

SOUTHSTAR LOFTS

MSC

521 S. BROAD STREET
PHILADELPHIA, PA

SECOND GENERATION RESTAURANT AND SMALL
FORMAT RETAIL AT THE CORNER OF BROAD
AND SOUTH STREETS (DIVISIBLE)



SOUTHSTAR LOFTS

DEMOGRAPHICS

EST. POPULATION

1 mi 107,127

3 mi 460,843

5 mi 931,163

EST. EMPLOYEES

1 mi 200,556

3 mi 406,923

5 mi 529,066

EST. AVG HH INCOME

1 mi \$119,117

3 mi \$86,886

5 mi \$69,442

PROPERTY DETAILS

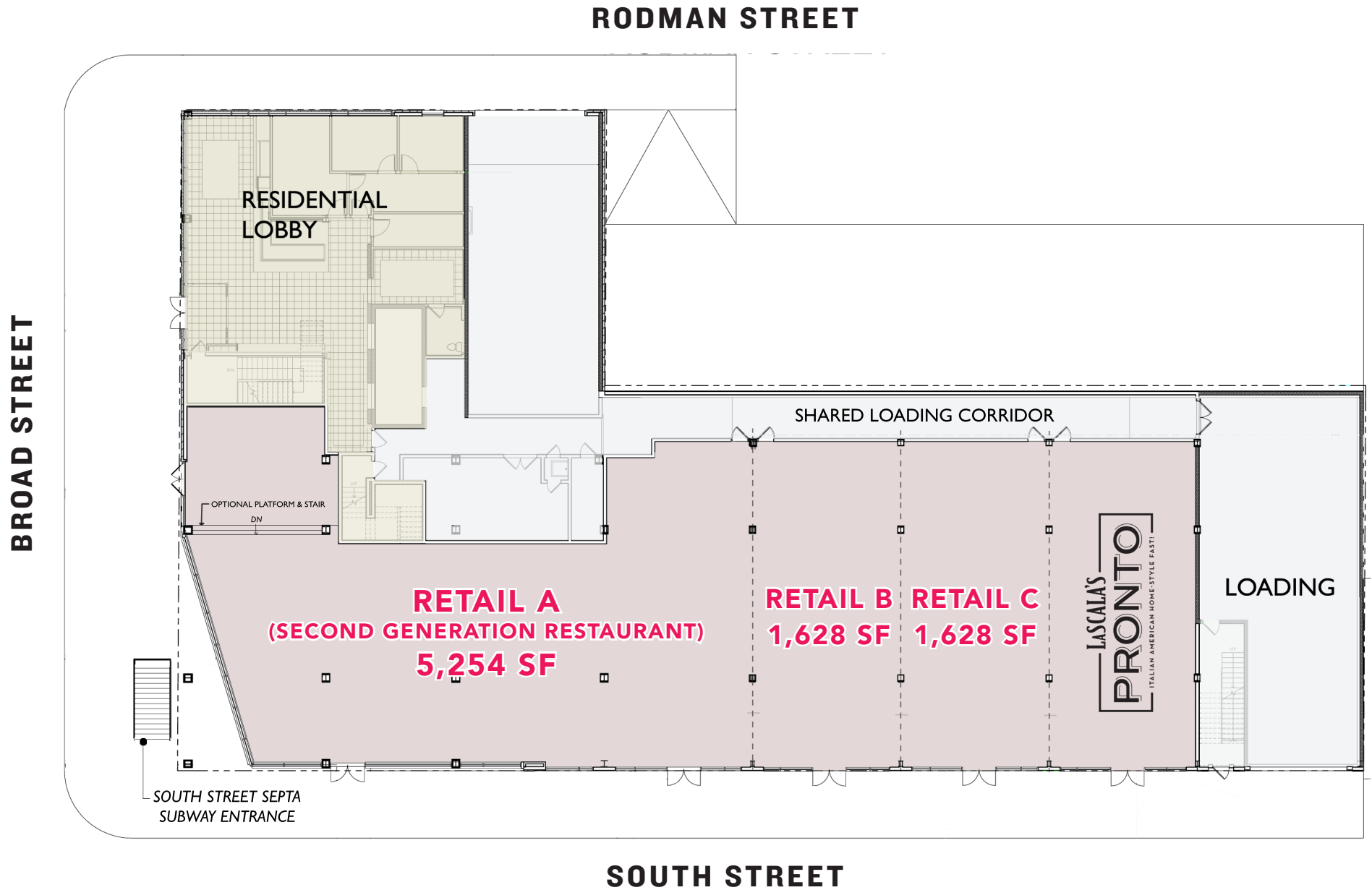
- ▶ Ground floor of Southstar Lofts luxury apartment building (85 units) on the corner of Broad Street and South Street
- ▶ Multiple spaces available:
 - ▷ Retail A: 5,254 SF second generation restaurant space (divisible)
 - ▷ Retail B: 1,628 SF
 - ▷ Retail C: 1,628 SF

*All spaces can be combined for 8,510 SF
- ▶ Positioned along the prestigious Avenue of the Arts; in close proximity to numerous arts and entertainment venues, and acclaimed restaurants
- ▶ Ability to draw from densely populated Graduate Hospital, Bella Vista, Rittenhouse Square neighborhoods

JOIN NEIGHBORING TENANTS



FLOOR PLAN



AERIAL



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