

# 4305 MAIN STREET

Manayunk, Philadelphia 19127



## SALON FOR LEASE IN MANAYUNK

**\$2,900/month NNN**

- » 1,500 SF ground floor retail with lower level.
- » Current use as nail salon (key money for current tenants FFE). Additional uses include, hair salon/ barbershop, lite retail, fitness, med spa, medical office.
- » 20' of frontage on Main Street.
- » Zoning: CMX-2.5
- » Located on Manayunk's Main Street commercial corridor, surrounded by restaurants, bars and shopping. With excellent access to public transportation with bus and SEPTA stops a block away, and major highways, with close proximity to Center City.



### NEIGHBORS INCLUDE:

| DEMOGRAPHICS (1 mile)    |           |
|--------------------------|-----------|
| Residents                | 27,956    |
| Average household income | \$115,511 |
| Est. Daytime population  | 12,224    |

**SOMO**  
MANAYUNK



**VOLO COFFEEHOUSE**



**yanako**



**HAN DYNASTY**

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**MPN**  
MALLIN PANCHELLI NADEL  
REALTY

## Retail Map



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## About the Neighborhood: Manayunk

Discover the charm of Manayunk—one of Philadelphia's most desirable and energetic riverfront neighborhoods. Nestled along the scenic Schuylkill River and just minutes from Center City, Manayunk blends historic mill-town character with modern urban living. Its iconic hilly streets, vibrant Main Street corridor, and tightly knit community make it an ideal destination for residents seeking convenience, lifestyle, and authenticity.

Manayunk's bustling Main Street is filled with locally owned boutiques, award-winning restaurants, cozy cafes, lively pubs, and curated fitness studios. Whether you're enjoying brunch overlooking the water, strolling with a coffee in hand, or experiencing the nightlife scene, there is always something to explore. Outdoor lovers are right at home here, with the Manayunk Canal Towpath, the Schuylkill River Trail, cycling routes, dog-friendly parks, and breathtaking hillside views throughout the neighborhood.



Homebuyers and renters are drawn to Manayunk for its unique mix of renovated rowhomes, modern apartments, loft conversions, and new construction townhomes. The neighborhood offers exceptional value paired with walkability, transit access, and a true sense of community. With easy access to I-76, regional rail, universities, and suburban employment hubs, Manayunk provides the perfect balance of city convenience and small-town warmth.

Live, work, play—and truly belong. Welcome to Manayunk, where historic charm meets contemporary lifestyle in one of Philadelphia's most inviting and thriving neighborhoods.



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