



SPRING MILL CREATIVE CAMPUS // Warehouse

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Do your most inspired work

Brand New, Class A, 17,506 Square Foot Converted Warehouse Currently Available

Outstanding Ceiling Height of 16' Throughout

Prominent Signage Opportunity

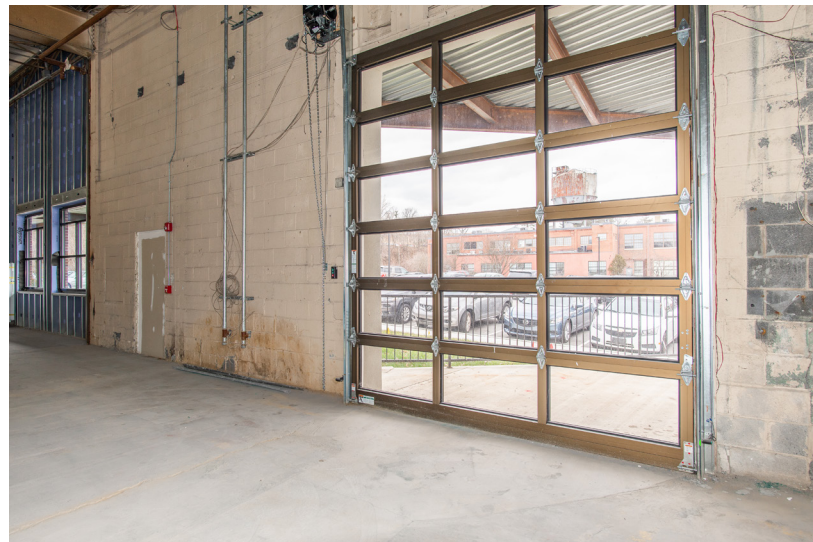
New HVAC, Facade, and Windows

Ample Amounts of Natural Light

Dedicated 1,800 SF Covered Outdoor Patio

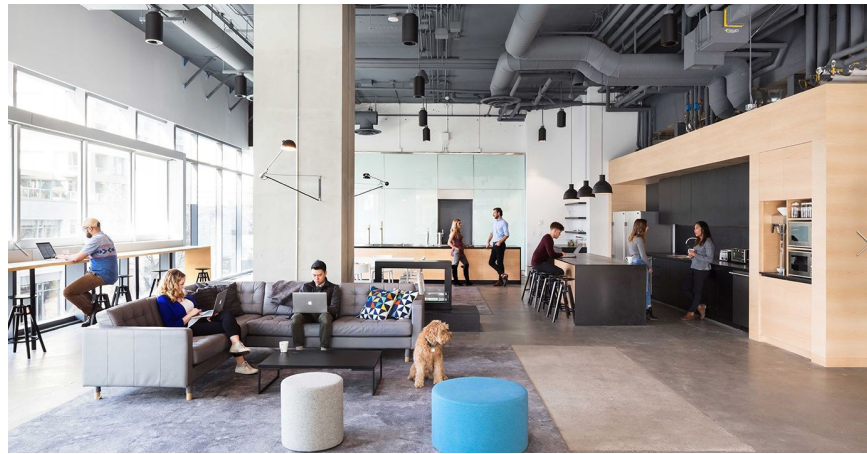
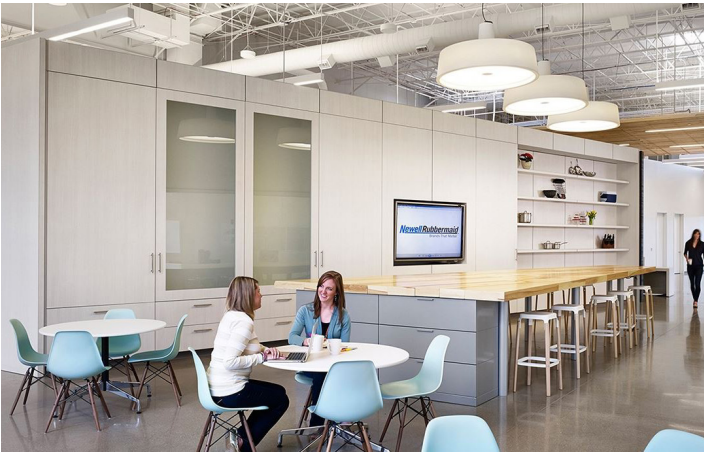
Well-Capitalized, Local Entrepreneurial Landlord

