



MSC

NORTHERN LIBERTIES

LIBERTY SQUARE

1203 GERMANTOWN AVE. PHILADELPHIA, PA

4 NEW CONSTRUCTION RETAIL SPACES FOR LEASE



LIBERTY SQUARE

DEMOGRAPHICS

Northern Liberties Trade Area

From the River to 6th Street between Girard Ave & Callowhill Street

EST. POPULATION

13,051

EST. AVG HH INCOME

\$186,022

EST. HOUSEHOLDS

7,392

EST. MEDIAN AGE

32.4

PROPERTY DETAILS

- ▶ Four (4) New Construction Retail Spaces Available for Lease in Prime Olde Kensington Neighborhood, Adjacent to Fishtown and Northern Liberties.
- ▶ Booming Residential Population within Immediate Vicinity
- ▶ Easy Access to Market-Frankford subway line, I-95, Girard Avenue and Delaware Avenue, for both local and regional access.
- ▶ Upscale Community with Underground Parking, Private Plaza and Dog Park for Residents
- ▶ Motivated Ownership with General Tenant Improvement Allowance Available

JOIN NEIGHBORING TENANTS



REANIMATOR
COFFEE
ROASTERS

**FINE WINE &
GOOD SPIRITS**



Laser Wolf
לזר וולף

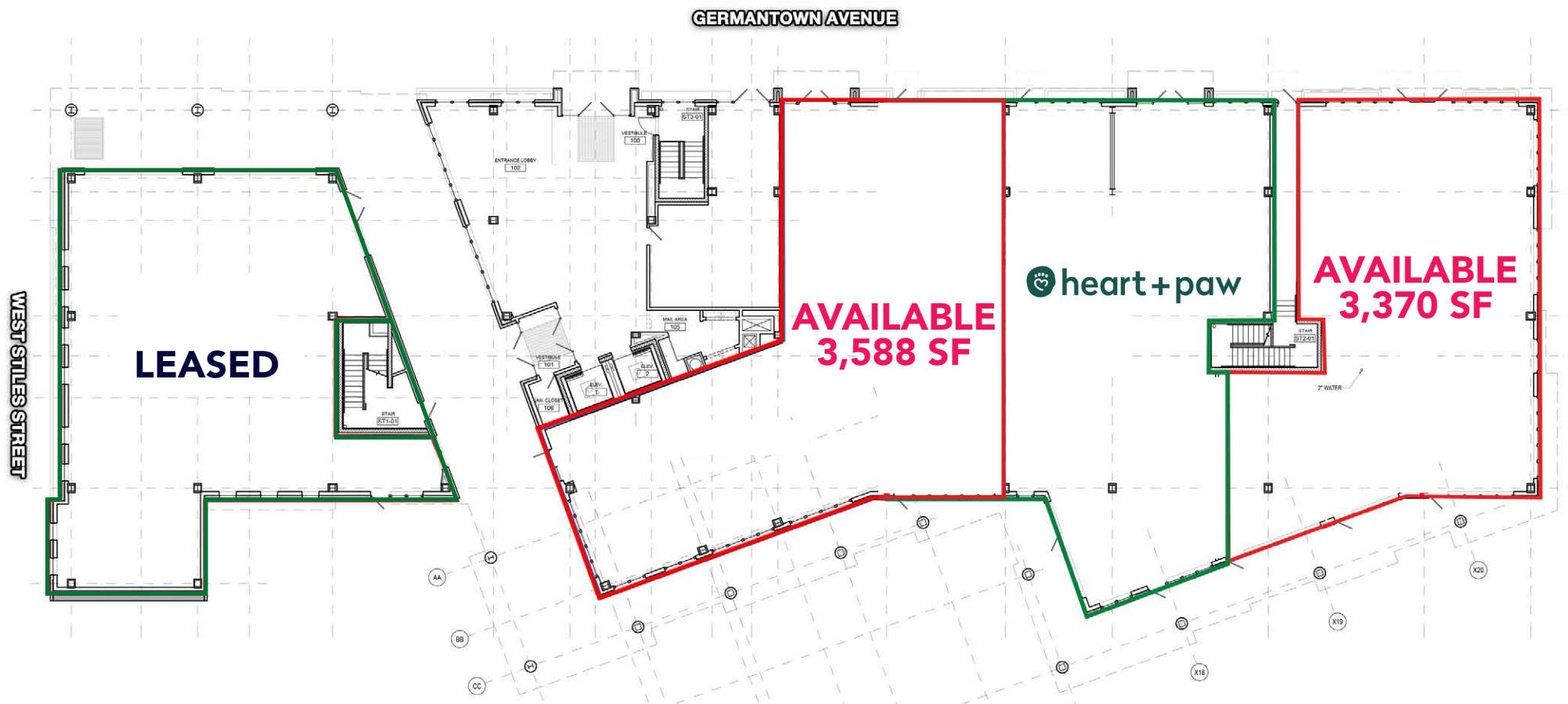
ACME

 **heart + paw**

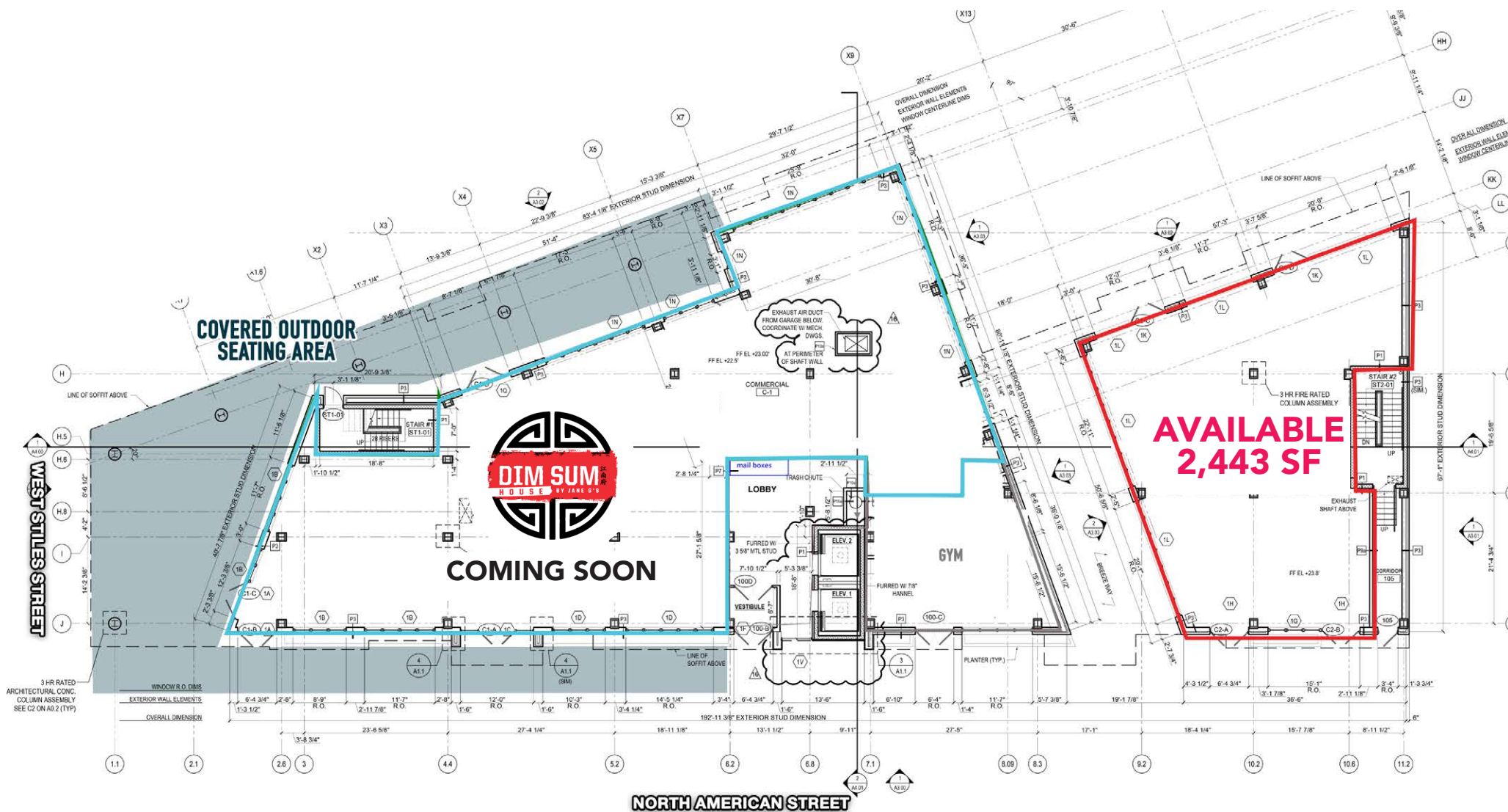
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SITE PLAN



SITE PLAN



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PHOTO



PHOTO



AERIAL



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