

• THE •

MSC

CONCOURSE

AT COMCAST CENTER

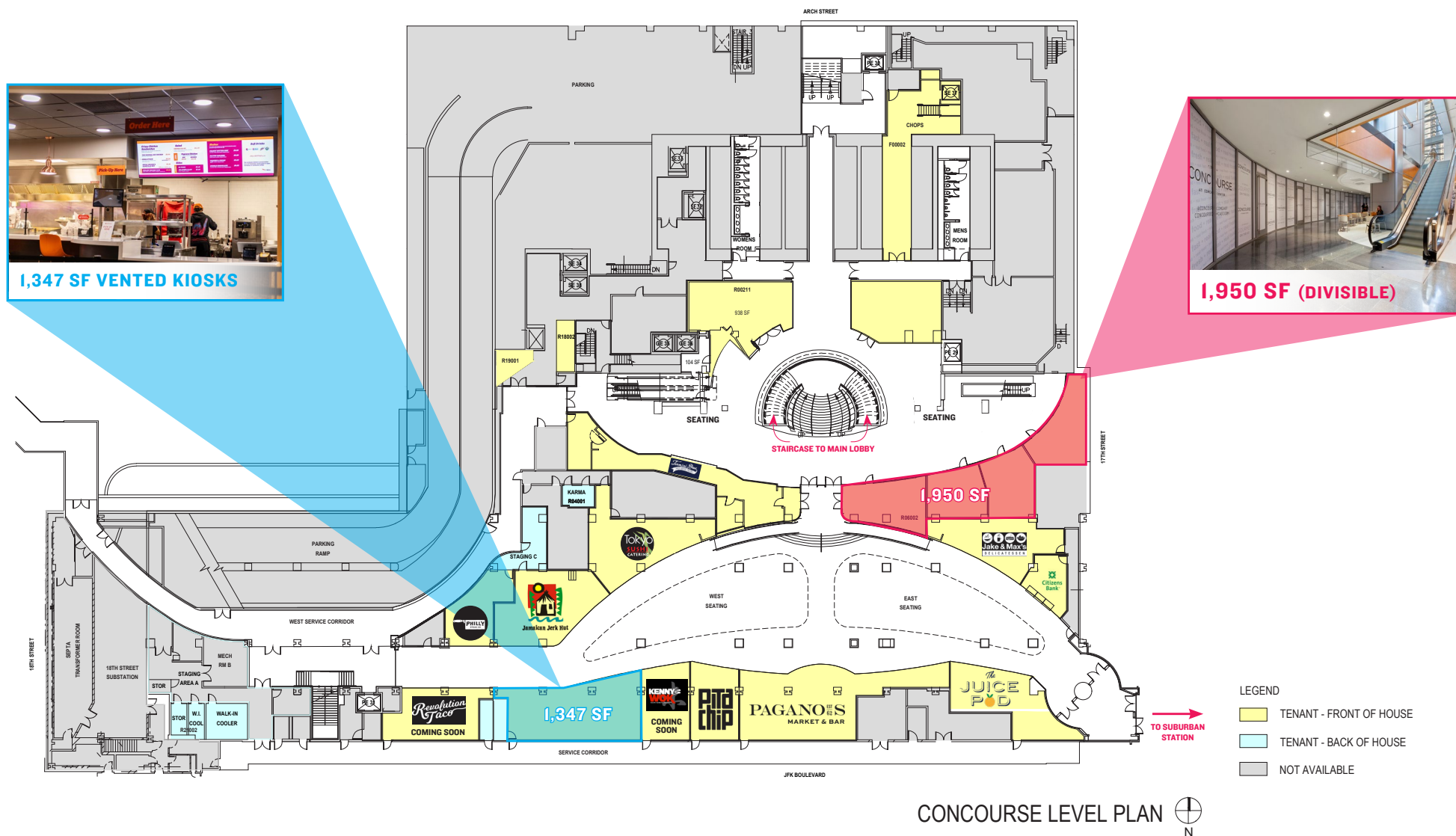
1701 JOHN F. KENNEDY BLVD
PHILADELPHIA, PA

