

FOR LEASE: INDUSTRIAL/FLEX SPACE
10,691 SF

1201 S 32nd St | Philadelphia, PA



PROPERTY HIGHLIGHTS

- First floor available
- 10,691 SF
- Direct visibility & adjacency to I-76 offering exceptional signage & branding exposure to over 95,031 VPD
- **Warehouse & Flex Space**
- 12'-14' clear ceiling heights
- Two drive-in doors (approx. 4' x 15' & 14' x 11')
- Exhaust ventilation fans
- 10' high storage shelving
- **Site & Building Features**
- Fenced tenant parking lot (available for additional fee)
- HVAC throughout
- Energy-efficient T-8 fluorescent lighting
- Security camera system

LOCATION DETAILS

- Situated in the Gray's Ferry neighborhood of South Philadelphia with immediate access to I-76.
- Minutes from Philadelphia International Airport, providing convenient regional and national connectivity

CONTACT

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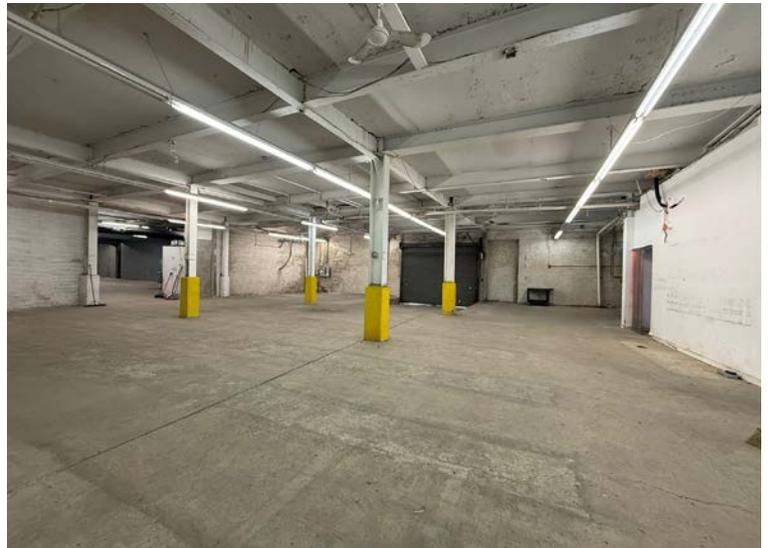
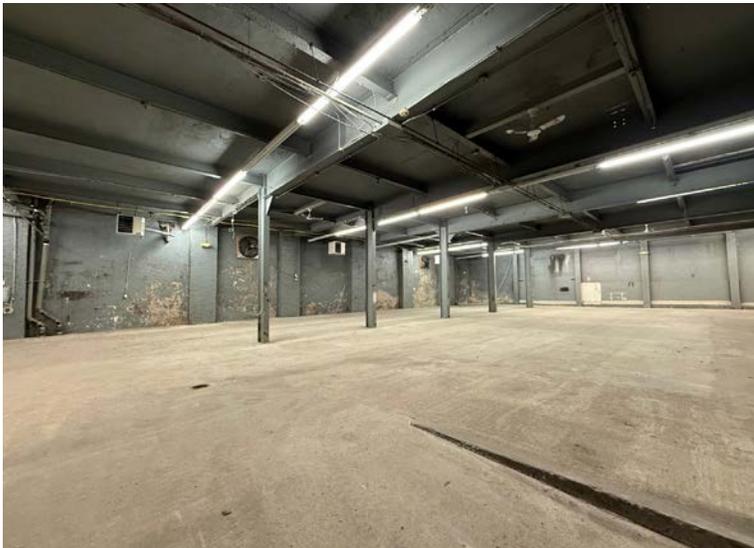
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EQUITY CRE

