

2070-80 WHEATSHEAF LANE

PHILADELPHIA, PA

FRANKFORD AVE

WHEATSHEAF LN

102,930 SF ON 1.70 AC FOR SALE
TWO-STORY INDUSTRIAL FACILITY

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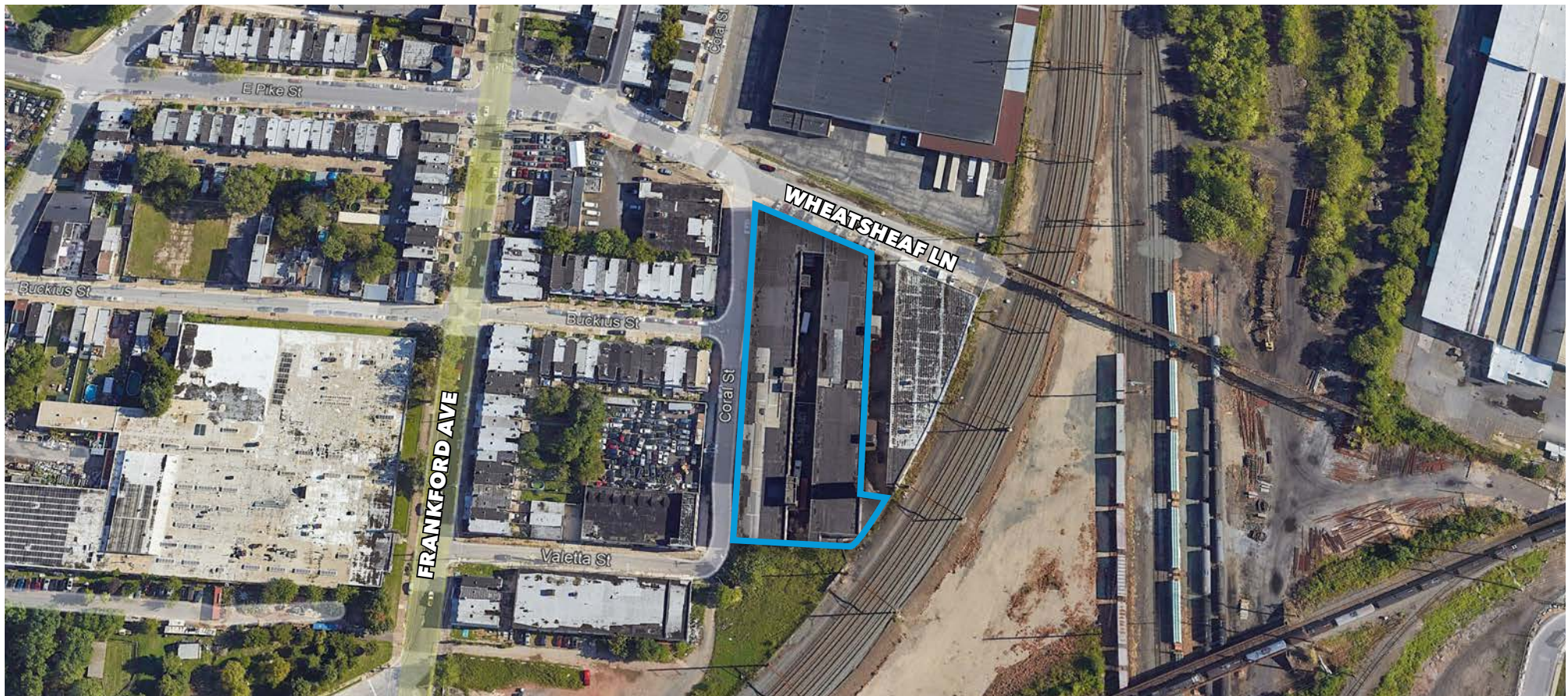
TWO-STORY INDUSTRIAL FACILITY

PROPERTY OVERVIEW

Building Size	102,930 SF (51,465 SF divisible)
Lot Size	1.70 AC
Year Built	1920
Stories	Two (2)

Clear Height	17'9"
Column Spacing	30'w x 60'd
Power	2,400a/ Heavy
Loading Docks	Six (6) doors

Zoning	ICMX - Industrial Commercial Mixed-Use
Parking	Surface/Street - Available
Sprinkler	Wet
Utilities	Public



