

LAWNDALE PLAZA

# PHILADELPHIA, PA

6301 OXFORD AVENUE

±700 AND 1,750 SF AVAILABLE; GLA: 92,773 SF

PHILADELPHIA MSA

JOIN



DUNKIN'

metroPCS

GROCERY ANCHORED CENTER IN DENSELY POPULATED SECTION OF  
NORTHEAST PHILADELPHIA



get in touch.

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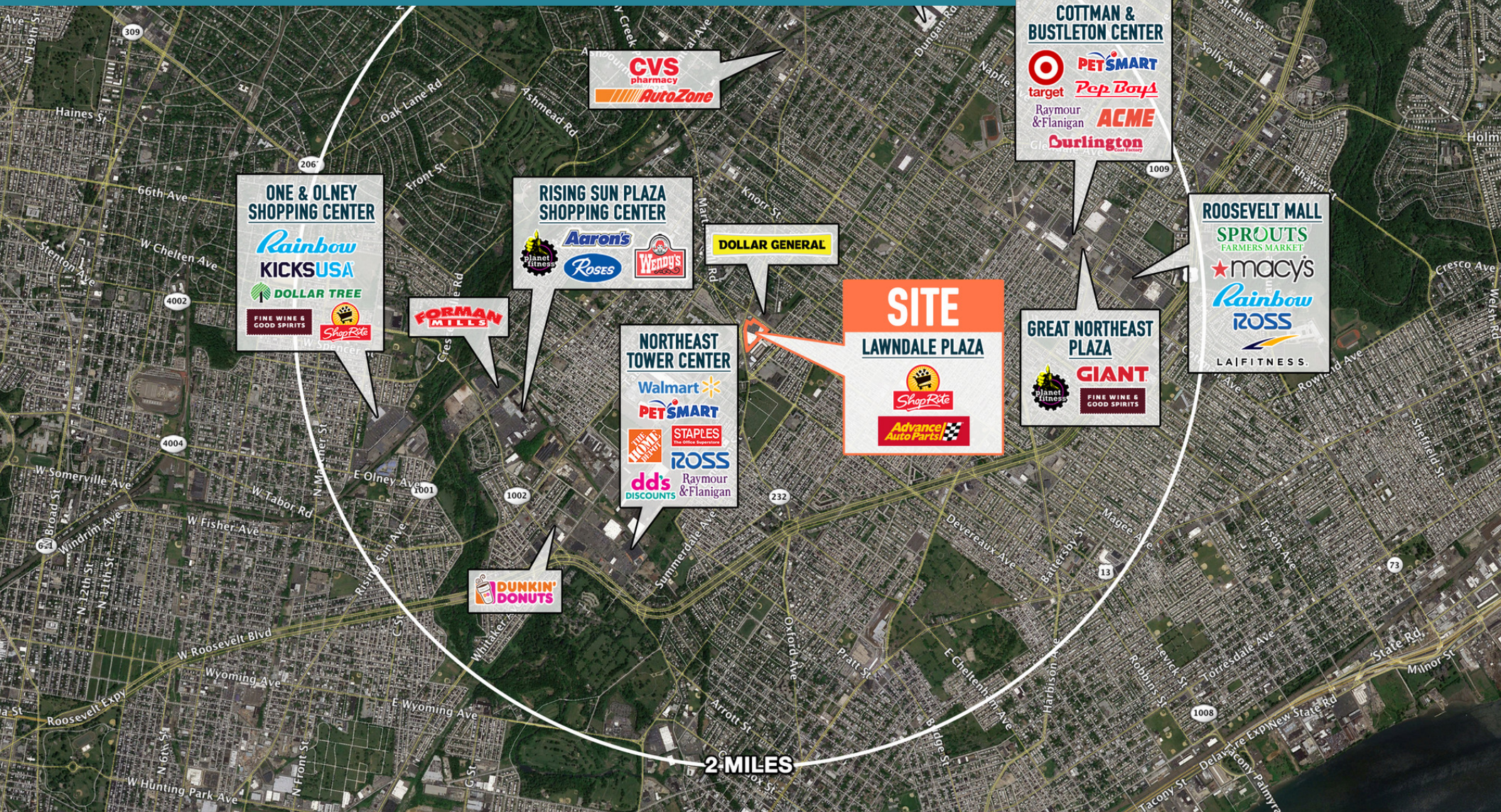
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[metrocommercial.com](http://metrocommercial.com) | Plymouth Meeting, PA | Mount Laurel, NJ | Miami, FL | Philadelphia, PA

