

# MSC

RETAIL



## 901 WEST GIRARD AVENUE

PHILADELPHIA, PA

±18,208<sup>SF</sup> END CAP FOR SUBLEASE



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18,208sf END CAP FOR SUBLEASE

## CONTACT



### SCOTT WEISS

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215.883.7396

### JASON BOCK

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215.883.7403

### MICHAEL SALOVE

msalove@MSCretail.com  
310.321.4123

## JOIN THESE TENTANTS

DOLLAR GENERAL



## PROPERTY DETAILS

- Well positioned in Center City Philadelphia along Girard Avenue (21,000 AADT)
- End cap opportunity with pylon space, ample parking and strong co-tenancy in the area
- Walking distance to the Girard Street entrance for the elevated Market-Frankford SEPTA rail line
- Population over 130,000 with Household incomes over \$65,000 and over 127,400 employees all within 1.5 miles

## DEMOGRAPHICS

**EST. POPULATION**  
.5 mi 12,739 | 1 mi 60,227 | 1.5 mi 133,569

**EST. TOTAL EMPLOYEES**  
.5 mi 4,021 | 1 mi 25,884 | 1.5 mi 127,432

**EST. AVG HH INCOME**  
.5 mi \$48,834 | 1 mi \$55,526 | 5 mi \$65,214

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### SCOTT WEISS

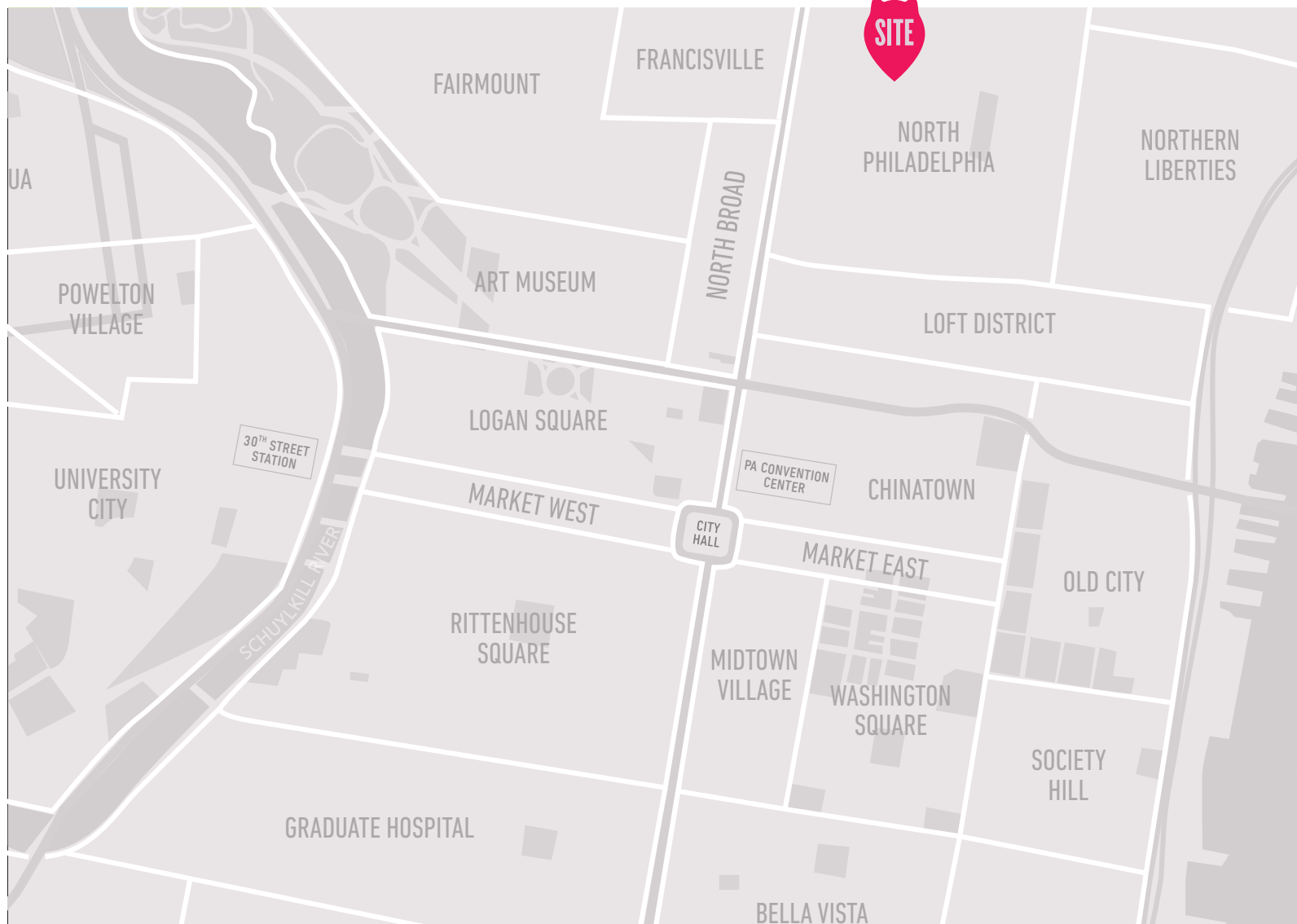
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## SITE PLAN

