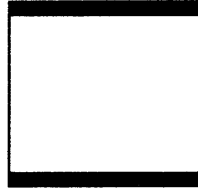


PROPERTY INFORMATION PACKAGE

MUTUAL
REAL ESTATE
CORPORATION



1630 OLD YORK ROAD
SUITE 100
ABINGTON, PENNSYLVANIA 19001
(215) 784-9100 • FAX (215) 784-9540

PROPERTY ADDRESS

670- 682 LOUIS DRIVE
WARMINSTER, PA

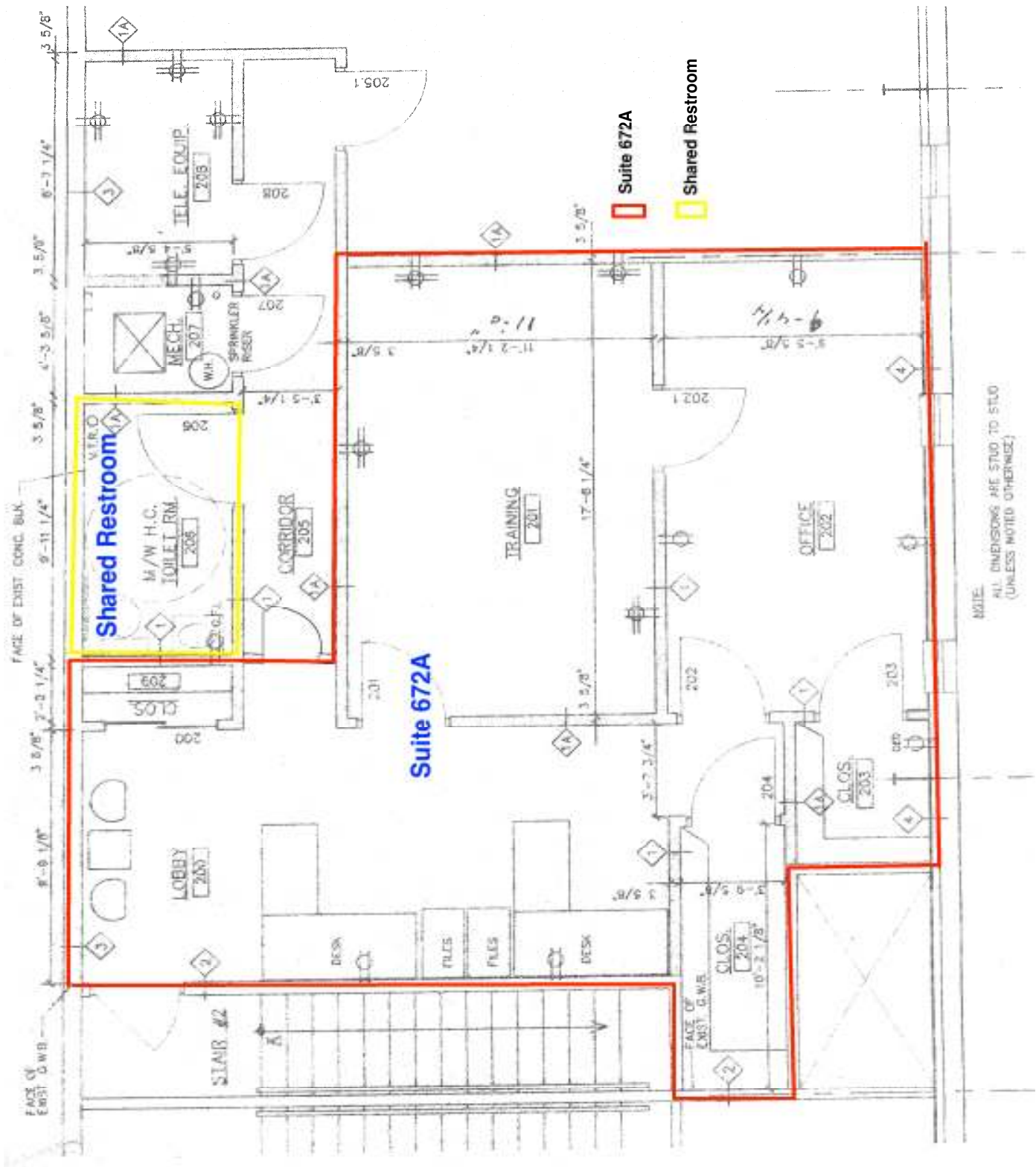
MUTUAL REAL ESTATE CONTACT:

