconcre.com

290 King of Prussia Rd., Building 1, Suite 200 | Radnor, PA 19087 | 610.828.0100 (phone) | 610.828.3873 (fax) | www.beaconcre.com

No warranty or representation, expressed or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions imposed by our principals.