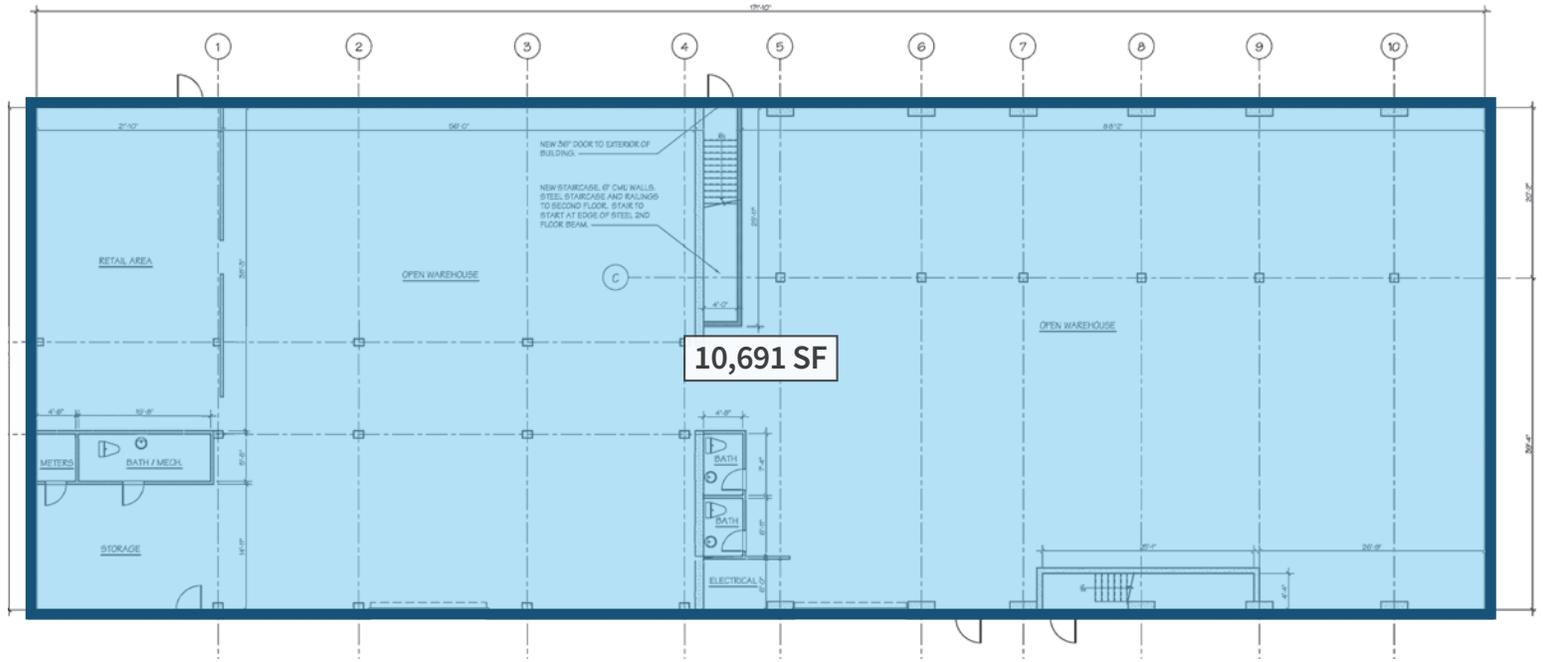


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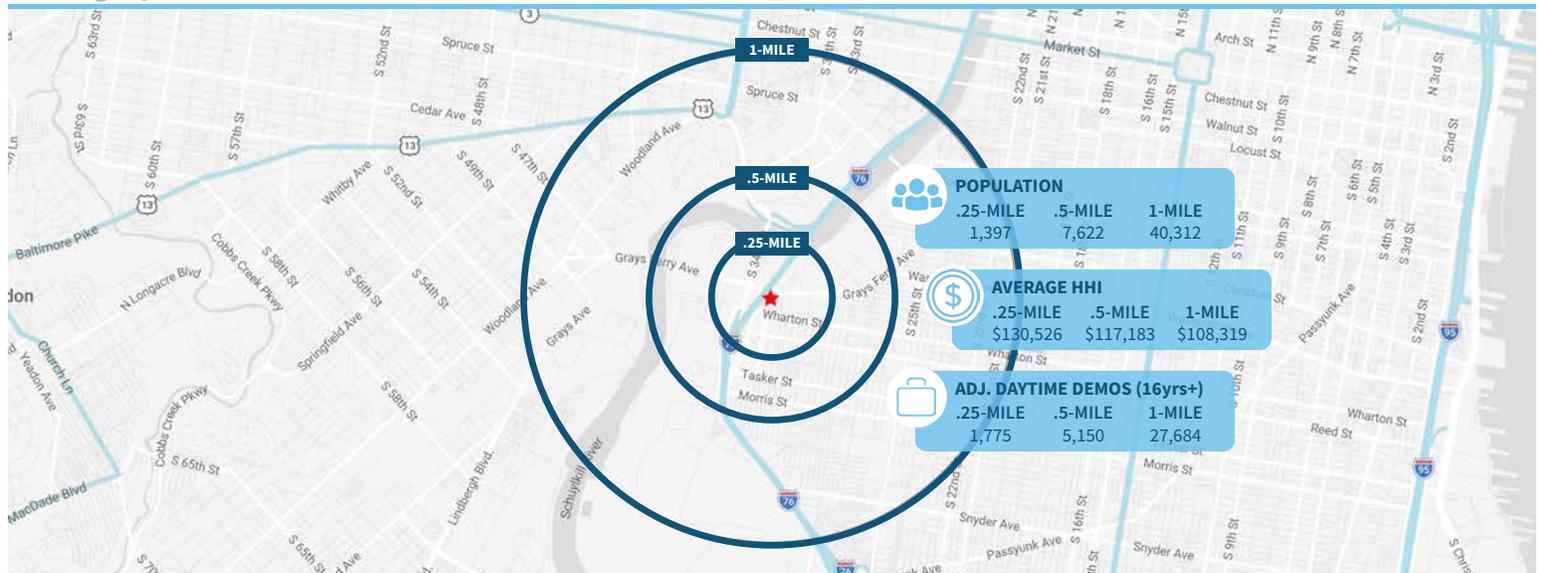
FLOOR PLANS