MULTIPLE RETAIL OPPORTUNITIES
AVAILABLE FOR LEASE

COMCAST CENTER

SITE PLAN

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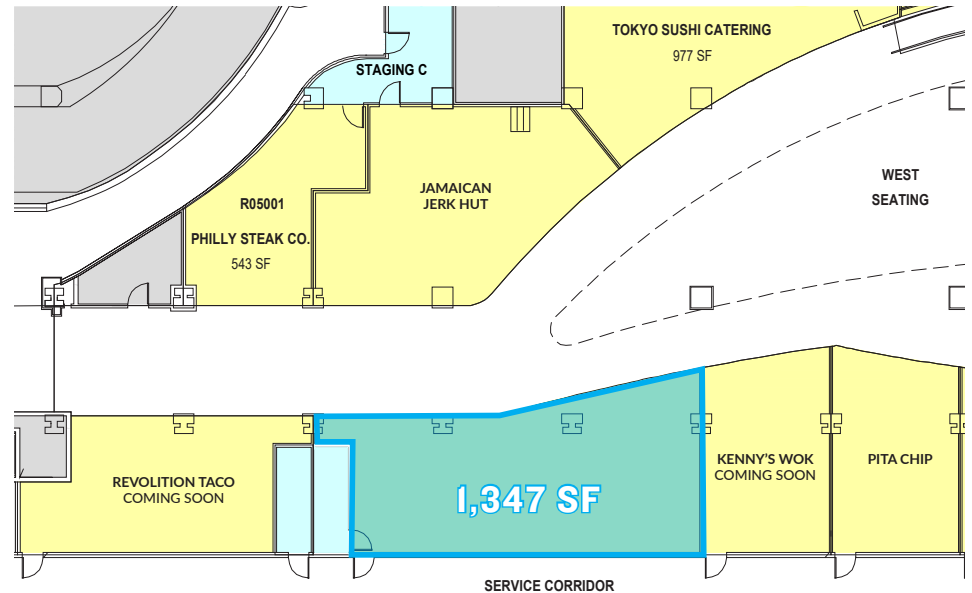
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- ▶ **1,347 SF**
- ▶ *Vented space in the heart of the Concourse at Comcast Center with additional storage included*
- ▶ *Local and national brand co-tenancy*
- ▶ *Space renovation required, TI negotiated in lease terms*
- ▶ *Seating and dining amenities provided by landlord and shared amongst co-tenants*

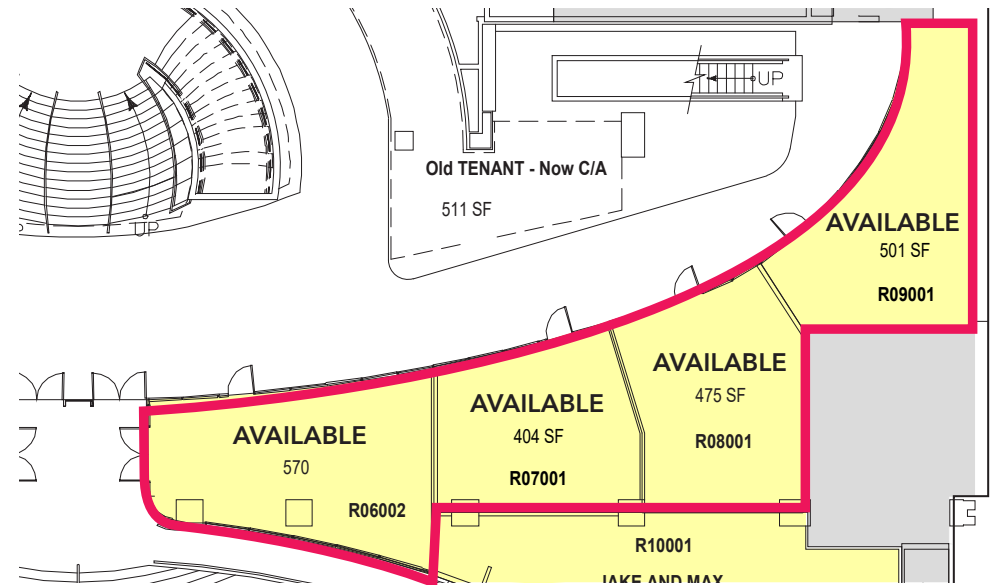
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UPPER CONCOURSE

- ▶ **1,950 SF**
- ▶ *Unique floor plan ideal for food and beverage concept*
- ▶ *Heavy commuter and employee foot traffic during peak hours*
- ▶ *Possible liquor license opportunity, the area is currently not permitted*

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JOIN THESE TENANTS

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MARKET AERIAL

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CENTER CITY TRADE AREA DEMOGRAPHICS

• THE •
CONCOURSE
AT COMCAST CENTER

FROM RIVER TO RIVER BETWEEN GIRARD AVENUE & TASKER AVENUE



ESTIMATED POPULATION

191,585



ESTIMATED BUSINESSES

17,011



ESTIMATED MEDIAN AGE

35.6



ESTIMATED AVG HH INCOME

\$150,235



ESTIMATED EMPLOYEES

224,580

MSC

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