

20

# Valley Stream Parkway, 2nd Floor

Malvern, PA 19355

**workspace**  
property trust

23,758 SF Available for Lease

Office Space





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This property is walkable to numerous amenities including The Grove, The Desmond Hotel & Conferencing Center, Penn State Great Valley, the Chester Valley Trail, and a short drive to several more restaurants, hotels, daycare facilities, and the Valley Creek Township Park.

Located in the Keystone Innovation Zone, this property includes easy access to the PA Turnpike, Routes 202, 30, & 401, and public transportation.

## Property Highlights

**Building Owner:** Workspace Property Trust

**Total Building Size:** 60,778 Square Feet

**Available Space:** 23,758 Square Feet

**Daylighting:** Ribbon Glass Window Line with Uninterrupted Views

**Amenities:** Outdoor Patio & Electric Vehicle Charging



## 23,758 SF Available for Lease

Office Space

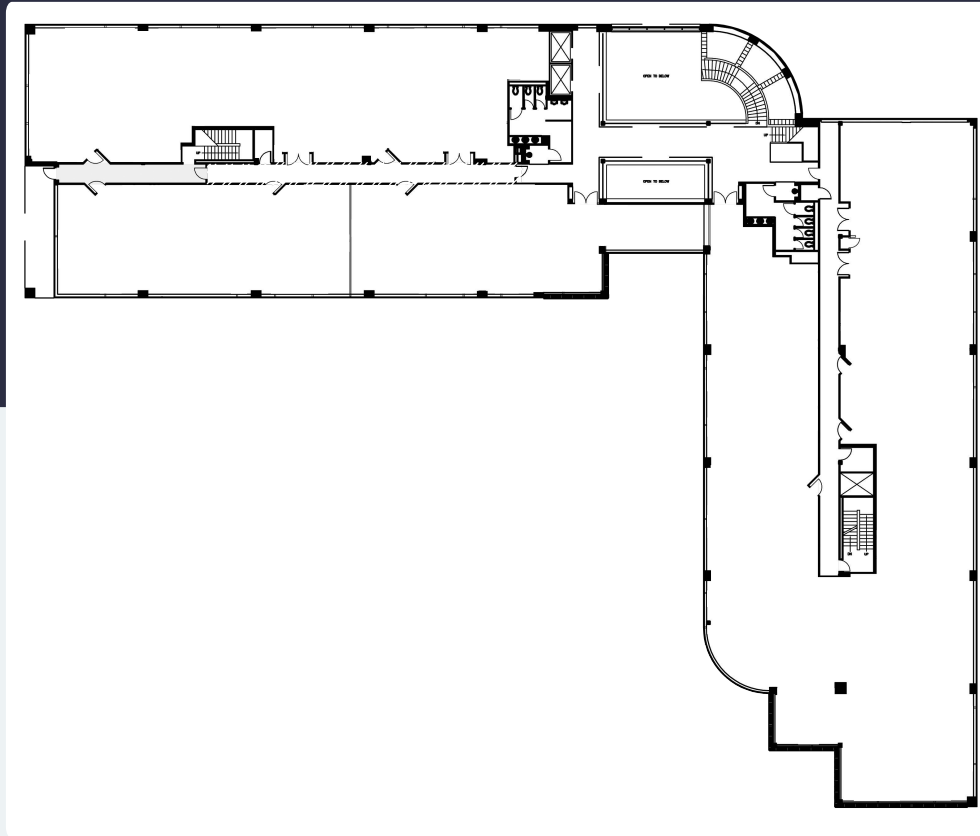
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Malvern, PA 19355



## 23,758 SF Available for Lease

Office Space



## Leasing Information

7 Great Valley Parkway, Suite 190, Malvern, PA, 19355  
215.802.4061  
[www.workspaceproperty.com](http://www.workspaceproperty.com)

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# Spaces for the Way Work Happens Today.

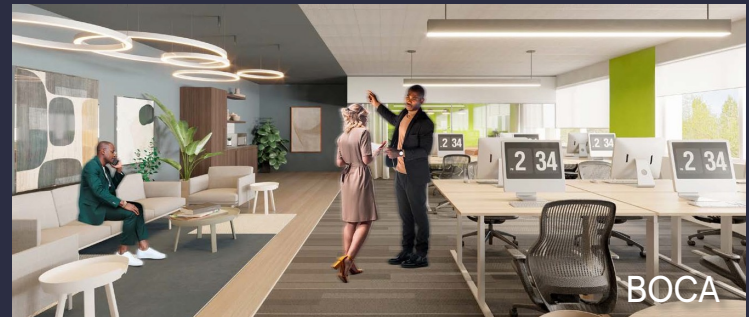
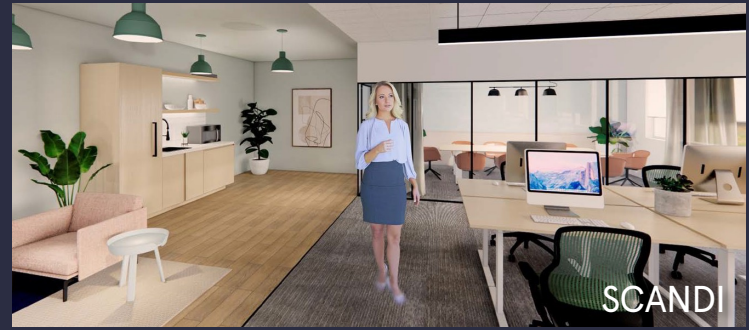
These beautifully designed themes inspire creativity and encourage productivity. Whether you are looking for 1,000 square feet or 100,000 square feet, our in-house design & development team can deliver a turnkey office solution.

## Tailored for the Evolution of Office:

- "A La Carte" or "On Demand" Furniture Packages Available
- Plug & Play IT Packages Available



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