

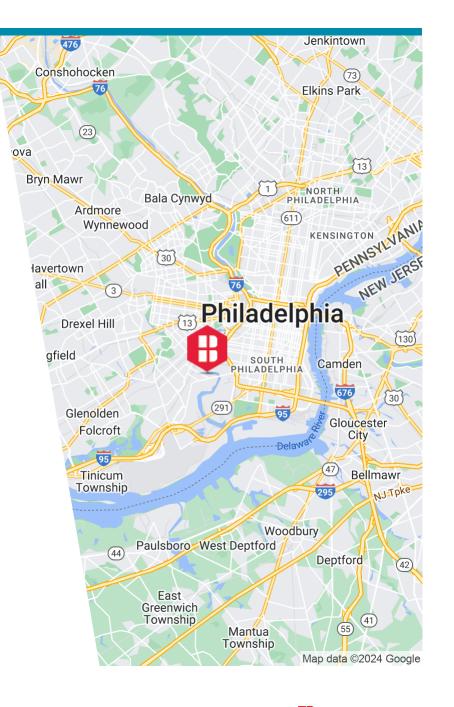
# **3225 SOUTH 61ST STREET** PHILADELPHIA, PA

# AVAILABLE FOR SALE prime southwest philadelphia industrial opportunity

748 SF 3.94 Acres

#### **PROPERTY HIGHLIGHTS**

- 748 SF on Approximately 3.94 Acres
- One (1) drive-in loading
- Frontage 450' 61st St (Approximate)
- Zoned I3 Heavy Industrial City of Philadelphia
- \$55,712 Taxes (Est 2024) City of Philadelphia
- Conveniently located in Southwest Philadelphia, with easy access to the Route 36 Light Rail Line, Interstate-76, Interstate-95, and Philadelphia International Airport





## **DEMOGRAPHICS MAP & REPORT**

POPULATION	1 MILE	5 MILES	10 MILES
Total Population	10,876	725,230	1,898,377
Average Age	30.4	35.3	36.8
Average Age (Male)	28.5	34.4	35.3
Average Age (Female)	35.0	36.9	38.5

#### HOUSEHOLDS & INCOME 1 MILE 5 MILES 10 MILES

Total Households	4,258	338,503	827,637
# of Persons per HH	2.6	2.1	2.3
Average HH Income	\$36,527	\$69,318	\$74,674
Average House Value	\$90,181	\$237,779	\$221,047

\* Demographic data derived from 2020 ACS - US Census

#### (152) Collegeville 202 Horsham 276 (73) Willow Grove 276 Norristown Bensale King of Plymouth Prussia Meeting (309) Conshohocken 175 202 Wayne Bryn Mawr Bala Cynwyd 1 (252) Moorestown Philadelphia Springfield Camden Cherry Hill Media (73) Haddonfield 476 295 Aston Voorhees Woodbury (42) Chester Township 295 Deptford Gloucester Claymont Township (130) Washington Township Swedesboro 295 enns Grove Glassboro (45) Monroe (40) 1322 Google Map data ©2024 Google



## CONTACT



Jason Ostach Vice President 215.448.6021 jostach@binswanger.com



Christopher Pennington Partner & Senior Vice President 215.448.6053 cpennington@binswanger.com



Three Logan Square 1717 Arch Street, Suite 5100 Philadelphia, PA 19103 Phone: 215.448.6000 binswanger.com

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