

RETAIL / OFFICE SPACE FOR LEASE

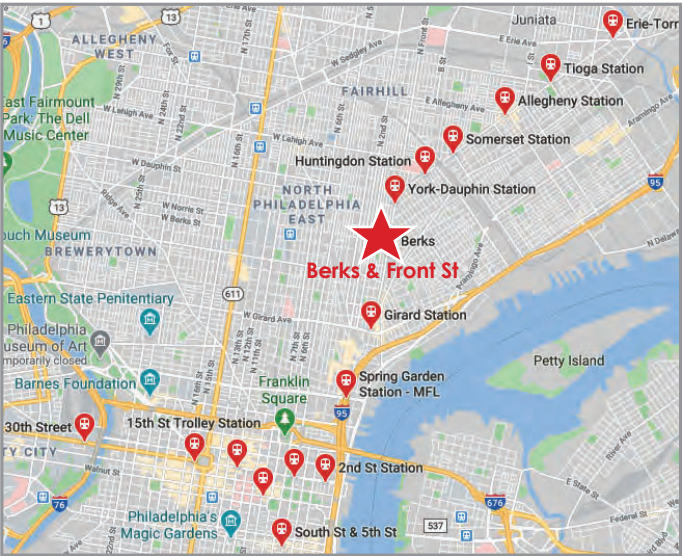
1900-22 N FRONT STREET

Front & Berks Streets

(Olde Kensington / Fishtown), Philadelphia, PA

PROPERTY FEATURES

- Ground Floor of a New 100+/- Unit Residential Development
- Located in the Heart of Olde Kensington with Direct access to Market-Frankford Berks EL Stop
- Transit Oriented Development Site
- Within General Vicinty of 1100+/- Planned Residential Units



DEMOGRAPHICS

	1 mile	2 miles	3 miles
Population	50,646	193,006	405,107
Households	19,726	70,172	163,922
Avg HH Income	\$58,170	\$54,848	\$71,952
Med HH Income	\$45,935	\$40,198	\$51,697
Daytime Employees	22,826	65,312	262,804



6,311+/- SF Retail/Office (divisible)

Olde Kensington / Fishtown

The 213% increase in ridership on the Market-Frankford EL ramped up due to the proximity to the waterfront and vibrant blend of restaurants, entertainment, galleries, breweries, bars, live music, artistic community and specialty shops flocking to the Old Kensington area. New modern housing developments and revitalized historic buildings give the area a creative, energenic vibe with distinct personalities and a congenial community.

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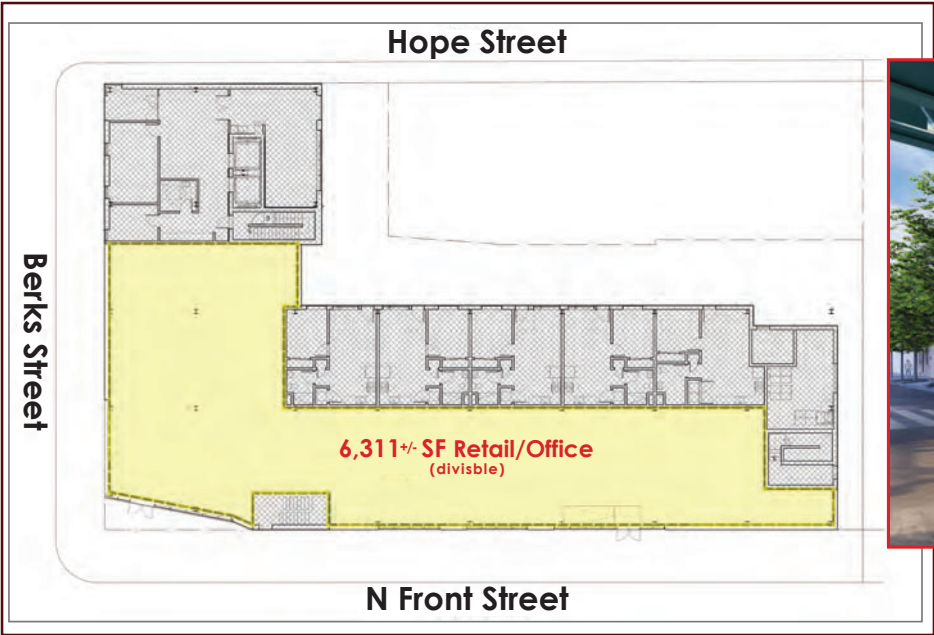
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6,311+/- SF Retail/Office
(divisible)



Olde Kensington is transforming into a broad range of an electric mix of restaurants, entertainment and retailers for the true city experience



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