LOUIS J. SYRKUS

Summary of Pertinent Information

ADDRESS:	670 Louis Drive
TOWNSHIP:	Warminster
COUNTY:	Bucks
STATE:	Pennsylvania
ZONING:	Light Industrial
BUILDING SIZE:	± 10,000 square feet
SPACE AVAILABLE:	First Floor- Suite 672A- ± 900 square feet Suite 674- ± 1,950 square feet Suite 680- ± 2,200 square feet Second Floor- Suite 676- ± 1,950 square feet Suite 682- ± 1,950 square feet
BUILDING DESCRIPTION:	Two-story, masonry and brick building
WATER:	Municipal
SEWER:	Municipal
PARKING:	Ample sized off-street parking lot
HVAC SYSTEM:	Heat Pump/Electric
BATHROOMS:	Each unit on the first floor has two restrooms. Each unit on the second floor has one bathroom. Suite 672A shares a bathroom.
CEILING HEIGHT:	7'9"
AMMENITIES:	All units have carpeted floors and modern, bright office space. Many units have a kitchen area. Suites are prewired for telephone and data usage.
MISCELLANEOUS:	Conveniently located in Warminster with immediate access to Street Rd (Rt. 132), and within minutes of Jacksonville Rd (Rt. 332), York Rd (Rt. 263), Rt. 611, and the Pennsylvania Turnpike.
RENTAL RATE:	1 st Level: \$12.50 plus utilities & janitorial Suite 672A is \$940.00/ month (including utilities) plus janitorial 2 nd Level: \$11.50 plus utilities & janitorial

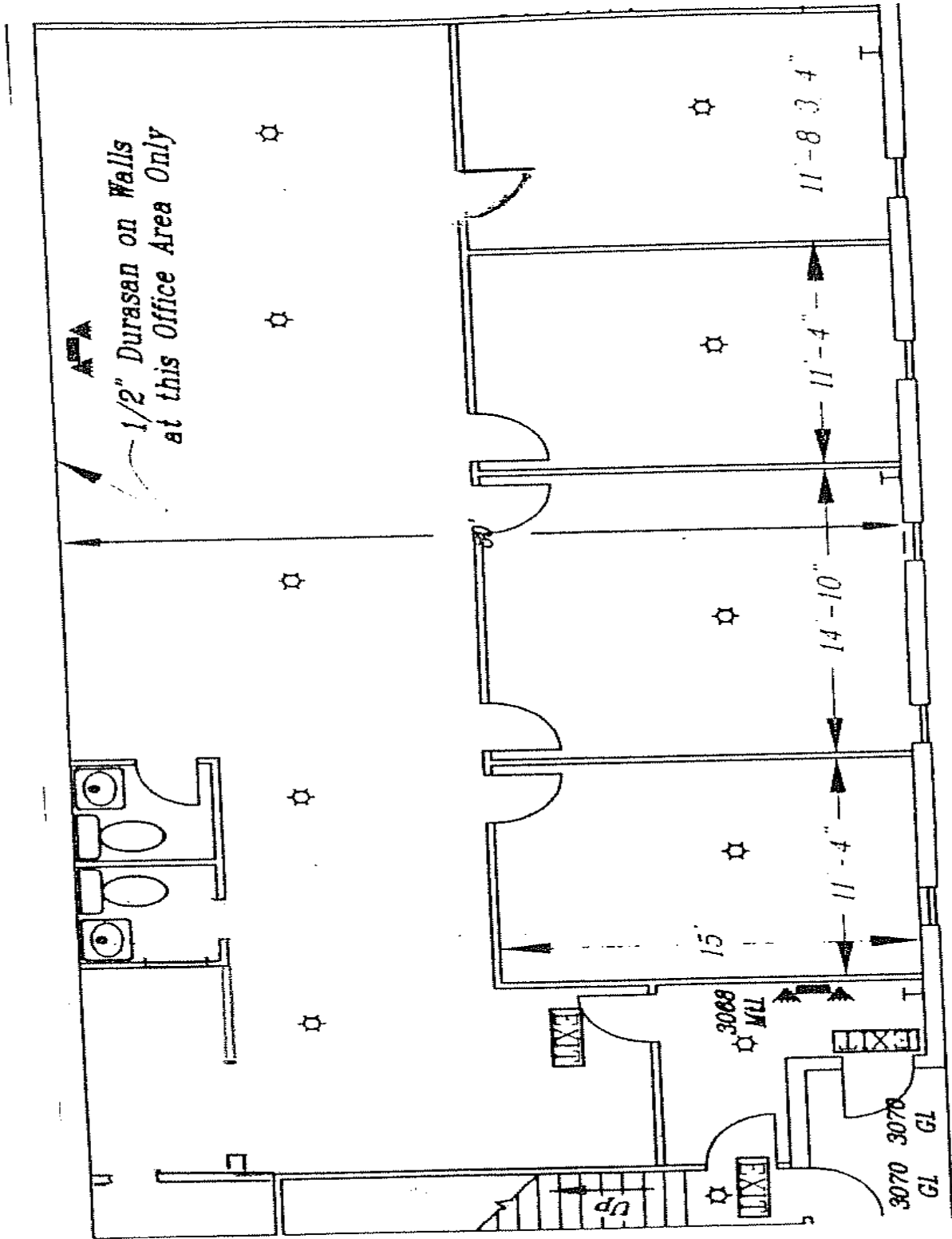
The foregoing information was furnished to us by sources which we deem to be reliable, but no warranty or representation is made as to the accuracy thereof. Subject to correction of errors, omissions, change of price, prior sale or withdrawal from market without notice. No liability of any kind is to be imposed on the Broker herein.



