

FOR LEASE

449 E. Tioga Street Philadelphia, PA

Divisible, rail-served
warehouse close to I-95
and Ports of Philadelphia

- ±150,000 SF (divisible) available
- Eight (8) tailgate loading docks
- 19'6" clear
- 32' x 33' column spacing
- ±2,500 SF office space
- Sprinklered
- Secure trailer parking
- Rail served
- Convenient access to I-95 and just minutes from Center City Philadelphia

Richard Gorodesky, SIOR, MBA

Vice Chair

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Adam Gorodesky, CCIM

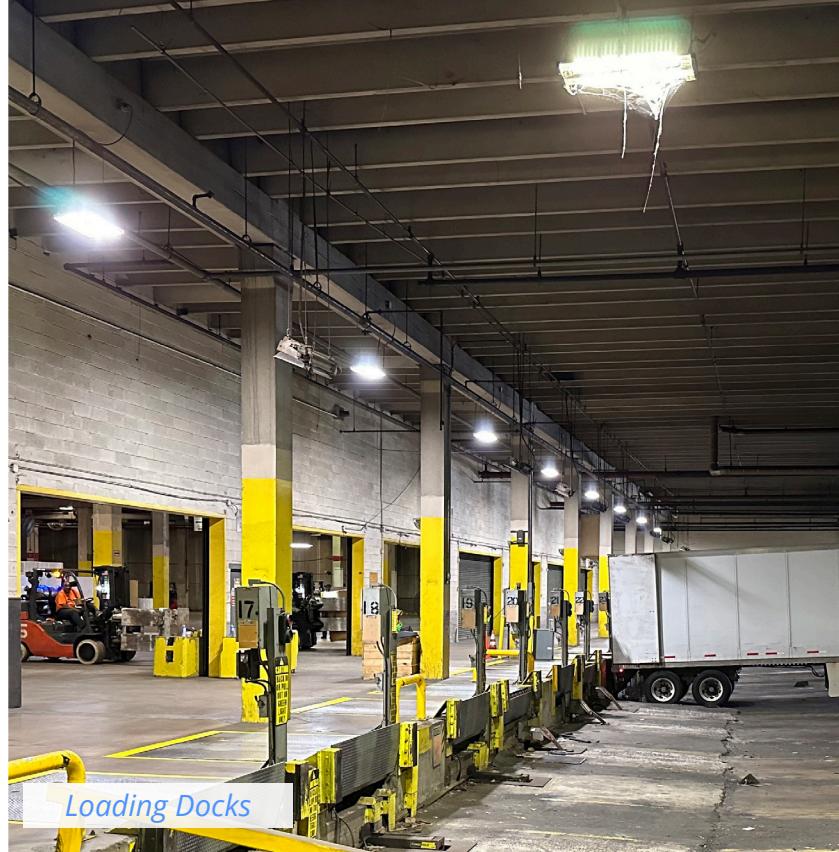
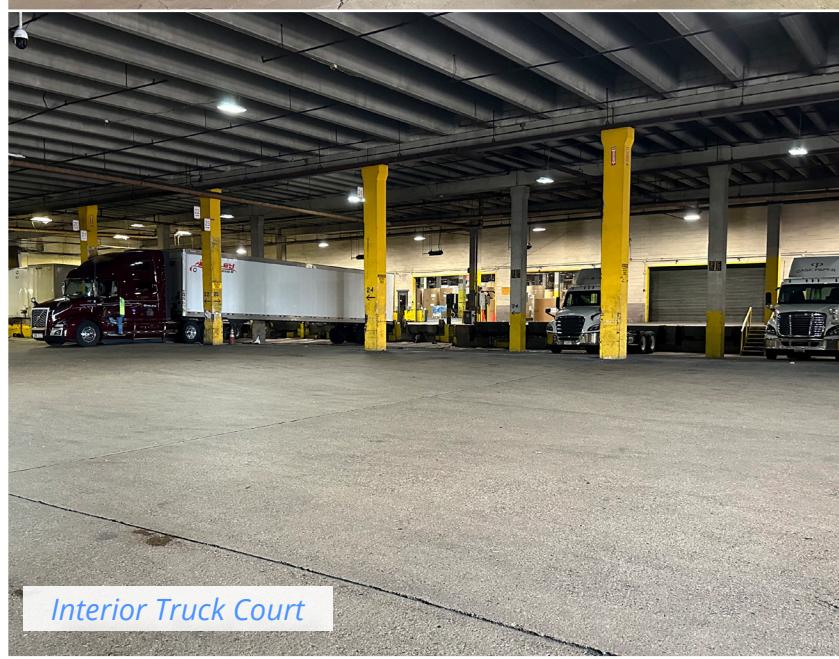
Vice President

