

# FOR LEASE

31 OAK AVE  
•  
CHALFONT, PA

Main Entrance Rendering



## For Leasing Information:



### PERCHERON MANAGEMENT LLC

James Stevenson, 267-328-6451.

[Jims@percheronmgmt.com](mailto:Jims@percheronmgmt.com)

Or

Betty Wrigley, 215-855-5100, x 118

[bettyw@percheronmgmt.com](mailto:bettyw@percheronmgmt.com)

**Owned and Redeveloped by:  
COLEMAN PROPERTIES**

- ◆ Newly remodeled and updated
- ◆ Custom Suites available
- ◆ Energy efficient: excellent insulation, NEW HVAC and windows
- ◆ Elevator Access/ADA
- ◆ Flexible sizes: 1,500-11,460 sf per floor
- ◆ 5/1000 parking
- ◆ Onsite management
- ◆ Aggressive Pricing

Streetscape Rendering

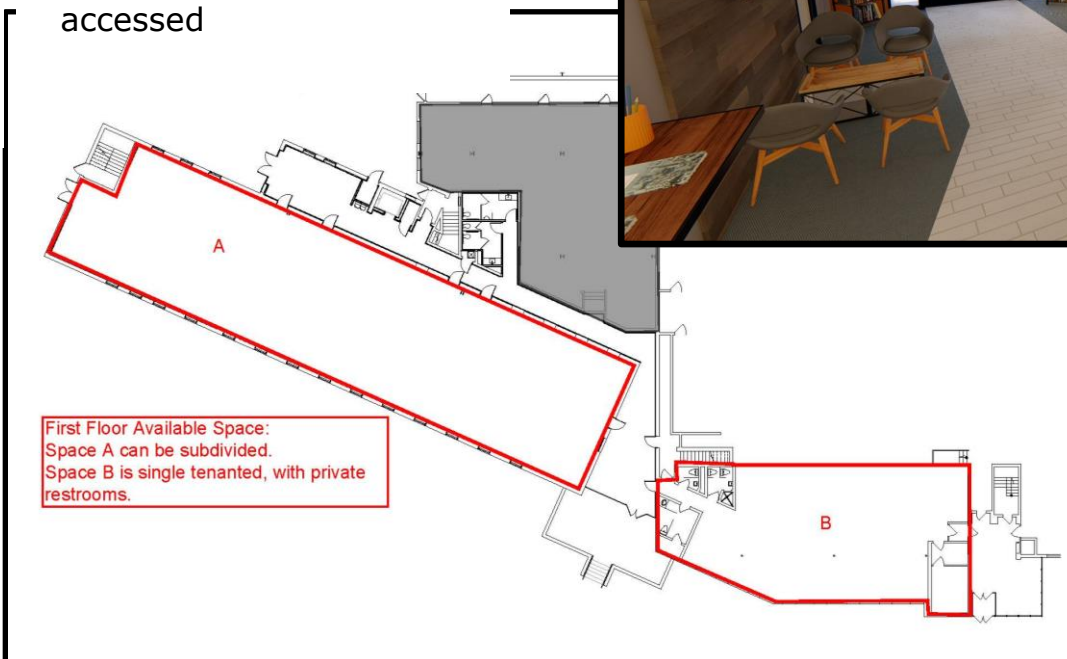
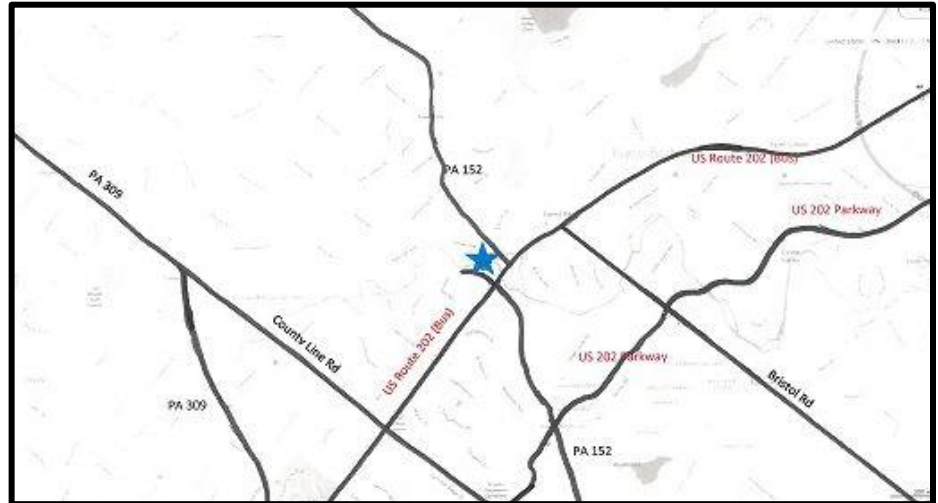


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## Area Amenities:

- ◆ Chalfont Train Station (SEPTA) within walking distance
- ◆ Walking Trail on site
- ◆ Easy Access to Doylestown and Montgomeryville
- ◆ Multiple restaurants within 3 miles
- ◆ Delaware Valley University and Doylestown Hospital within minutes
- ◆ Route 202 Parkway, PA 611 and PA 309 easily accessed



Call:  
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