

200' SMOKESTACK BY BEN FRANKLIN BRIDGE

SMOKESTACK: 226-30 N 2ND STREET

Old City, Philadelphia 19106



view from Ben Franklin Bridge looking East

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Information concerning this offer is from sources deemed reliable and no warranty is made as to the accuracy thereof. The offering is submitted subject to errors, omissions, change in price, or other conditions, prior sale or Lease, or withdrawal without notice. The prospective tenant should carefully verify to his/her own satisfaction all information contained herein.

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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	\$132,000/annually with extension options. Min 5yr lease
Smoke Stack Height	approx. 200' feet
Visibility Time from Bridge	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

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