Suite 672A

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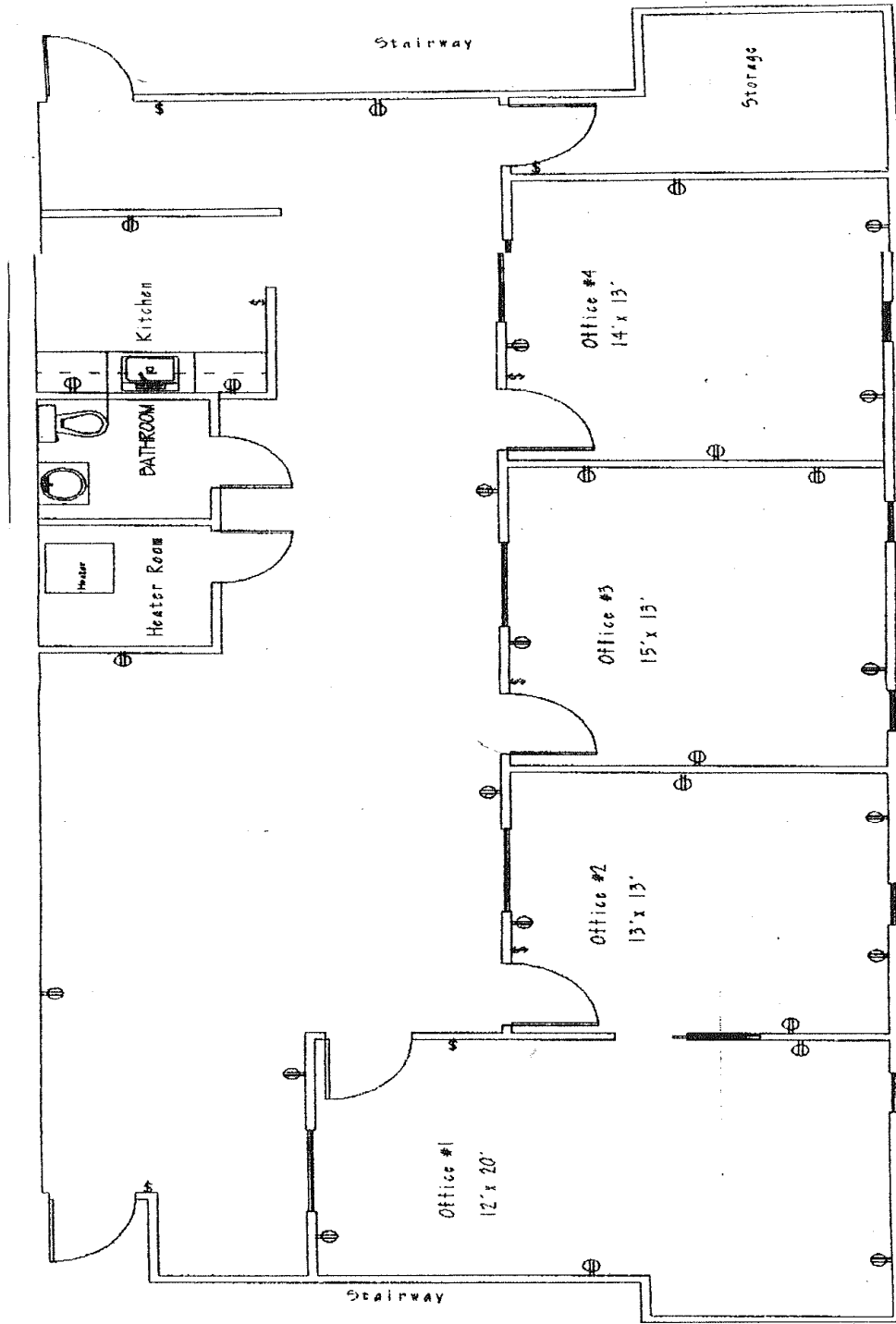
OFFICE - 674



