



**AVAILABLE  
FOR SALE**

**\$484,695.00**

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## INVESTMENT PROPERTY/VALUE - ADD FOR SALE



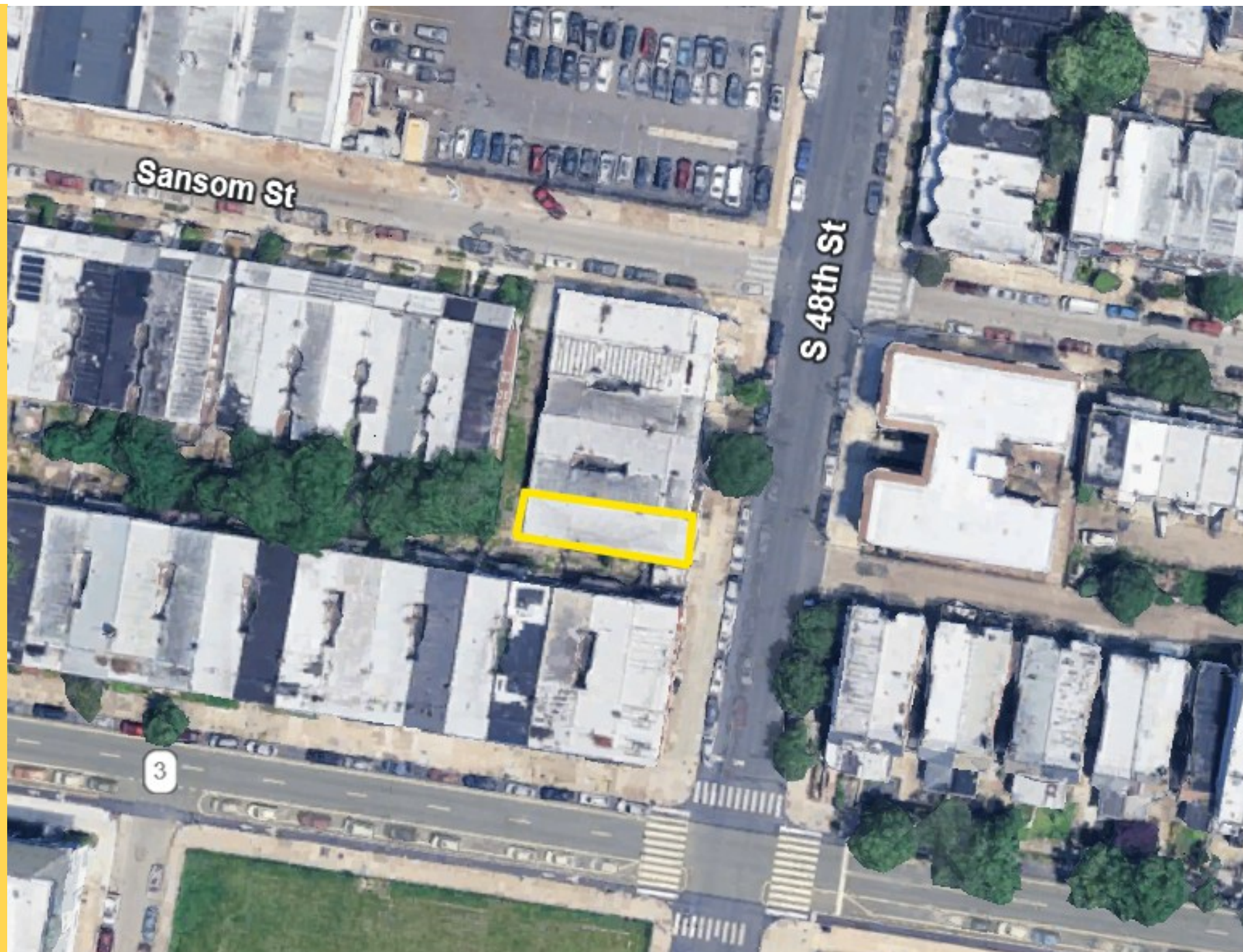
**LOCATION: 138 S 48th St, Philadelphia, PA 19139**

### PROPERTY HIGHLIGHTS:

- ◆ INVESTMENT PROPERTY/VALUE-ADD IN UNIVERSITY CITY
- ◆ COMPLETELY GUTTED
- ◆ DRAWINGS 4 APT. UNITS + 1 COMMERCIAL UNIT
- ◆ 3 STORY BUILDING; +/- 2,200 SF PER FL
- ◆ ZONED: RM-1; CAN BE CONVERTED TO CMX-1
- ◆ DEMOGRAPHICS WITHIN 3 MI: POPULATION +/-195,144 & AHI +/- \$78,207

The information above has been obtained from sources believed reliable. While we do not doubt its accuracy, we have not verified it and make no guarantee, warranty, or representation about it. It is Buyer/Lessee responsibility to independently confirm its accuracy and completeness. This is not intended to solicit another Broker's listing. Some properties may be in cooperation with another broker.





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