# STRATEGICALLY POSITIONED AT THE HIGHLY TRAFFICKED INTERSECTION OF OXFORD AVENUE, LEVICK STREET AND MARTINS MILL ROAD



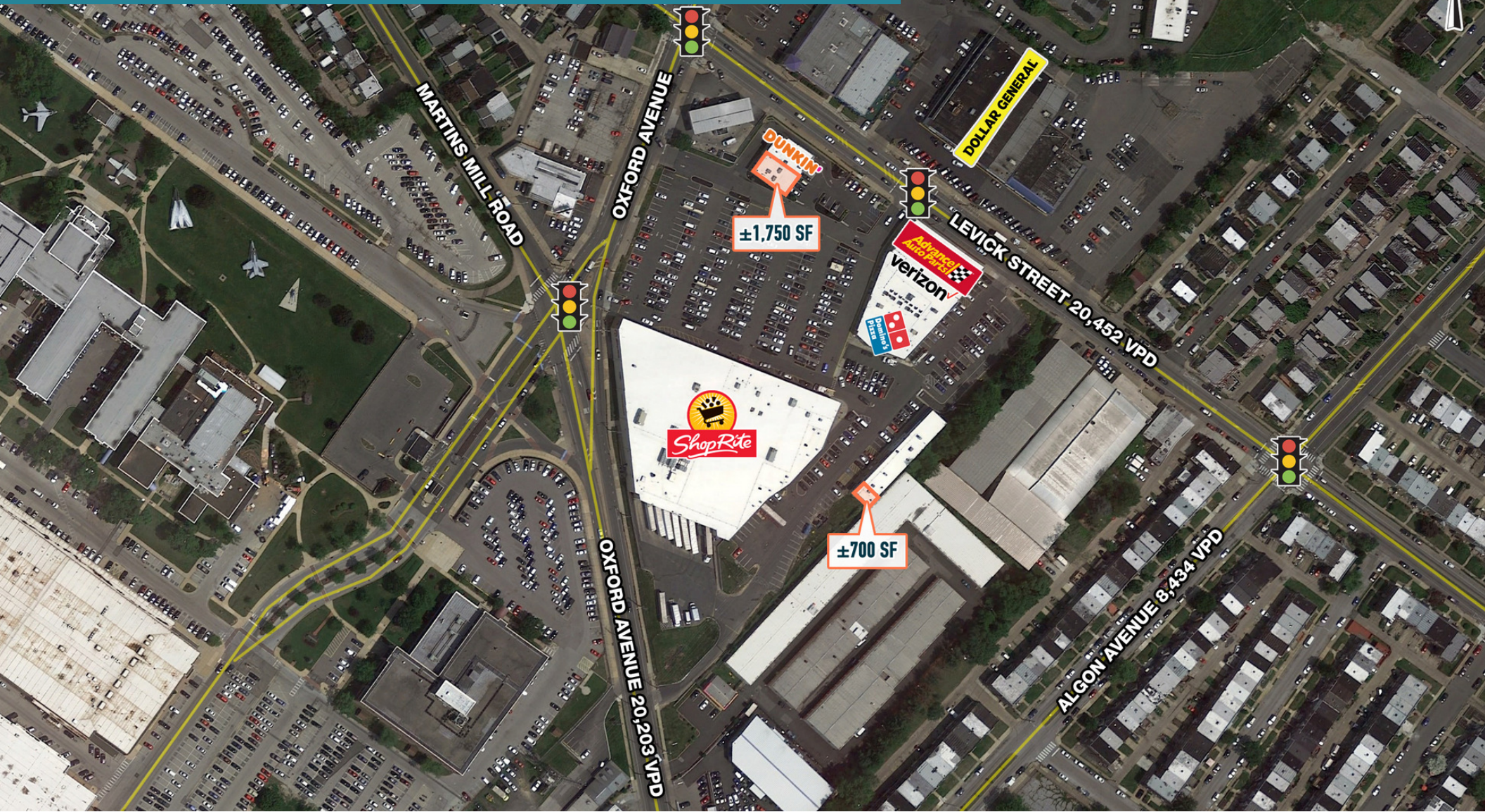
The information and images contained herein are from sources deemed reliable. However, Metro Commercial Real Estate, Inc. makes no representation whatsoever as to their accuracy or authenticity. Images shown may be modified for illustrative purposes. Images may be out-of-date and not current.

