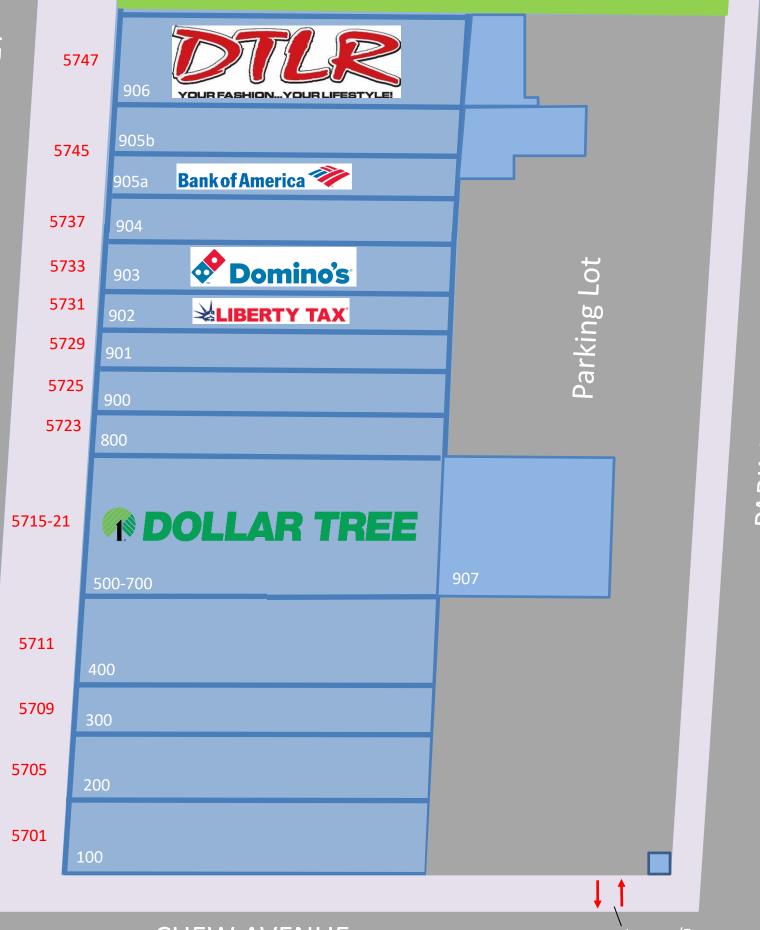




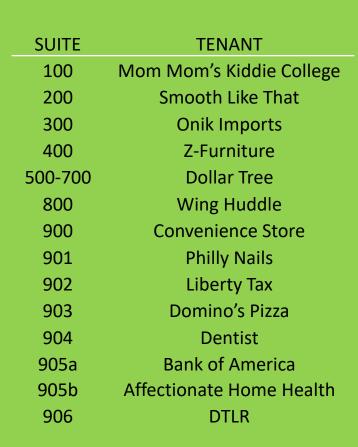
PROPERTY INFORMATION

- The Shoppes at Broad & Olney is comprised of retail & professional shops totaling two square blocks located directly on North Broad Street (Route 611) in the Olney Section of Philadelphia.
- Arteries such as Old York Road, Stenton Avenue and Olney Avenue funnel to the area. The property is also within five minutes drive-time to Route 309 and Route 1(Roosevelt Blvd).
- The property is located directly across the street from the SEPTA Olney Transportation Center, 2nd busiest hub in the Septa network.
- Within a one-mile radius, over 35% of the workforce uses public transportation to commute to work. Moreover within that one-mile radius is a dense population of 56,028 and households in excess of 19,000.
- The Albert Einstein Medical Campus is two blocks south of the property. This campus accommodates close to 800 beds and rotates with the other campuses an employee base of approximately 7,200.

Property & Area Information	
Address:	5601-5749 Block N. Broad Street, Philadelphia, PA 19141
Gross Leasable Area:	2,730 +/- SF Available
Parking:	On/Off Street Parking
Population (3-Mile)	362,492
Population Growth 3-Mile Radius	2.56%
# of HH (3-Mile)	135,809
Median Home Value (3- Mile)	\$117,327













SECURE REAL ESTATE

1461 Bethlehem Pike Flourtown, PA 19031

TEL: 215.248.9200 FAX: 215.381.9294

Listing Presented By:

Jeffrey Brode Broker of Record 215.248.9200 Jbrode@Securerealestatemanagement.com