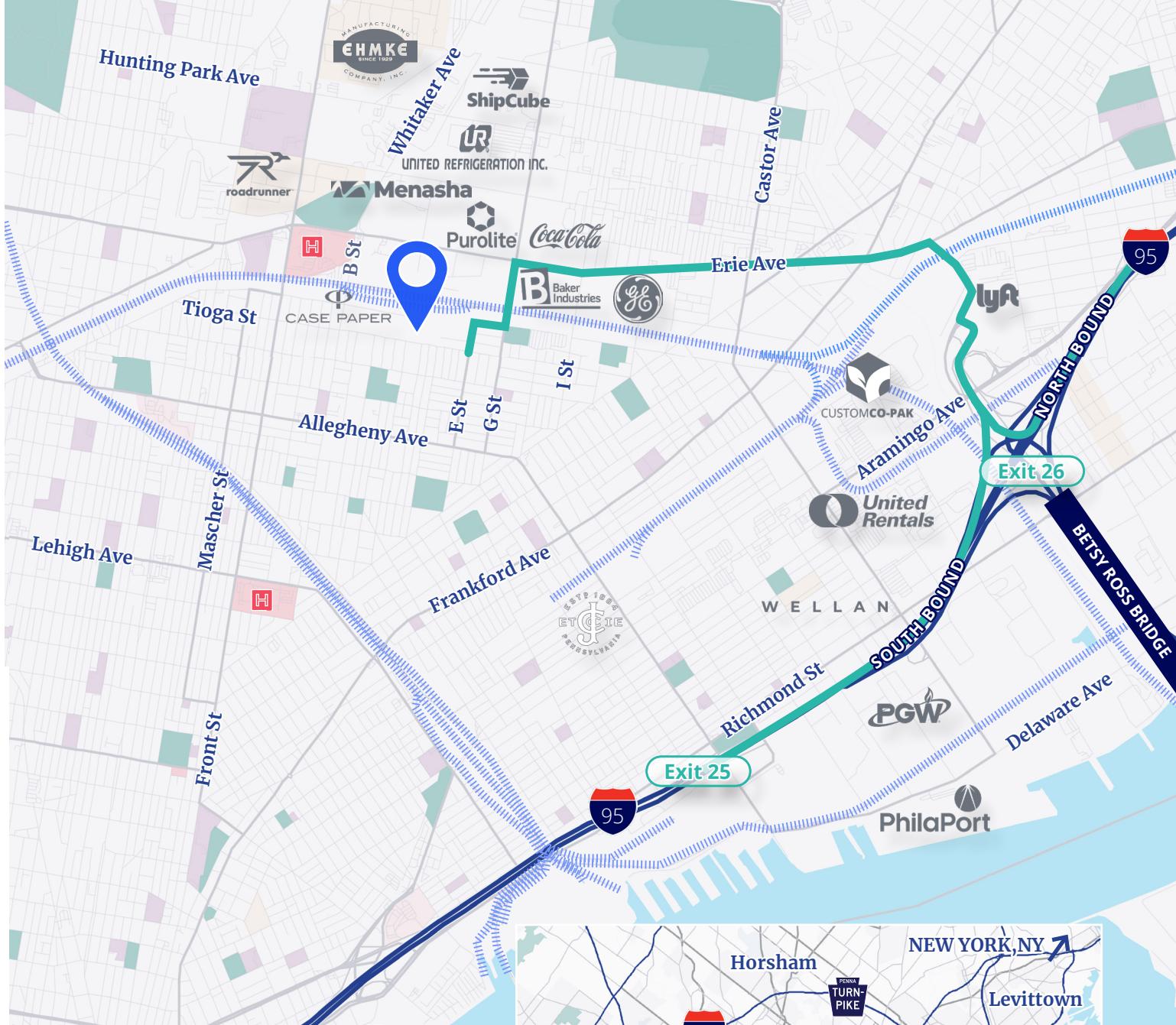
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One Commerce Square
2005 Market Street, Suite 4010
Philadelphia, PA 19103
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Rare rail-served warehouse with 8 tailgate docks

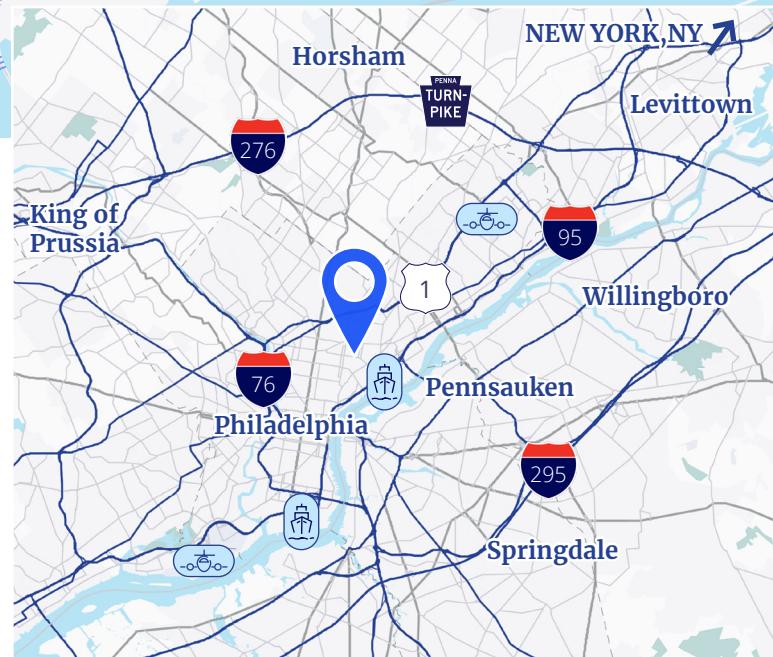




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|-----------------------------|------------|
| I-95 (Aramingo Ave Exit 26) | 10 minutes |
| PhilaPort | 12 minutes |
| Packer Ave Marine Terminal | 25 minutes |
| PHL International Airport | 31 minutes |
| New York, NY | 2 hours |

CONRAIL LINE

TRUCK ROUTE



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