SUITE 674

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EXHIBIT 1

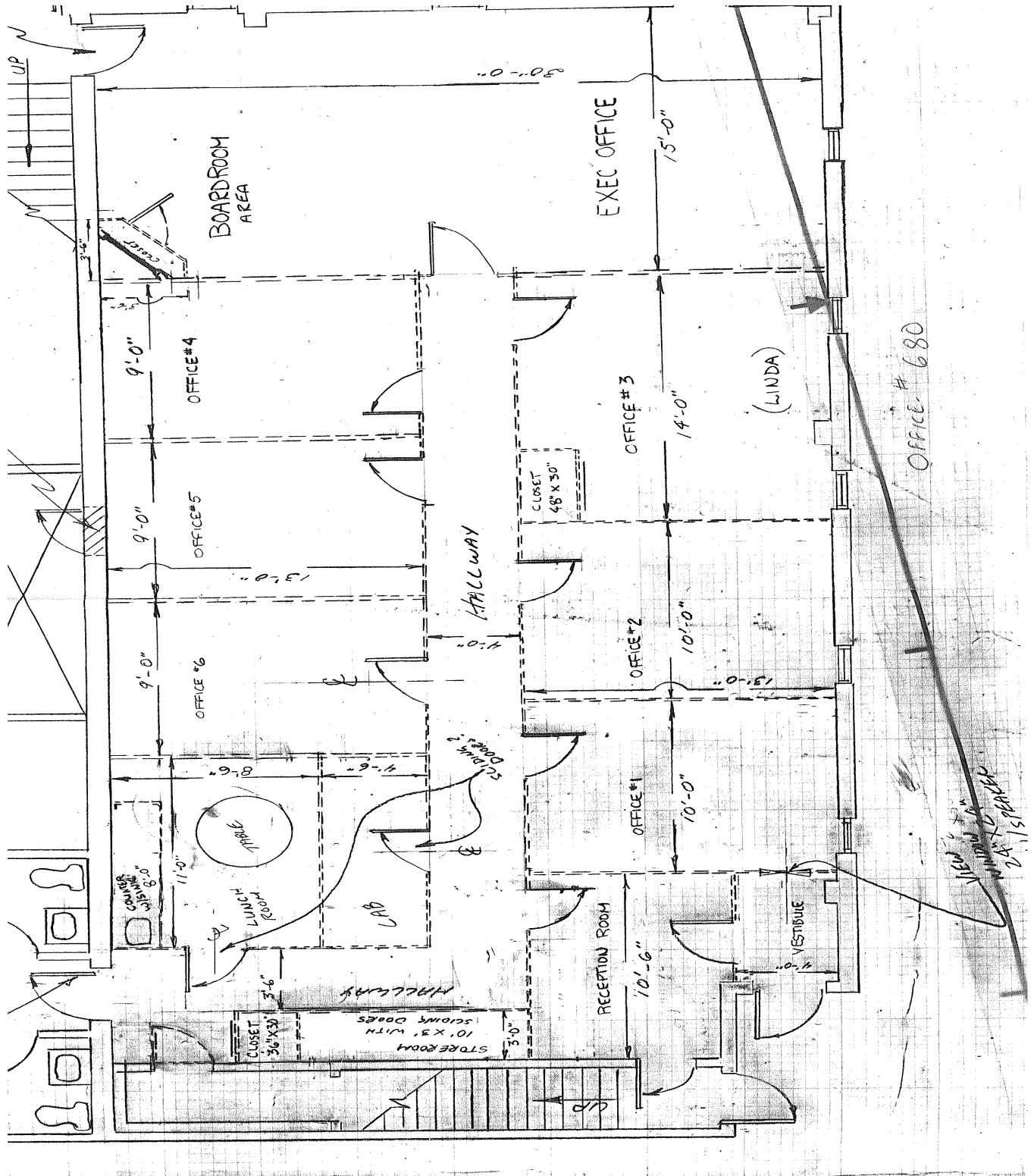


