

# SPACE AVAILABLE

## 717 CONSTITUTION DRIVE AT EAGLEVIEW<sup>SM</sup>

7,856 SQ FT  
CLASS A OFFICE SPACE  
AVAILABLE IMMEDIATELY  
COMPETITIVE TERMS



### BUILDING FEATURES

- Contemporary design with precast concrete and glass exterior
- Two story lobby with architectural staircase
- Double door suite entrance
- Ample tenant identification
- Zone controlled heating and air conditioning
- Access control system
- Fully sprinklered
- 117 parking spaces, additional parking available
- 24/7 property management

Eagleview<sup>SM</sup> is an exceptional place to do business. 717 Constitution Drive is a 34,000 square foot class A two story suburban office building which is located only 1/4 mile from the PA Turnpike at Eagleview's highest point. With both turnpike and Route 100 visibility this building provides a beacon for the surrounding community. Its strategic location also offers the convenience of Eagleview Town Center amenities. These amenities include the Brickside Grille, Wellington Square Book Shop, Balance Hair Spa, Nudy's Cafe, Simply Yoga, Shaving Grace Barbers, Town Center Pharmacy, Pediatric Care of Chester County, Main Line Lighting & Design, Lace Em Up, The Wine Store and the Lionville YMCA with daycare. Ample parking welcomes employees and visitors, and nearby shops and services create a work environment that is both efficient and enjoyable.

**DISTINCTIVE  
COMMERCIAL  
PROPERTIES**



**THE HANKIN GROUP<sup>SM</sup>**

**610.458.1900**

[www.hankingroup.com](http://www.hankingroup.com)

EAGLEVIEW<sup>SM</sup>

SPRING VALLEY

MORGANTOWN

SPACE AVAILABLE

# 717 CONSTITUTION DRIVE AT EAGLEVIEW<sup>SM</sup>



To schedule a tour or for more information, please contact:

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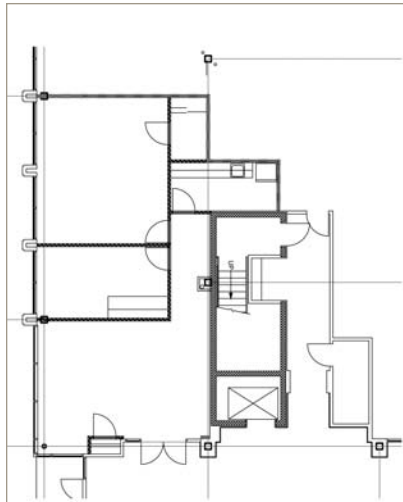
sean.calhoon@hankingroup.com

**THE HANKIN GROUP**  
707 EAGLEVIEW BOULEVARD  
EXTON, PA 19341

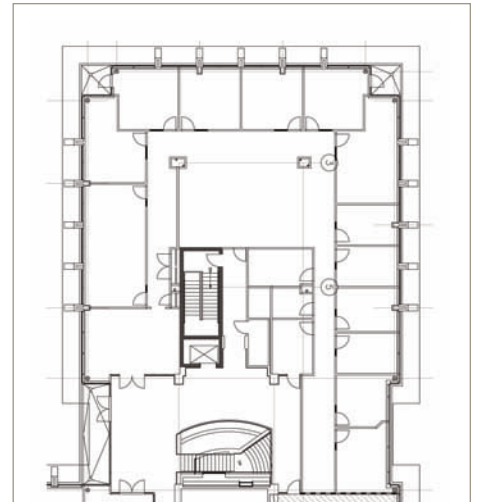
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**1ST FLOOR  
AVAILABLE SPACE**  
1,334 SQ FT



**2ND FLOOR  
AVAILABLE SPACE**  
6,552 SQ FT

**FROM PHILADELPHIA**

Take Rt. 76 West to the PA Turnpike. Take the PA Turnpike West to exit 312. Follow Rt. 100 North to first traffic light. Stay to the right and follow the jughandle to cross over Rt. 100 onto Eagleview Boulevard. Make a right onto Constitution Drive and 717 is the first building on the right.

**FROM WILMINGTON**

Take Rt. 202 North to Rt. 100 North. When you have passed the PA Turnpike entrance you will come to a traffic light. Stay to your right and follow the jughandle to cross over Rt. 100 onto Eagleview Boulevard. Make a right onto Constitution Drive and 717 is the first building on the right.



WEATHERSTONE

HAYWOOD

CHANDLER