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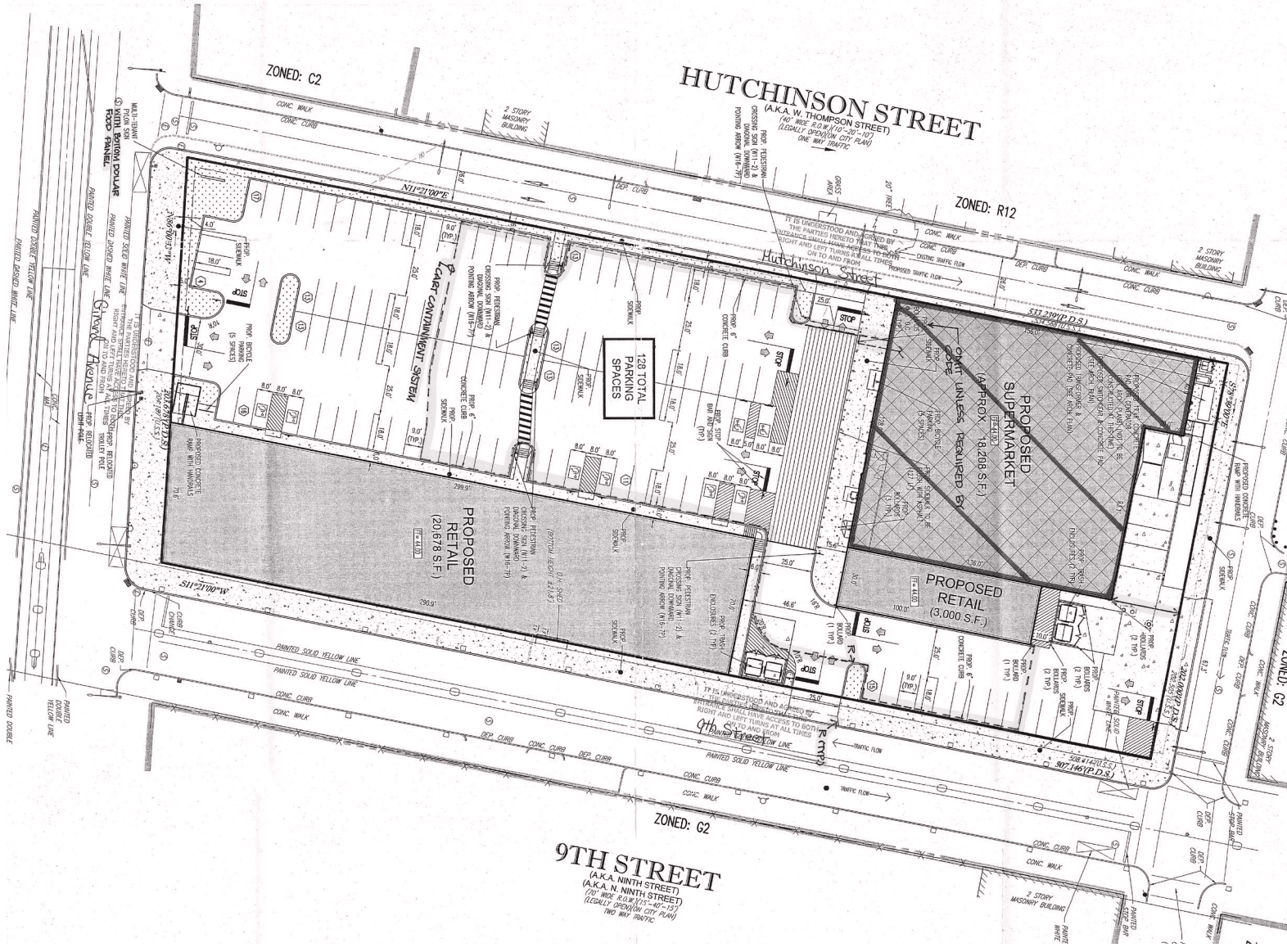
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## FLOOR PLAN

