



12

MSC

N 2ND
STREET

OLDE KENSINGTON | PHILADELPHIA, PA

NEW CONSTRUCTION
RETAIL FOR LEASE

1222 N 2ND STREET

DEMOGRAPHICS

EST. POPULATION EST. MEDIAN AGE

1 mi **65,469** 1 mi **32.3**

3 mi **490,581** 3 mi **33.4**

EST. MEDIAN HH INCOME

1 mi **\$89,264**

3 mi **\$75,285**



PROPERTY DETAILS

- ▶ Two retail spaces available for lease in flourishing Olde Kensington neighborhood
- ▶ 5,302 SF corner and 4,600 SF in-line available for lease
- ▶ Highly visible storefronts with expansive glass frontage along N 2nd Street
- ▶ Convenient access to Fishtown, Northern Liberties, and Girard Station (Market-Frankford Line)
- ▶ Ideal for tenants looking to establish a flagship presence in a booming corridor
- ▶ Cold shell delivery, available now

JOIN NEIGHBORING TENANTS



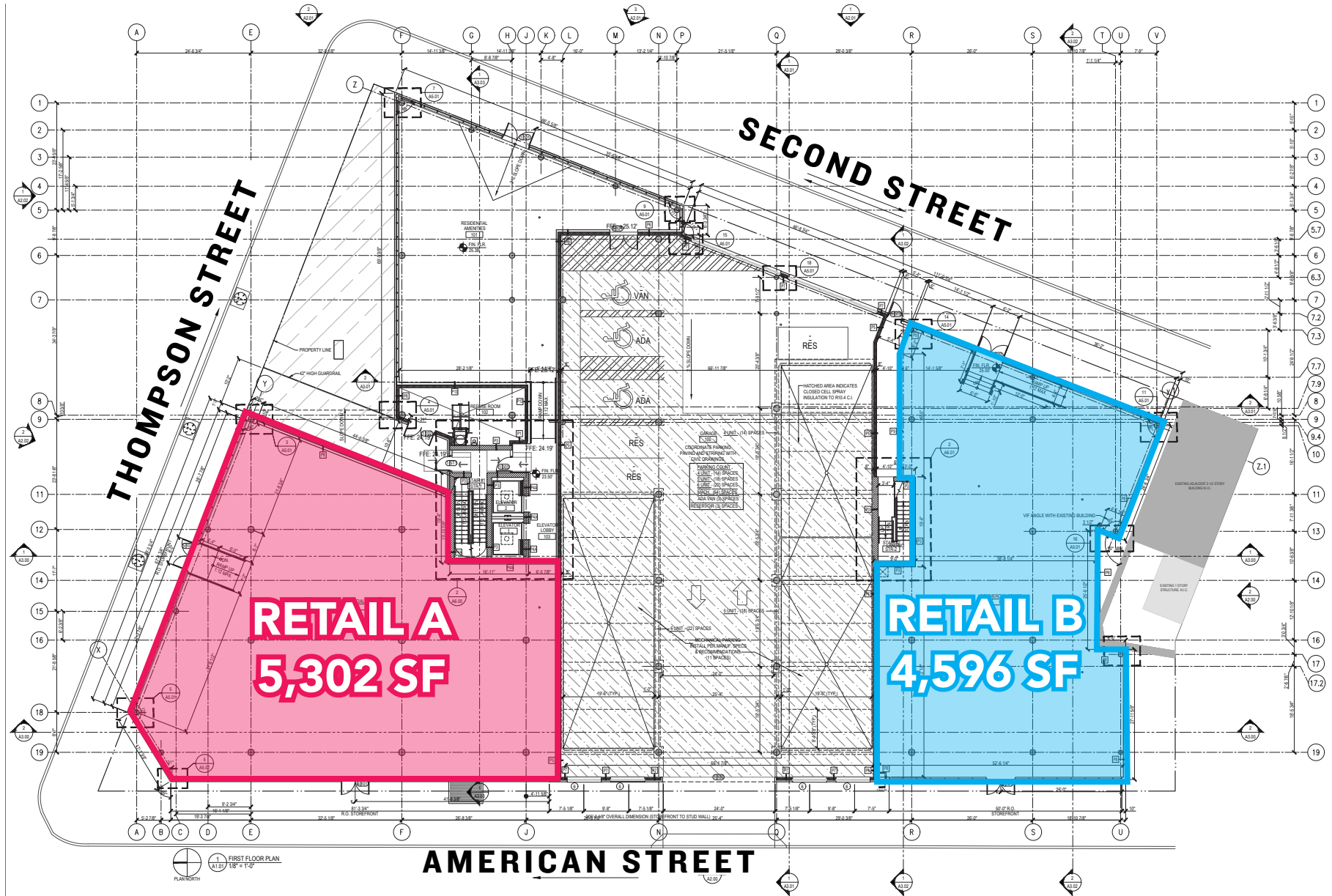
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SITE PLAN



PHOTO



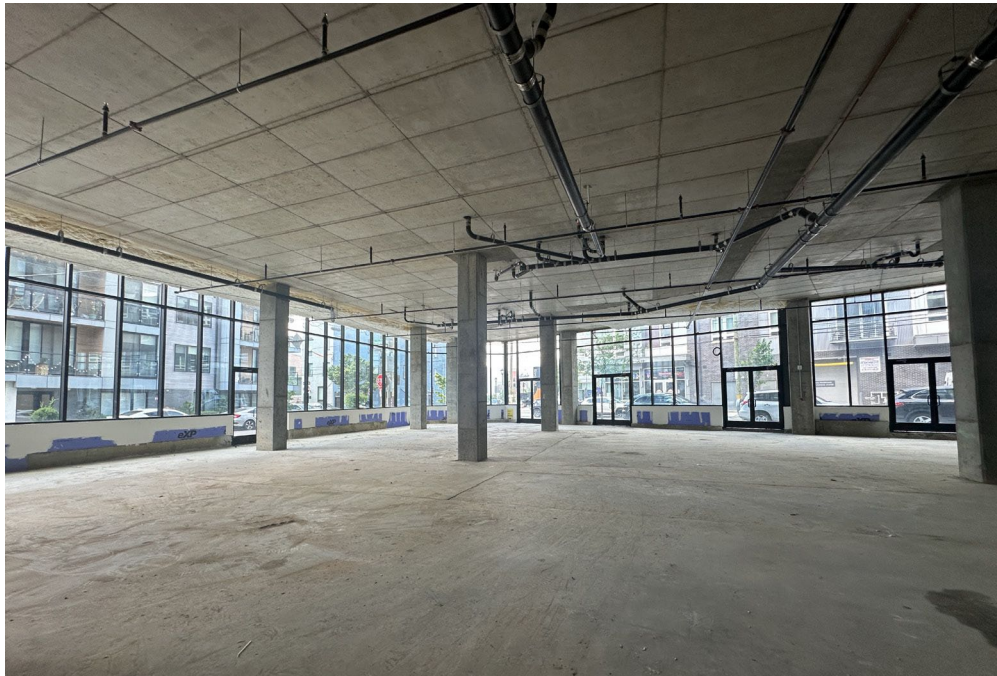
PHOTO



PHOTO



RETAIL A PHOTOS



RETAIL B PHOTO



AERIAL



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NO
OUTLET

