CORPORATE PROFILE

LOCATION: EXTON, PA (HEADQUARTERS)
ADDITIONAL OFFICES: GAINESVILLE, FL
MARKETS SERVED: SOUTHEASTERN PENNSYLVANIA: GAINESVILLE, FL
SPECIALTY AREAS: LAB, RESEARCH LAB, INNOVATION, OFFICE, FLEX, RETAIL, RESIDENTIAL AND HOSPITALITY
WEBSITE: WWW.HANKINGROUP.COM
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ADDRESS: 707 EAGLEVIEW BOULEVARD, SUITE 400, EXTON, PA 19341

LEADERSHIP: ROBERT HANKIN, P.E. | CHIEF EXECUTIVE OFFICER, PARTNER
MICHAEL HANKIN, CPA | CHIEF OPERATING OFFICER
CHRISTINE M. HELMIG, CPA | CHIEF FINANCIAL OFFICER

EXCEPTIONAL WORKSPACE IN AN EXTRAORDINARY COMMUNITY

WHY EAGLEVIEW?

Exceptional Workspace in an Extraordinary Community! A tag line that truly describes Eagleview.

Forty minutes outside Philadelphia just off the Pennsylvania Turnpike in Chester County sits Eagleview, an 800-acre award winning, mixed-use community. This master planned community boasts over 1,000 residences, 2.5 million square feet of distinctive commercial office space, and over 50,000 square feet of prime retail space. Hankin Group strategically developed Eagleview with an extensive system of sidewalks, jogging paths and greenways that connect and integrate the home, the market and the workplace. There remains over 1 million square feet of commercial space still to be constructed.

In the center of Eagleview is the vibrant Town Center, replete with restaurants, specialty shops, salon and spa, professional offices, a state-of-the-art fitness center, and a highly-accredited day care.

At the heart of Town Center is a beautifully landscaped two-acre gathering place that is home to a variety of community building events such as festivals, movie nights, live theater and summer concerts as well as a weekly farmers market. Other amenities including soccer and baseball fields, tennis courts, playgrounds, a community garden, and swimming pools complete Eagleview's holistic approach to a healthy convenient lifestyle. (www.eagleviewtowncenter.com)

WHY CHESTER COUNTY?

Chester County, Pennsylvania is a suburban community located west of Philadelphia. The combination of bustling boroughs, preserved open space, concentrated business parks, and sprawling farmland help balance progress and preservation for a county that is consistently ranked among the best in not only the state but also across the nation. With a focus on smart growth, Chester County boasts a vibrant and health economy, a concentration of high-priority industries, and educated workforce, and a broadening culture of innovation. Combined with a quality of life that is second-to-none, Chester County is truly the perfect location to make a home for your business and family.

- Unmatched Quality of Place
- Unparalleled Talent Magnet
- Collaborative Innovation Culture
- Expanding Smart Growth Opportunities
- Chester County is the Top Tech Hub in Pennsylvania
- 12 Train Stations Serviced by Regional Rail and/or National Rail

HERE IS YOUR INVITATION TO INNOVATE...

DO YOU NEED A PLACE TO GROW YOUR BUSINESS? OR TO LAND IT? **EITHER WAY, WE CAN HELP.**

INNOVATION CENTER
AT EAGLEVIEW℠
Part of the Ideas x Innovation Network

Hankin Group is proud to be a sponsor of the Innovation Center at Eagleview ("ICE") to encourage a dynamic community of entrepreneurs, to help Chester County and Pennsylvania attract and grow businesses, and to give back to the local community which has been home to the company and its employees for many years.

LIFE SCIENCES PA — CONNECT · ADVOCATE · ADVANCE
Chester County Economic Development Council
Ideas x Innovation Network i²n

At the ICE, we support small life science and biotech companies by providing flexible space options. Located in Exton, PA in suburban Chester County, PA, the ICE is a unique and innovative place offering:

- Short term, flexible leases
- Instant office or laboratory space for 1-15 +/- people
- Complete with furniture
- A shared conference and meeting room
- Access for free "just-in-time" advice from Ideas x Innovation Network staff and board members
- Shared equipment lab proposed for a late spring opening
- Ask us about updates, detailed information, and costs

CONTACT STACY MARTIN

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707 Eagleview Blvd, Suite 400
Exton, PA 19341

HANKIN℠

EXCEPTIONAL WORKSPACE
IN AN EXTRAORDINARY COMMUNITY

411 & 415 EAGLEVIEW BLVD | EXTON, PA

411: 31,400 SF SINGLE STORY
CLASS A OFFICE BUILDING

415: 32,000 SF SINGLE STORY
CLASS A SUBURBAN OFFICE BUILDING

EXTERIOR COLLABORATIVE SPACE: A shared landscape courtyard with seating provides peaceful locations for brainstorming in fresh air.

INTERIOR COLLABORATIVE SPACE: The shared collaborative workroom & kitchen area are open for the use of all 411 & 415 Eagleview Blvd tenants.

NEW FEATURES

- New building entry façade featuring curtainwall, cast stone masonry and architectural metal cladding
- New landscaped and collaborative court between buildings
- Upgraded toilet room renovations with European stalls and quartz surface vanities (415)
- New airlock vestibule building entrance into new renovated lobby space
- Lobby to feature wood panel, tile and fabric panel walls with new tile and carpet flooring (415)
- New tenant suite entry doors (415)
- New state of the art, efficient lighting in lobby and common spaces

EXISTING FEATURES

- Contemporary brick & glass exterior
- 254 combined parking spaces (4/1,000 sq ft)
- Prestige lobby appointments
- Fully sprinklered
- Individually controlled heat & air conditioning
- Energy management system
- Security control card access system & alarm monitors
- Individually tailored tenant suites
- Ample tenant identification
- 24/7 property management

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