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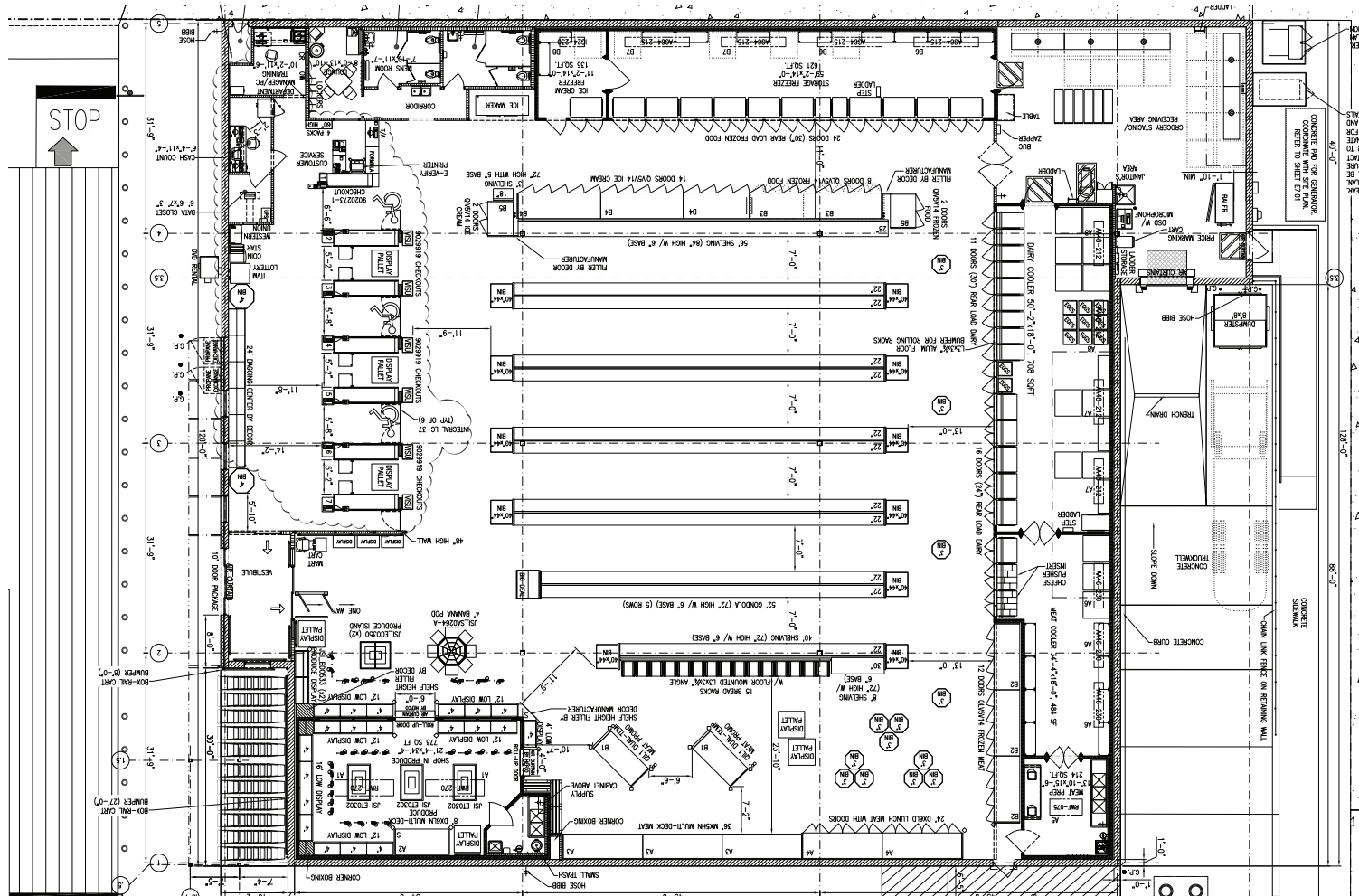
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Note: All equipment within the store has been removed