OFFICE# - 676



SUITE 676

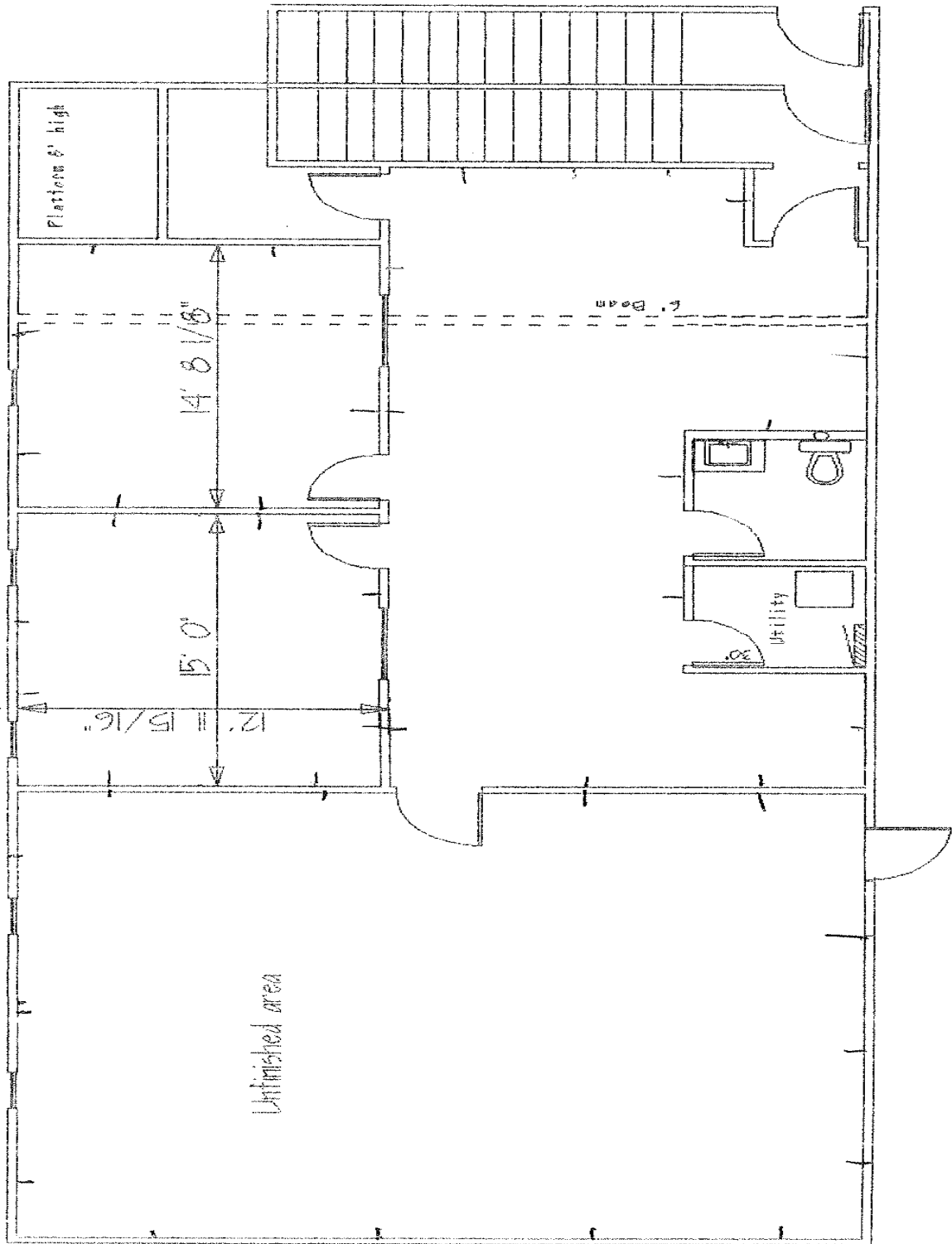
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SUITE 680

