

Find Your Space.

455 Business Center Drive
Suite 200
Horsham, PA 19044

9,941 sf
Available for Lease



Main Lobby Entrance



2- Story Atrium

Property Highlights



PARK AMENITIES

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



TAXES

No Business Privilege or Occupational Tax in Horsham Township.



TECHNOLOGY

Comcast & Verizon available throughout the Pennsylvania Business Campus.



SUSTAINABILITY

Landlord will collaborate with tenant should they desire LEED certification for space improvements.



WORKSPACE PROPERTY TRUST (WSPT®)

Workspace Property Trust locally owns, manages and leases 40 buildings consisting of over 2.3 million square feet of office and office-flex properties as a First-Class corporate campus.

Our Space Works.



Walkable 2nd floor suite off the atrium lobby
Ample private offices with glass sidelights
Abundance of natural light provided by 3 sides of windows
Building lobby refreshed in 2019
Minutes to numerous lunch options, shopping, grocery, and the PA Turnpike