

## ±2,537 SF & 1,700 SF INLINE SPACES FOR LEASE

The Avery | 1601 N. 15th Street  
Philadelphia, PA 19121

EQUITY CRE



### PROPERTY FEATURES

- 2,537 SF Former restaurant space available
- 1,700 SF 2nd generation deli/sandwich shop available
- Join Fat Shack
- Ground floor retail of newly renovated Student Housing Community – The Avery
- Captive, student audience
- Seeking food, fitness, and service-oriented uses serving the Temple community

### LOCATION DETAILS

- Located on Broad Street in the heart of Temple University academic and student housing community.
  - 7,500+ students living on or near main campus (per Temple University)
- Area retailers include AMC theaters, Qdoba, Honeygrow, Raising Cane's, Chase Bank, CVS, The Fresh Grocer and more
- Main entrance just off Cecil B. Moore Ave (monument signage available)
- Short walk to Temple University Liacouras Center

### CONTACT

KEITH SEYMOUR

kseymour@equitycre.com

DIRECT 484.417.2249

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AVERY Apartment



AVERY Lobby

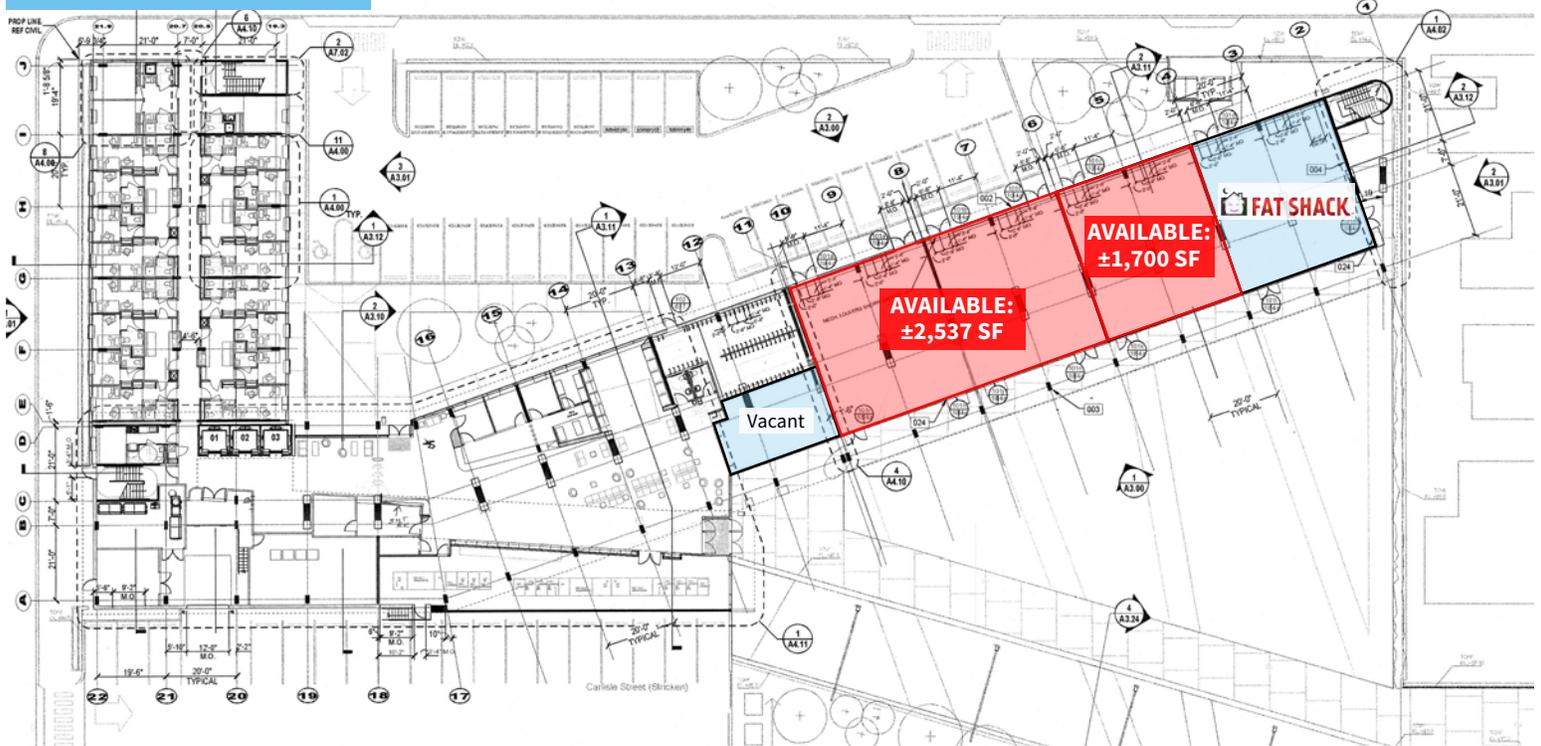


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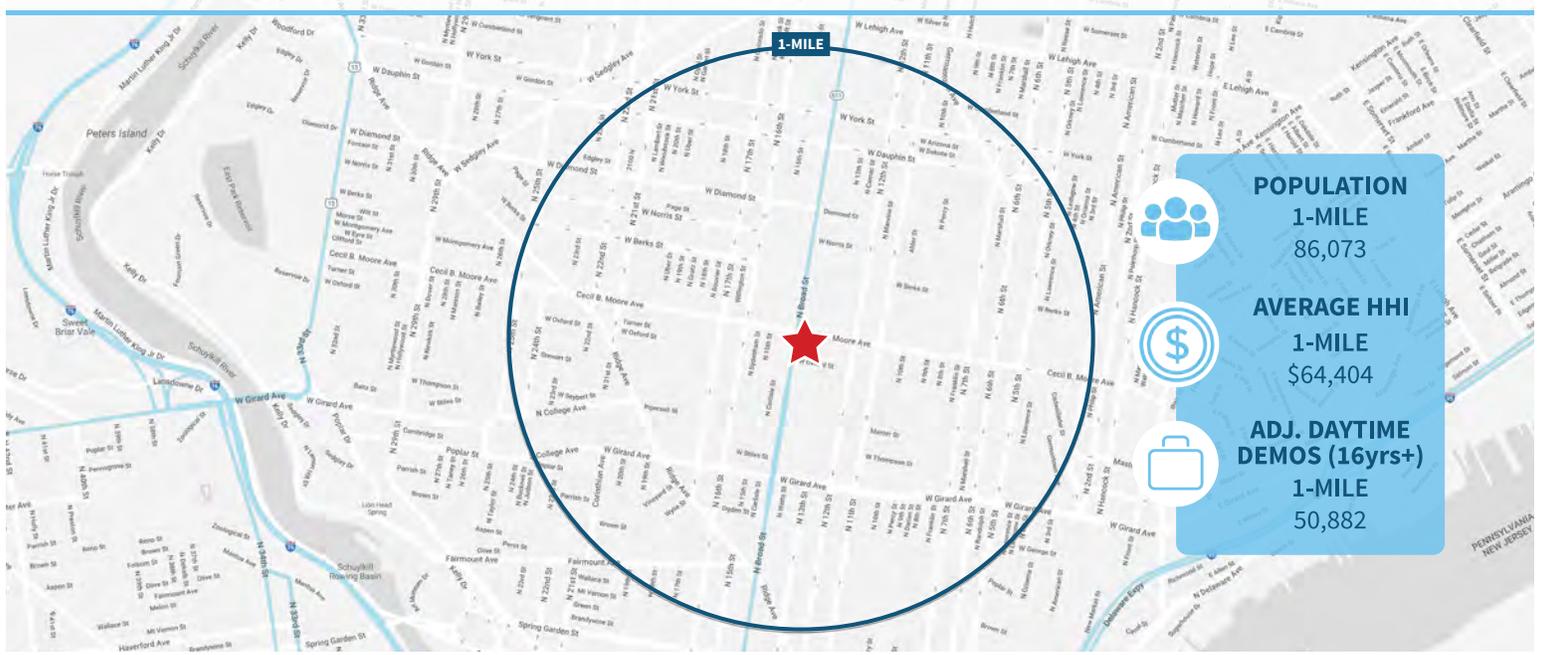
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**SITE PLAN**

North 15th Street



**Demographic Overview (1 mile radius)**



**The right space. The right move.**



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# SITE AERIAL

1601 N. 15th Street, Philadelphia, PA | Philadelphia County

PLAYA BOWLS

**TEMPLE UNIVERSITY**

7,500+ students living on or near main campus

jamba

The Liacouras Center

DUNKIN'

FAT SHACK

**SITE**

5 subway stops to Center City

Wendy's

Chick-fil-A

CHIPOTLE CAVA

Cane's

CVS pharmacy

hg honeygrow  
foot Locker

RALLY HOUSE

The Shops at Avenue North

ZIMC THEATRES

tropical CAFE

T Mobile

QDOBA

PITA CHIP

BANK OF AMERICA

Sullivan Progress Plaza

the fresh grocer

SHERWIN WILLIAMS

WING STOP

myDoc URGENT CARE

UNITED BANK OF PHILADELPHIA

the Y



Aerial Source: Google Earth Pro

# MARKET AERIAL

1601 N. 15th Street, Philadelphia, PA | Philadelphia County