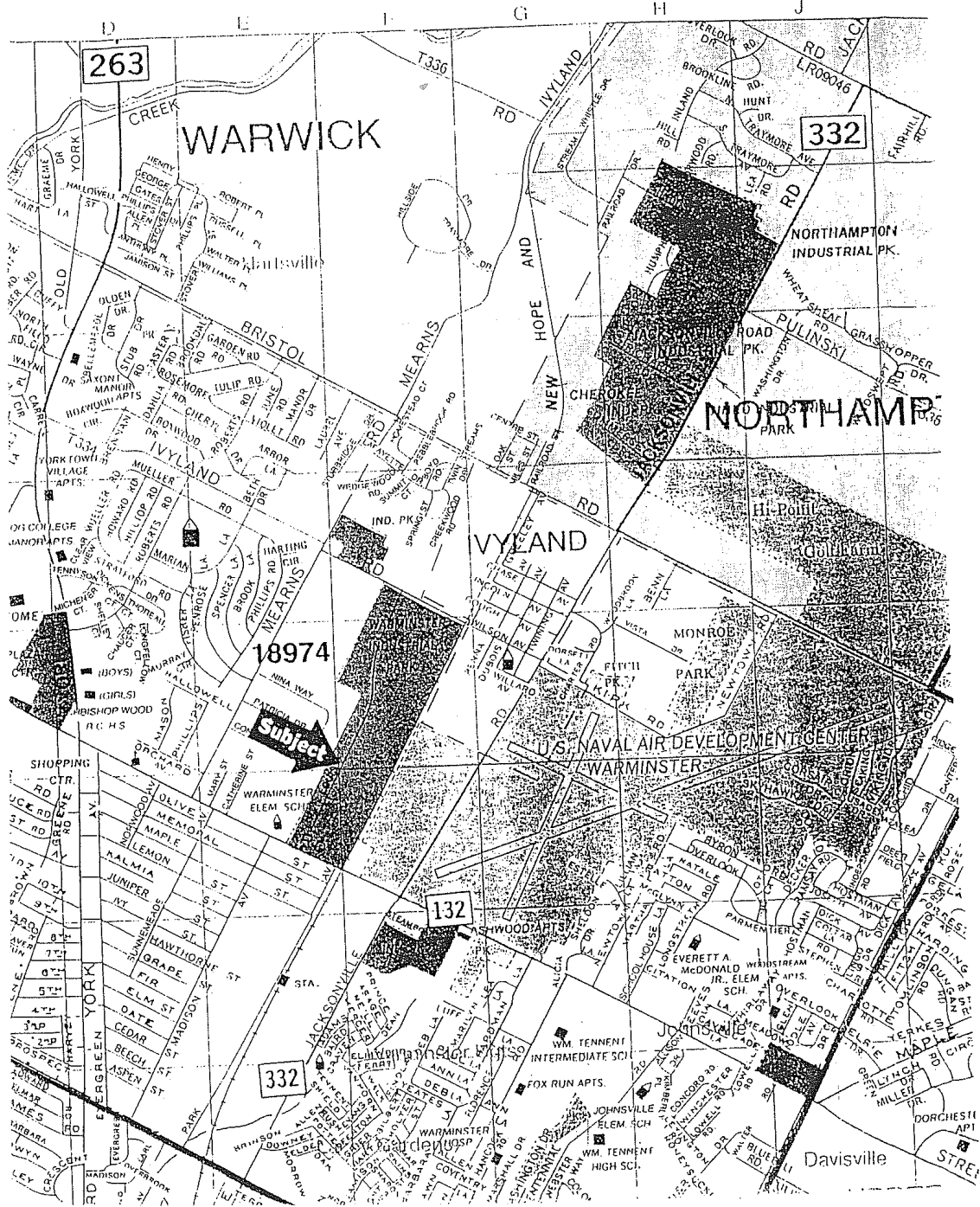
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OFFICE # 682

