

SMOKESTACK: 226-30 N 2ND STREET

Old City, Philadelphia 19106



view from Ben Franklin Bridge looking East

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MPN Realty is proud to present the exclusive lease listing of the "Smokestack" located at Power Plant Productions, LP, 226-230 N 2nd Street Philadelphia, PA 19106. The Smokestack currently displays "Poggenpohl" and is highly visible from the iconic Benjamin Franklin Bridge and the surrounding highways. The Benjamin Franklin Bridge has over 55,000 views daily, During rush hours and general bridge traffic, the Smokestack is visible to driving vehicles for 20-40 seconds. It is also visible from the highways, including I-95 North and South, the Vine Street Expressway East and West, and numerous streets in the Old City neighborhood. This produces a tremendous exposure for a company, brand or logo!

The Smokestack and the building are listed on the Historic Register as "contributing" and the name/logo will need to go through the Historic Commission Renewal of Approvals process. It was last approved for Poggenpohl Kitchens to advertise on two sides of the Smoke Stack in 2008. Discussions for the approval process for a new advertisement can be had with the Broker and the Owner. Specific requirements have been approved as recently as 2008.

PROPERTY OVERVIEW

Price Smoke Stack Height

Visibility Time from Bridge

\$132,000/annually with extension options. Min 5yr lease

approx. 200' feet

with traffic: 20-40 seconds without traffic: 20-25 seconds



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Rendering













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Photos

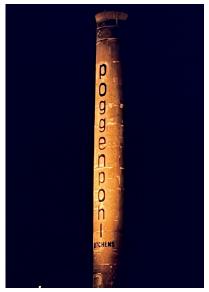




view from eastbound over Ben Franklin



view from westbound over Ben Franklin



view at night