



THE HENDERSON GROUP
Chesley Office Campus
112 Chesley Drive, Suite 200
Media, PA 19063
(610) 566-2600
(610) 627-3610 - FAX

FOR LEASE

ALEXANDER COURT TWO BAYS 15 - 18 14,640 SQ. FT.



800 Calcon Hook Road
Sharon Hill, Delaware County, PA 19079

Building Features:

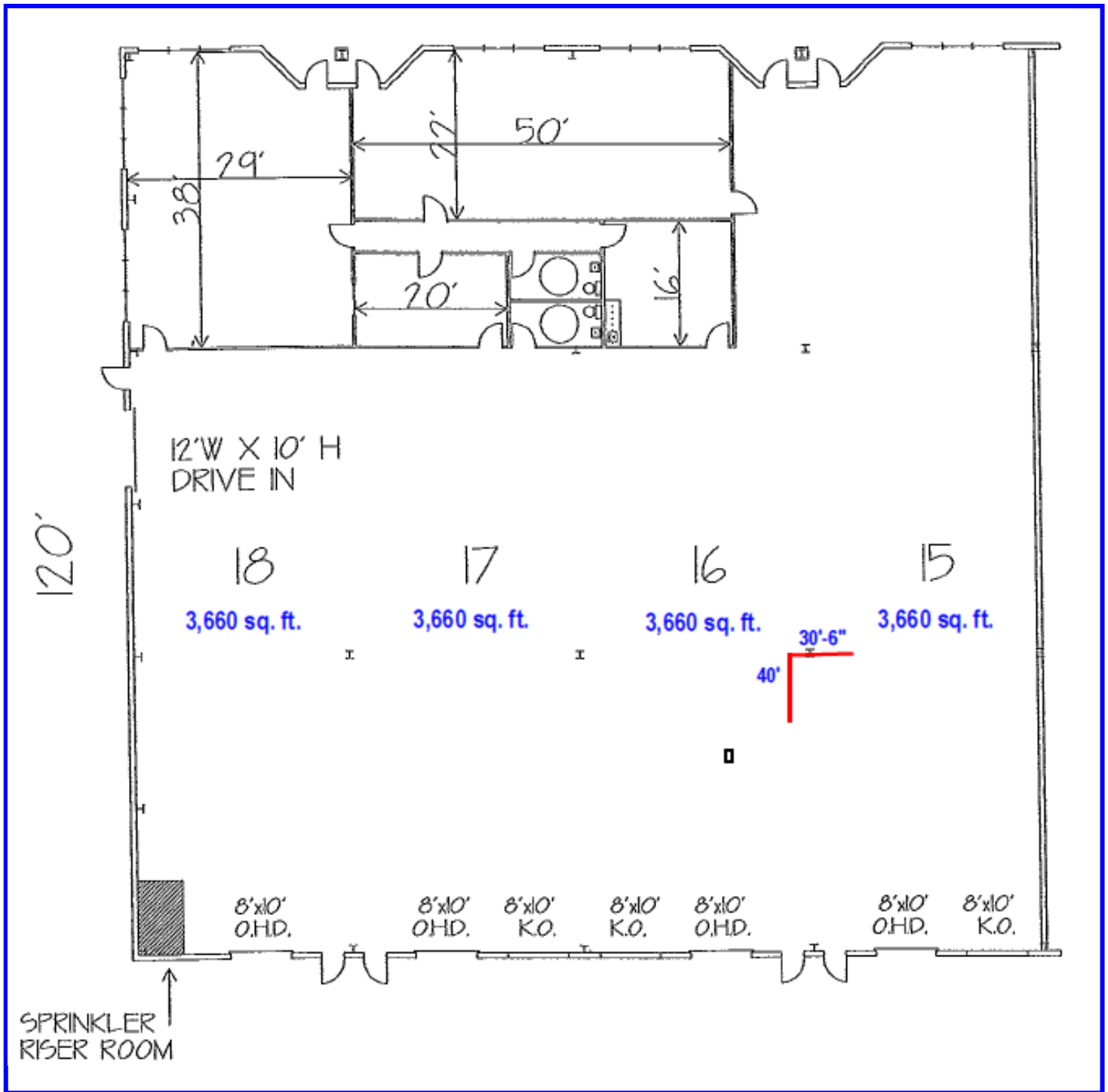
Building Size: 63,080 sq. ft.
Bay Sizes: 120' x 30'-6" - (4) bays at 3,660 sq. ft. each
Space Available: 14,640 sq. ft.
11,440 sq. ft. – whse; 3,200 sq. ft. – office
Ceiling: 20'
Heat: Gas – A/C office only
Electrical: 120/208, 3Phase, 200 Amp
Utilities: Public sewer and water
Loading: (4) 9' x 10 docks
(1) 10'x12' drive-in
(3) knockouts
Parking: 84 spaces
Zoning: Limited to Industrial Use Only (LI)
Transportation: SEPTA Route 115 (Delmar Village to Ardmore)
SEPTA Route R2 Line (Wilmington to Philadelphia)

Location & Accessibility:

The Folcroft East Business Park consists of 110 acres and has close to 2,000,000 sq. ft. of commercial space. It is:

- just minutes to the Philadelphia International Airport, I-95, I-76 and I-476 ("Blue Route")
- less than 30 minutes to Center City Philadelphia, Delaware and New Jersey

For more information and/or to schedule an inspection, call Marie Morelli at 610.627.3603.



Information contained herein has been obtained from the owner and other sources deemed reliable, and is submitted subject to errors, omissions, change of price, prior rental or sale and withdrawal without notice.

When Your Company needs a Home.