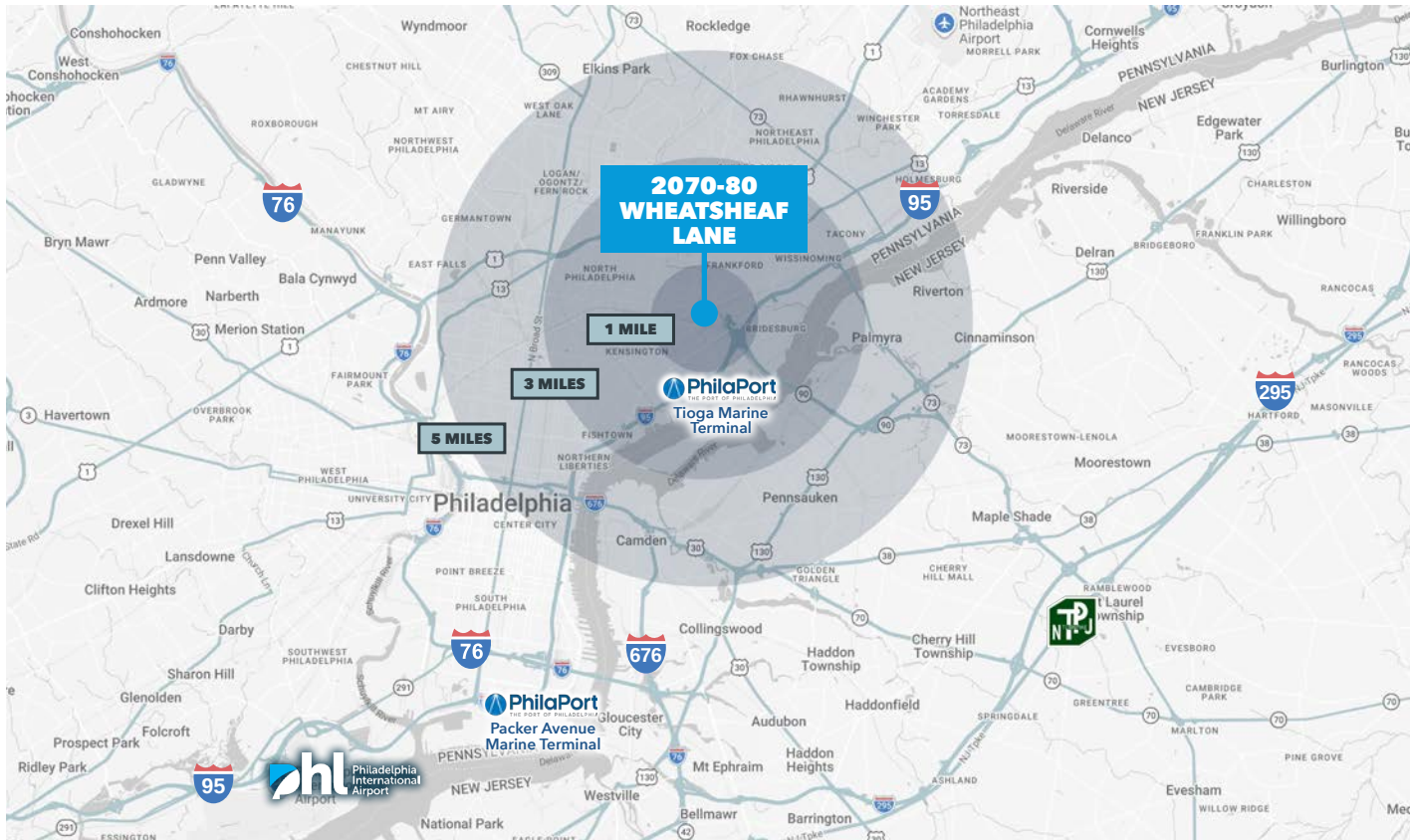
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LOCATION & DEMOGRAPHICS



MAJOR ROADWAYS	MILES
I-95	1
PA Turnpike Eastbound	15
PA Turnpike Westbound	18

SAME DAY DELIVERY	MILES
Center City Philadelphia	7
New York, NY	90
Baltimore, MD	105
Washington, D.C.	145
Boston, MA	301

PORTS	MILES
Port of Philadelphia, Tioga	2
Port of Philadelphia, Packer Ave	11
Port of Wilmington	38
Port of Newark - Elizabeth	83
Port of Baltimore	109

AIRPORTS	MILES
Philadelphia Intl.	17
Newark Liberty Intl.	77
Baltimore Washington Intl.	116

INTERMODAL	MILES
CSX Intermodal, Philadelphia, PA	10
NS Intermodal, Langhorne, PA	24



POPULATION

1 mile	36,420
3 miles	324,935
5 miles	891,246



WORKFORCE

1 mile	12,329
3 miles	76,942
5 miles	295,860

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