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AERIAL

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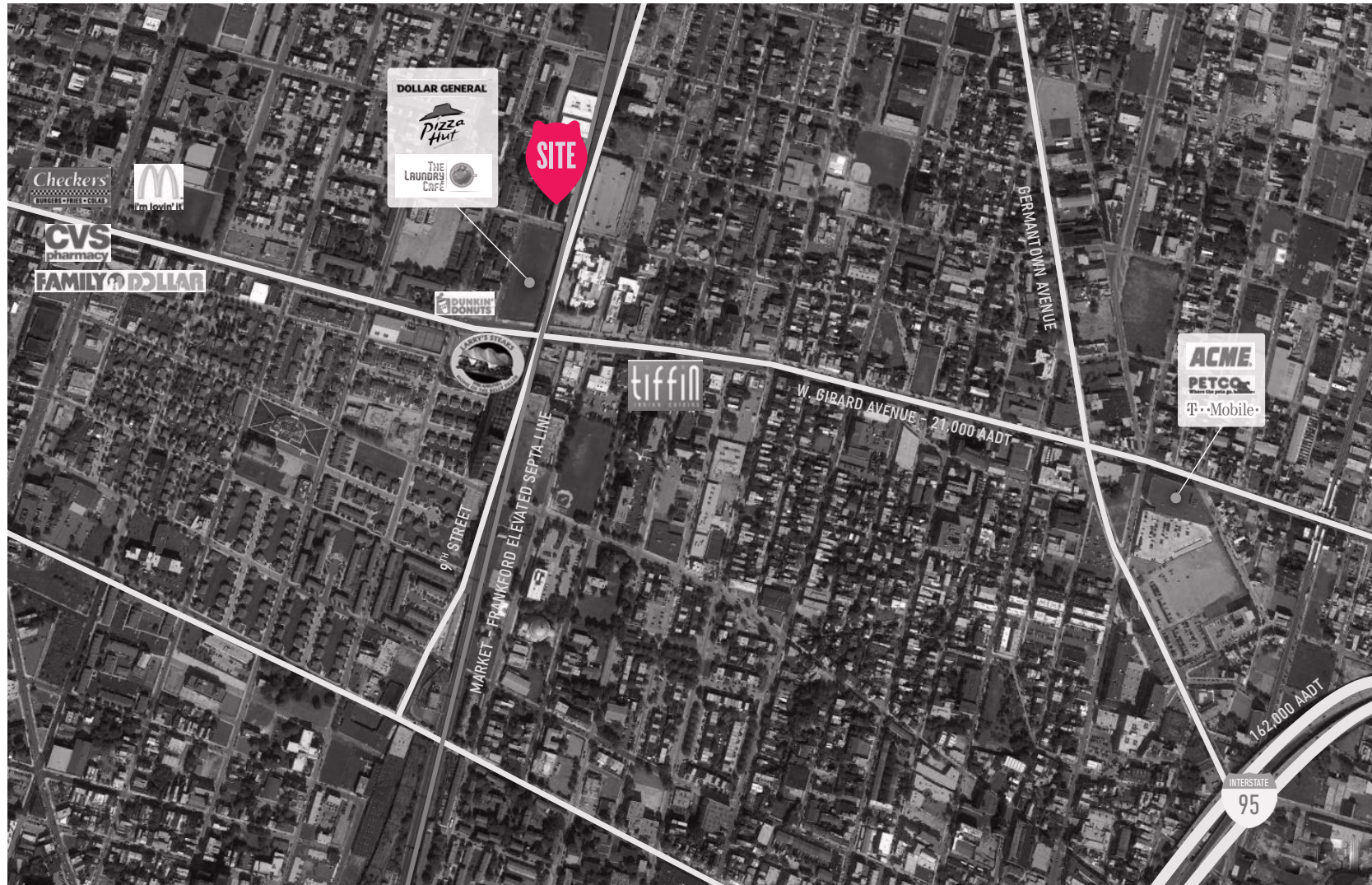
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