

5 and 6 Skyline Drive

Mid-Westchester Executive Park, Hawthorne, New York



These versatile buildings feature separate office entrances and hidden rear loading courts.

For businesses looking for the utmost in flexibility and location, 5 and 6 Skyline Drive in Mid-Westchester Executive Park offer the perfect choice. These multi-tenant office/flex buildings are designed with individual entrances and loading docks, making them uniquely suited to users who wish to combine office with research, warehouse or light industrial functions. Their executive park location offers a wealth of amenities, an attractive landscaped environment, and nearby access to area highways.

Both properties feature:

- An award-winning office park setting—past recipient of The Office Building of the Year Award for low-rise suburban office parks from the Westchester Chapter of the Building Owners and Managers Association
- Amenities including on-site child care, cafeteria, express mail drops and convenient public transportation
- Flexible combinations of office, warehouse or light-assembly space
- 100% usable space—no loss factor
- Self-contained HVAC system with individual controls
- Office window walls on the office façades with additional windows facing the interior loading court
- Modular 8' by 9' openings for loading docks
- Individual office entrances
- Beautifully landscaped 75-acre campus overlooking the Rockefeller Estates and the Grasslands Reservation
- Hotel, fitness center and numerous dining choices adjacent to the park
- Expansion opportunities with available land for the development of up to 82,250 square feet of office or flex space

5 Skyline Drive features include:

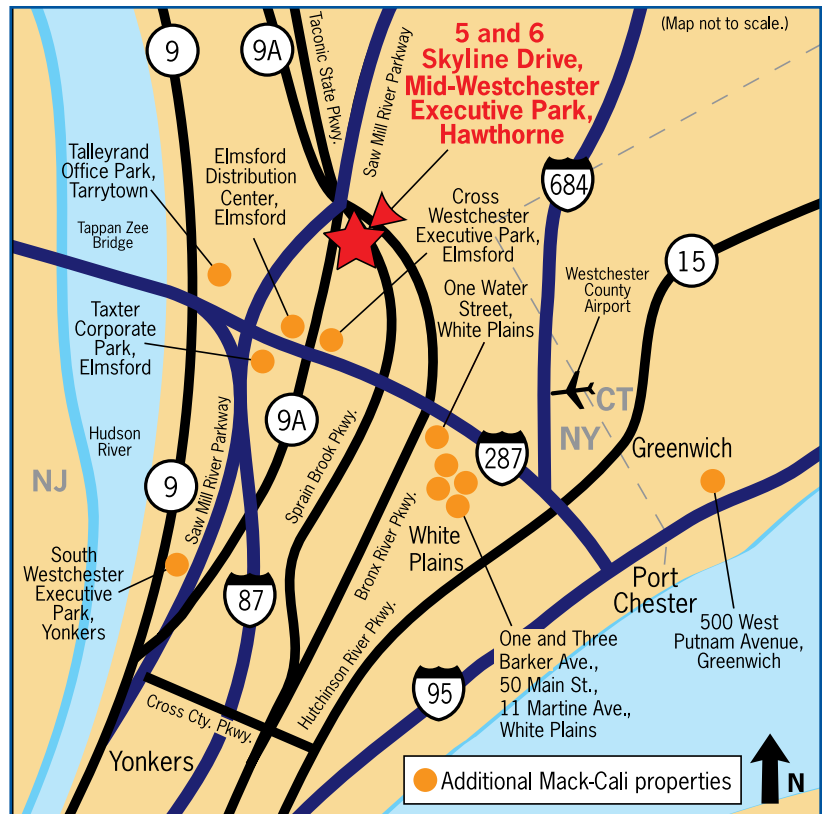
- 124,022 square-foot office/flex building
- 140' depth from front to rear and a ceiling height of 23' clear
- Most suitable for facilities with moderate amounts of office and high ceiling R&D or high stacking mechanized warehouse operations ranging in size from 7,000 square feet to 50,000 square feet or more

6 Skyline Drive features include:

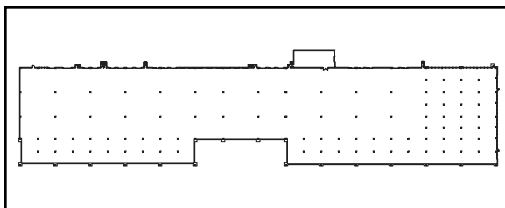
- 44,155 square-foot office/flex building
- 100' depth for division into smaller spaces ranging from 1,500 to 30,000 square feet
- A ceiling height of 14' clear

Superb suburban Westchester location

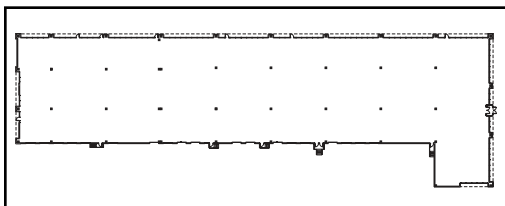
- Adjacent to the Route 9A technology corridor — just two miles north of the Cross Westchester Expressway (I-287)
- Less than five miles from the Tappan Zee Bridge with access to Rockland County and Northern New Jersey
- Direct access to the Saw Mill River Parkway and nearby access to the Sprain Brook and Taconic Parkways
- Five minutes from the Hawthorne station on Metro-North's Harlem Line with 45 minute service to Grand Central Terminal in New York City
- Ten minutes from downtown White Plains and 20 minutes from the Westchester County Airport
- Bee-Line bus service available to White Plains Transportation Center and throughout the County



5 and 6 Skyline Drive provide direct access to the many highways serving the region.



Typical floor: 5 Skyline Drive



Typical floor: 6 Skyline Drive

For further information, contact the Mack-Cali Leasing Department at
914.592.4800
 or e-mail: leasing@mack-cali.com



New York/Connecticut
 Regional Office:
 100 Clearbrook Road
 Elmsford, NY 10523



The 75-acre Mid-Westchester Executive Park offers an exceptional business location with buildable land available for tenant expansion opportunities.

The information contained herein is for guidance only. This publication is subject to errors, omissions, prior sale, lease or withdrawal from market without notice and does not constitute an offer, nor is it binding on either party.

© 2006 Mack-Cali Realty Corporation