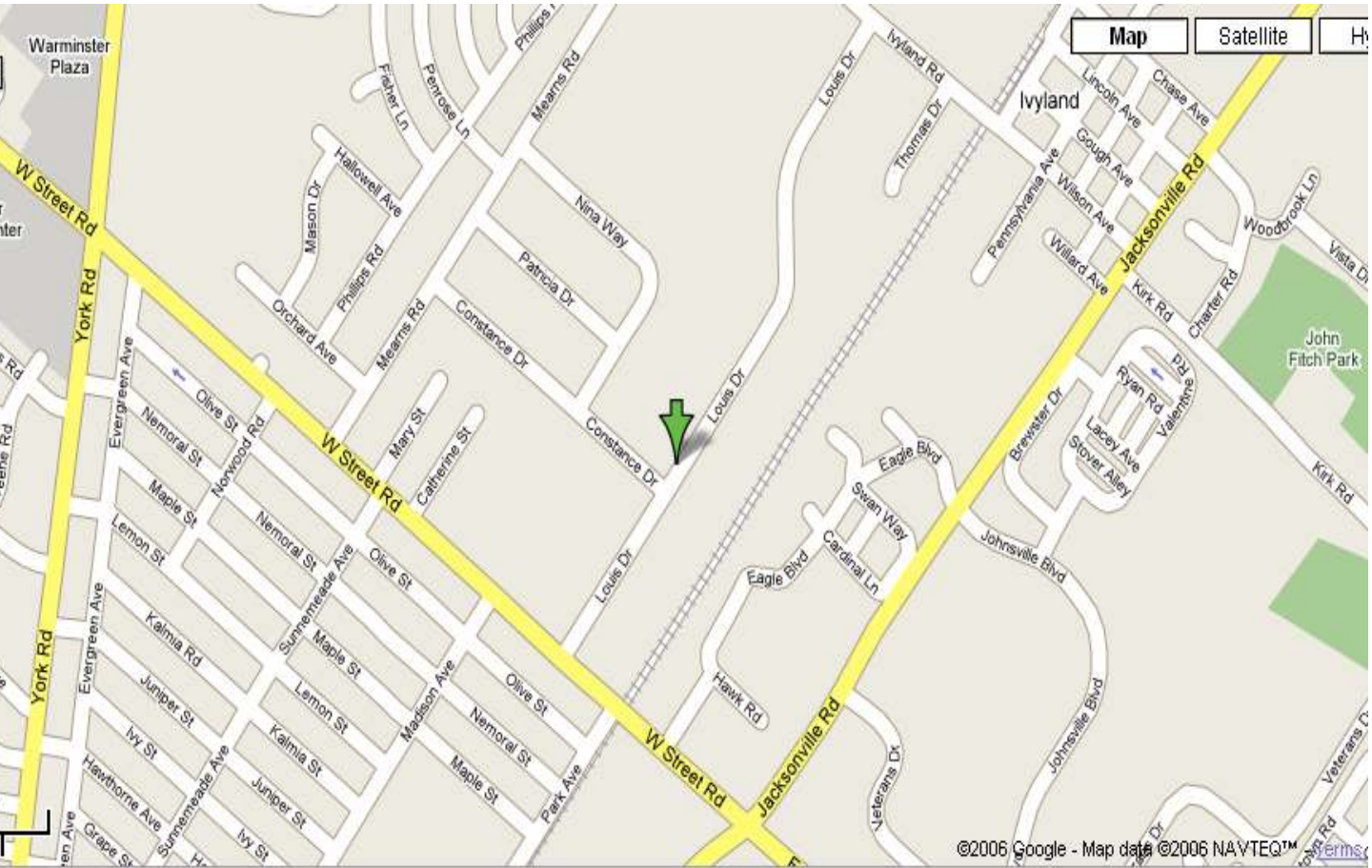


SUITE 682

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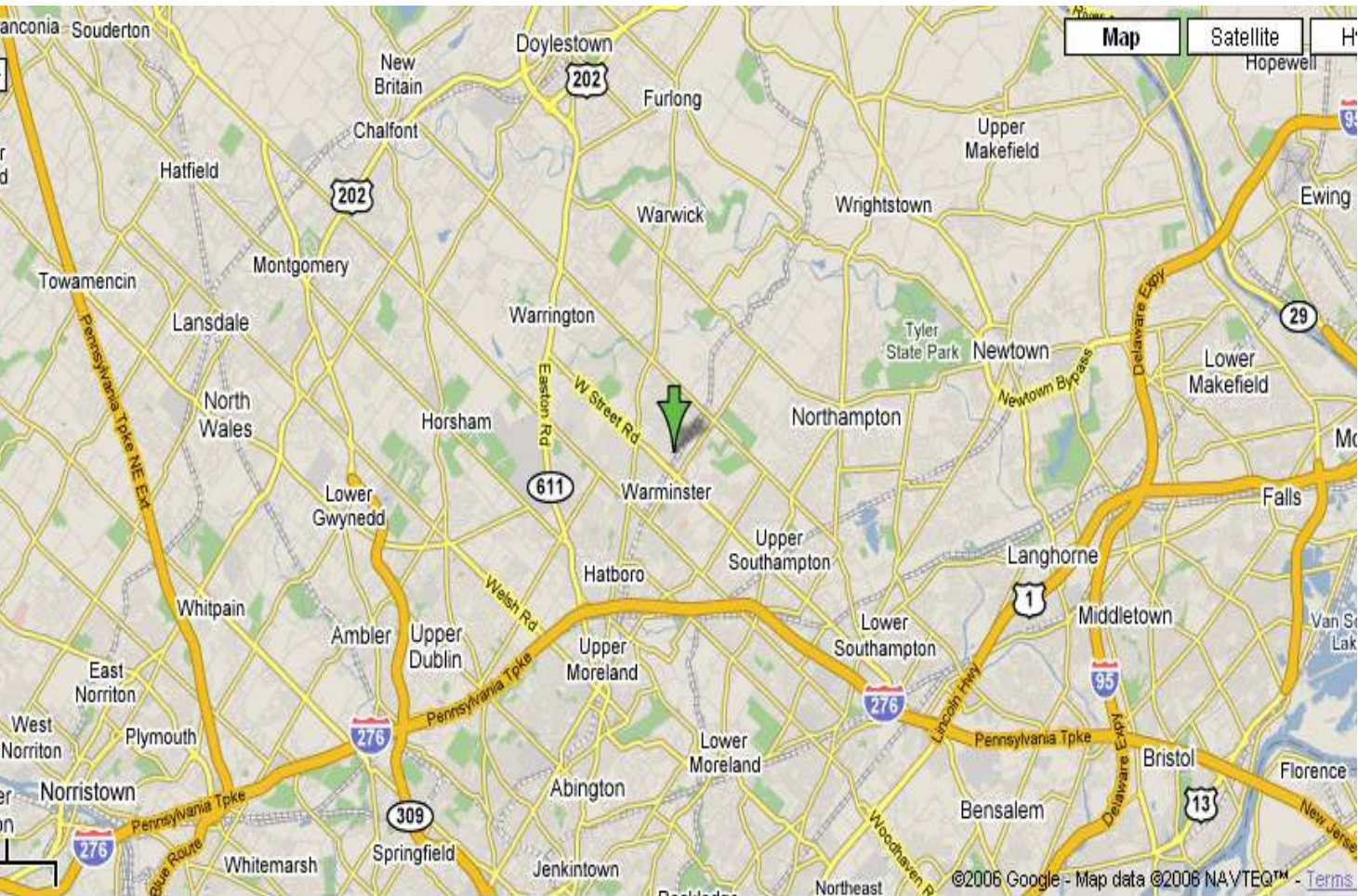


