## 300 Welsh Road Building #4 | Suite 100 Horsham, PA 19044



## 3,638 SF Available Now

Office Space



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Horsham, Pennsylvania, 19044

#### **PROPERTY HIGHLIGHTS**

#### **AMENITIES**

Single story building visible and accessible from Rt 63 (Welsh Road). Multiple entry points from the parking lot--excellent opportunity for long term medical office tenant. Numerous shopping centers, hotels, dining options, banking, retail, daycare and fitness centers under a 2-minute drive. Plus, sports leagues, landlord-coordinated social and networking events.

#### **TRANSPORTATION**

Proximate access to 2 PA Turnpike access points, Routes 611 and 309, SEPTA Routes 80 & 310 with multiple stops throughout the Pennsylvania Business Campus.

Horsham Township's h.o.p.s shuttle service is also available to tenants, facilitating transportation between the SEPTA Regional Rail, the Horsham Business Center & the PA Lifestyle Campus.

#### **SUSTAINABILITY**

Energy Star labeled building. Green initiatives in place by tenants and property management to include janitorial and recycling.

**Building Owner:** Workspace Property Trust

**Total Building Size: 23,461** 

Ceiling Height: 8'6"









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\*Indicative of the look and feel (not the actual suite)