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IMMEDIATELY ADJACENT TO THE PHILADELPHIA NAVY SUPPORT  
BASE PROVIDING ADDITIONAL CUSTOMER BASE



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# SUCCESSFUL MIX OF CONVENIENCE AND FOOD ORIENTED TENANTS IN THE CENTER



SPACE	TENANT	SF
1	SHOPRITE	63,342
2	AVAILABLE	700
3	FLAWLESS DENTAL	1,833
4	SUN FEDERAL CREDIT UNION	2,250
5	WINGSTOP	2,119
6	DOMINO'S PIZZA	1,119
7	IMAGE NAILS	1,157
8	METRO PCS	2,110
9	BETTERCLEAN LAUNDRY	3,401
10	VERIZON	3,032
11	ADVANCE AUTO PARTS	7,500
12	DUNKIN	2,460
13	AVAILABLE	1,750
14	WELLS FARGO ATM	

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## ADDITIONAL PHOTOS



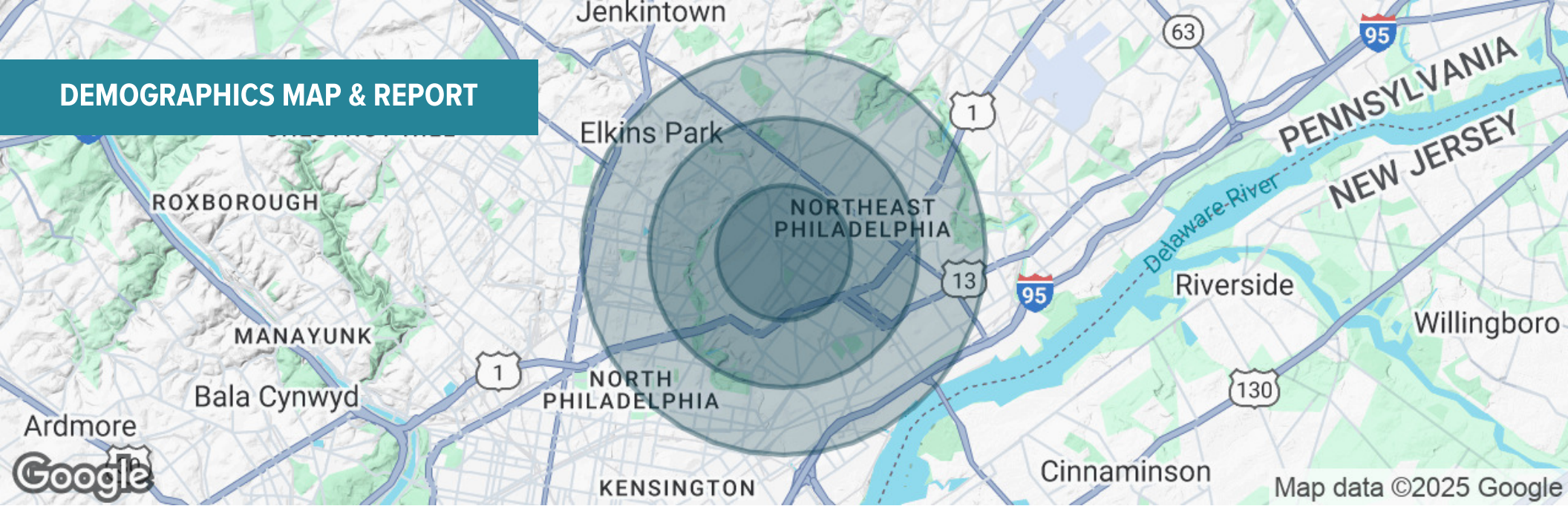
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# DEMOGRAPHICS MAP & REPORT



POPULATION	1 MILE	2 MILES	3 MILES
Total Population	59,136	188,094	371,148
Average Age	37	37	38
Average Age (Male)	35	36	37
Average Age (Female)	38	39	39
HOUSEHOLDS & INCOME	1 MILE	2 MILES	3 MILES
Total Households	20,125	65,835	133,531
# of Persons per HH	2.9	2.9	2.8
Average HH Income	\$72,977	\$76,939	\$76,678
Average House Value	\$204,598	\$212,134	\$216,150

Demographics data derived from AlphaMap

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