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MIXED USE PROPERTY FOR LEASE

# 2066-80 E TIOGA ST

Philadelphia, PA 19134

# DEAL TEAM

2066-80 E Tioga St | Philadelphia, PA 19134

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# PROPERTY SUMMARY

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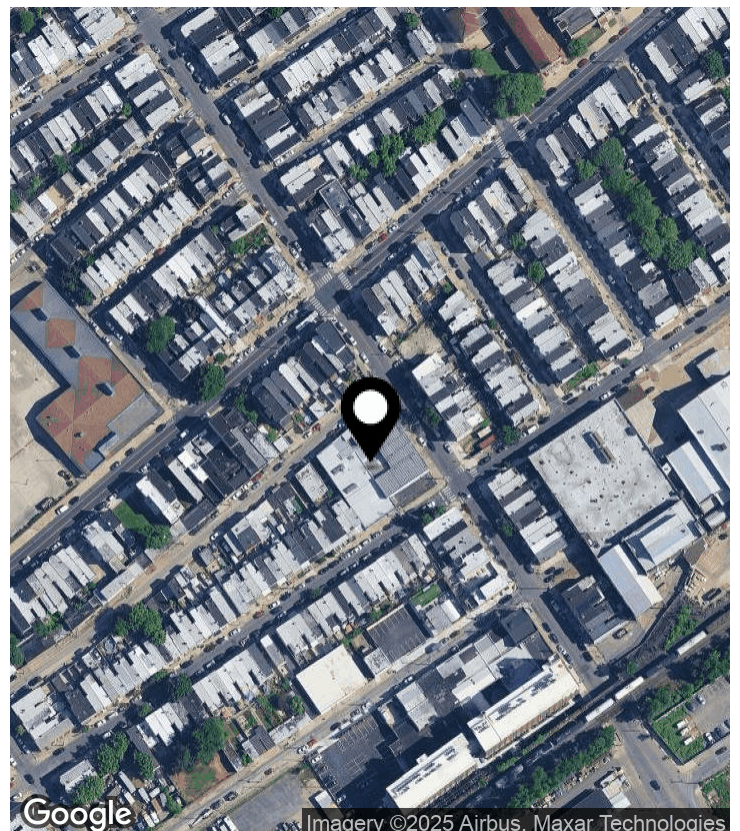


## PROPERTY DESCRIPTION

Great mixed use possibility in large former warehouse. A total of 17,000sf of leasable space with the ability to house 5 separate suites. Owner is in the process of renovating the building and adding common area hallways, bathrooms, etc. Loading docks available and parking lot across the street is part of the appeal! Would be great for office, medical, retail, automotive, storage...the uses are endless.

## OFFERING SUMMARY

<b>Available SF:</b>	17,000 SF
<b>Building Size:</b>	21,000 SF
<b>Zoning:</b>	CMX
<b>Year Built:</b>	2025



# PHOTOS

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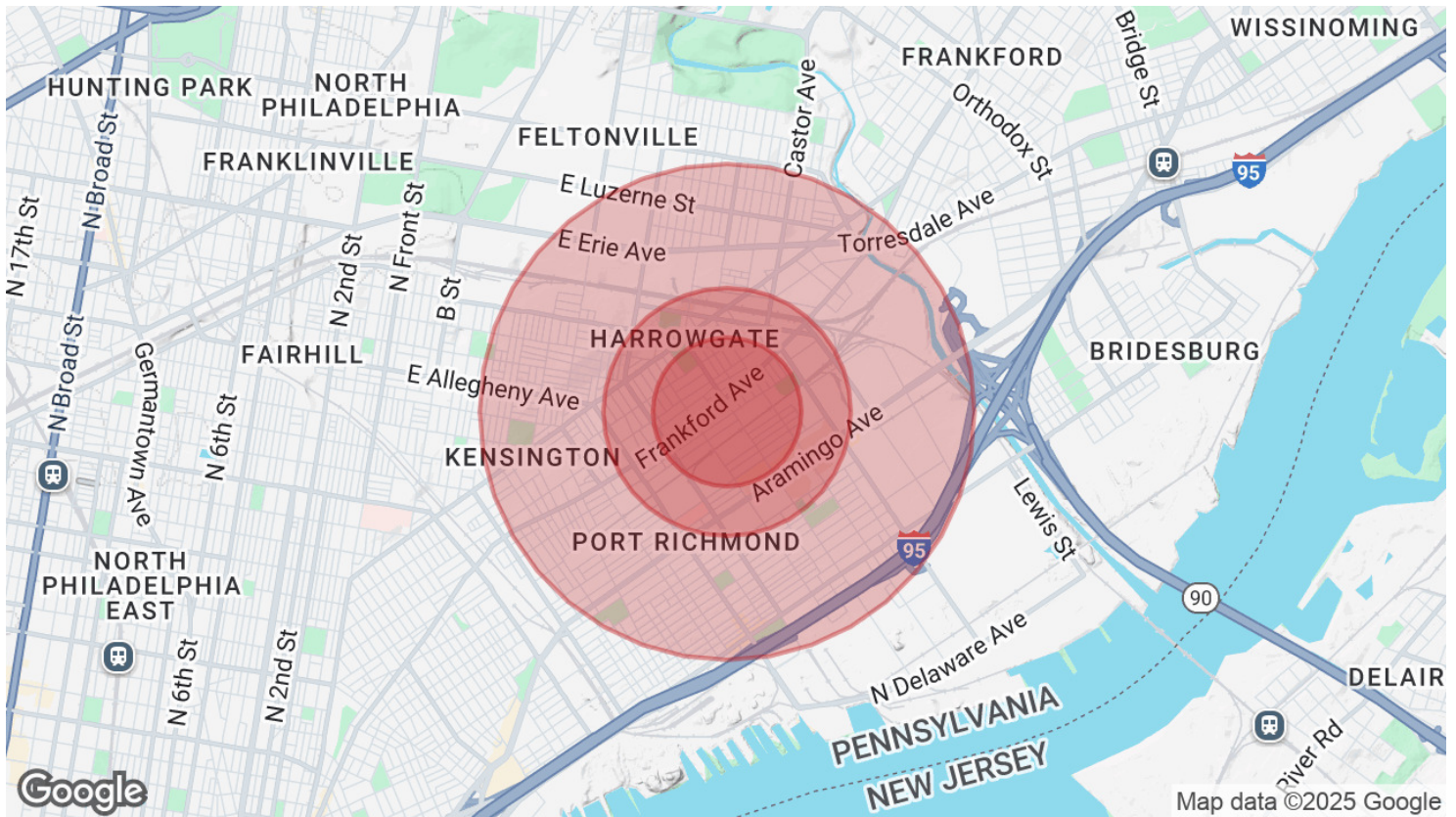
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# DEMOGRAPHICS MAP & REPORT

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## POPULATION

	0.3 MILES	0.5 MILES	1 MILE
Total Population	5,263	12,938	51,812
Average Age	34	34	36
Average Age (Male)	33	34	35
Average Age (Female)	35	35	36

## HOUSEHOLDS & INCOME

	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,823	4,520	18,700
# of Persons per HH	2.9	2.9	2.8
Average HH Income	\$37,172	\$44,625	\$60,395
Average House Value	\$107,779	\$123,392	\$162,752

Demographics data derived from AlphaMap

# IN THE NEIGHBORHOOD

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