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Demographic Overview (0.25, 0.5, 1-mile radius)

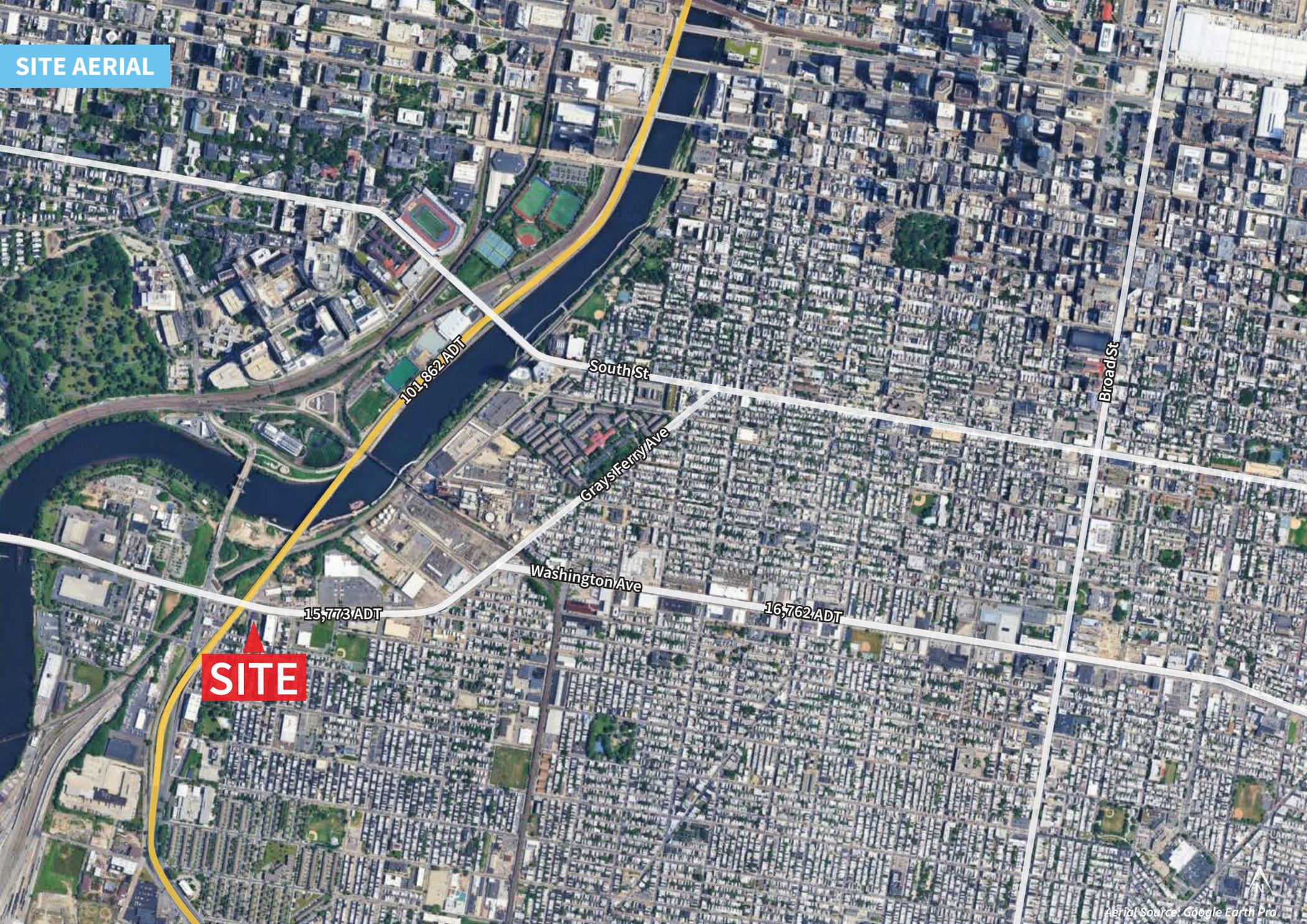


The right space. The right move.



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SITE AERIAL



Aerial Source: Google Earth Pro



SITE

GRAYS FERRY