Existing Conditions





Inspiration Images



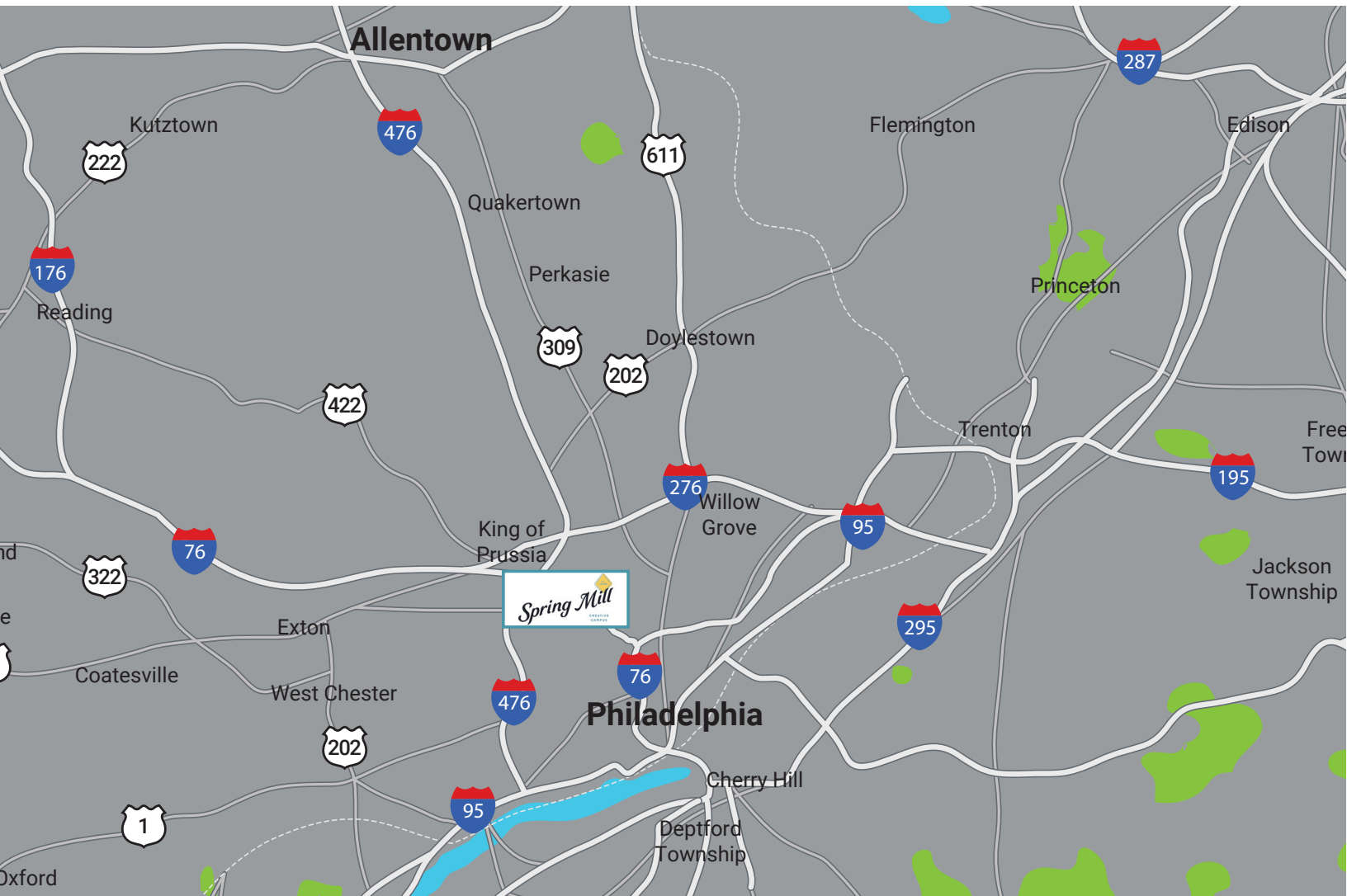
About Alliance HSP

ALLIANCE HSP is a real estate investment and development company based in Bryn Mawr, Pennsylvania. Since 2010, Alliance has invested over \$1.1 billion in commercial properties in the Eastern and Central United States. Each of Alliance's three partners – Clay Hamlin, Jay Shidler and Richard Previdi – has over 30 years of real estate investment experience, including founding four publicly traded REITs and a billion-dollar private real estate operating company. Alliance HSP has significant experience redeveloping and leasing 2.75MM square feet of office/flex/warehouse properties in the Philadelphia region (e.g. ArborCrest, ArborRidge, Station Park, SoNo). In addition to the above noted projects, Alliance HSP also operates 2.7MM square feet of CBD office properties and 2.2MM square feet of industrial properties in select markets across the country. In March of 2019, Alliance HSP acquired Spring Mill, a 510,000 square foot office building in Conshohocken, and is undertaking a full-scale renovation and re-positioning of the asset. Alliance HSP is well-positioned to create value at the Spring Mill Creative Campus. // AllianceHSP.com

Spring Mill

EST. 1909
CREATIVE
CAMPUS

Built to last, located to thrive



jll.com/philadelphia

Alliance | HSP

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SPRING MILL Campus Map

