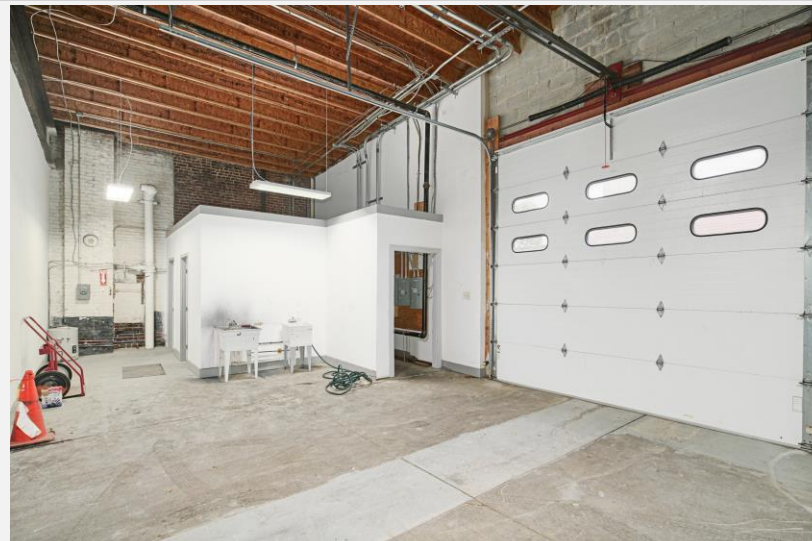




2969-73 Salmon St. - Philadelphia, PA

PROPERTY DETAILS

- **8200 SF** INCLUDES MEZZANINE | **~6700 SF** FOOTPRINT
- GROSS ANNUAL RENTAL INCOME - **\$84,420**
- **8 UNITS:** 6 ARTIST/CRAFT STUDIOS | 1 LARGE WORKSHOP | 1 APARTMENT
- 19FT CLEAR HEIGHT | DRIVE IN GARAGE DOOR | 2 COMMON AREA BATHROOMS (1 FULL)
- PERFECT FOR OWNER USER OR INVESTOR | CURRENTLY FULLY LEASED WITH SHORT TERM TENANTS
- MULTIPLE VALUE ADD OPPORTUNITIES
- GREAT LOCATION JUST OFF I95 IN PORT RICHMOND
- BUILDING IS IN GOOD CONDITION | NO IMMEDIATE CAP EX



PROPERTY PHOTOS

**2969-73 Salmon St
Philadelphia, Pa 19134**



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