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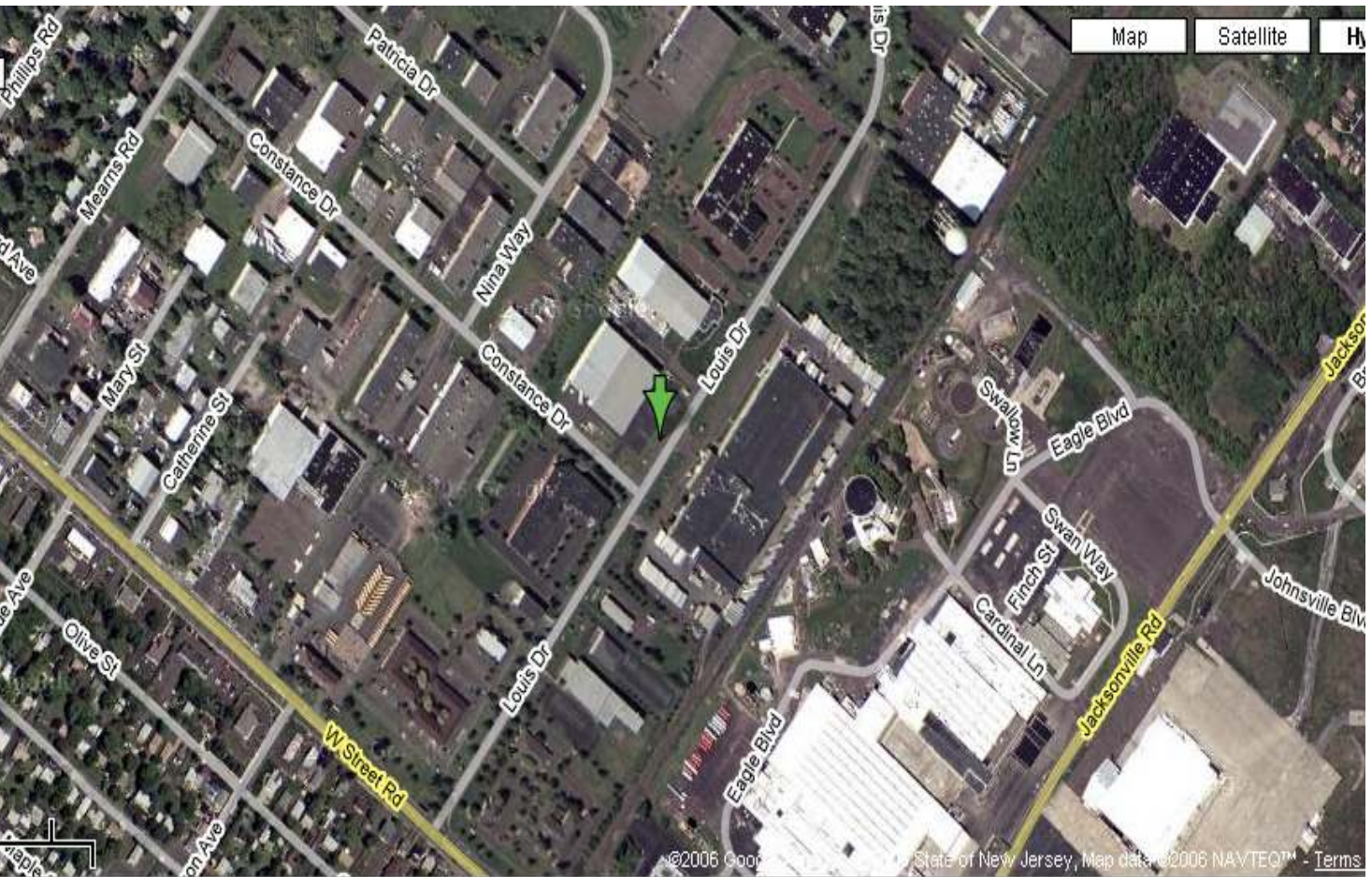
LOCAL MAP

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REGIONAL MAP

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AERIAL MAP

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