

MSC

NORTH 31ST STREET

BREWERYTOWN, PA

4,000 SF RETAIL/FITNESS
STUDIO FOR LEASE

BAGELS
& CO.

FREE LATTE MATCHA BAGELS WRAPS



1363 NORTH 31ST STREET

JOIN NEIGHBORING TENANTS



PROPERTY DETAILS

- ▶ 4,000 SF retail opportunity for lease in ground floor of 275K SF, 161-unit luxury rental building
- ▶ Existing turn-key build out for fitness studio including equipment, restrooms, changing rooms and lockers
- ▶ Located in the heart of the revitalized Brewerytown neighborhood with booming new construction residential development

DEMOGRAPHICS

Center City Trade Area
From the River to River between Girard Avenue & Tasker Avenue

EST. POPULATION EST. MED HH INCOME

188,131

\$99,150

EST. MEDIAN AGE

EST. EMPLOYEES

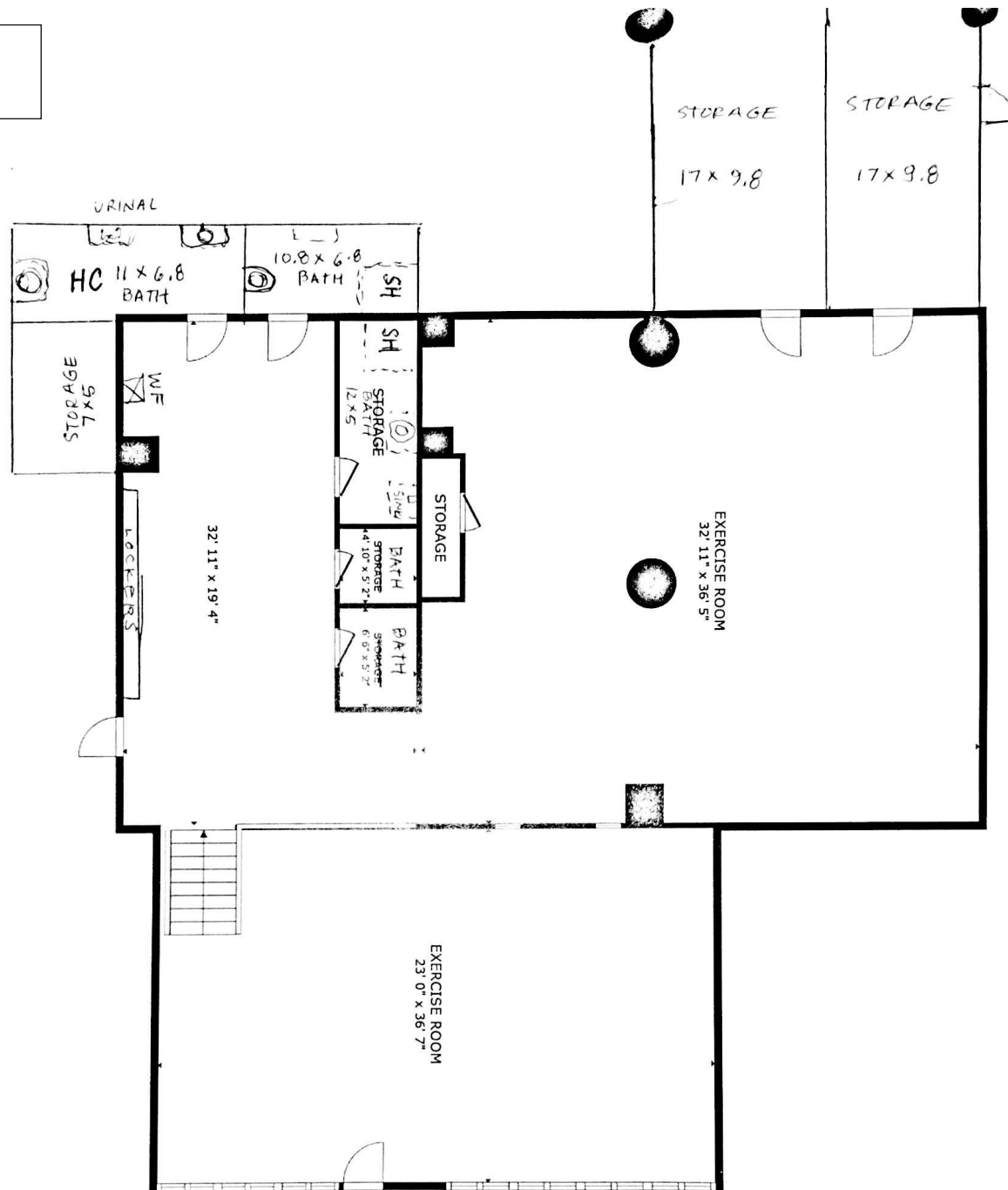
35

258,822

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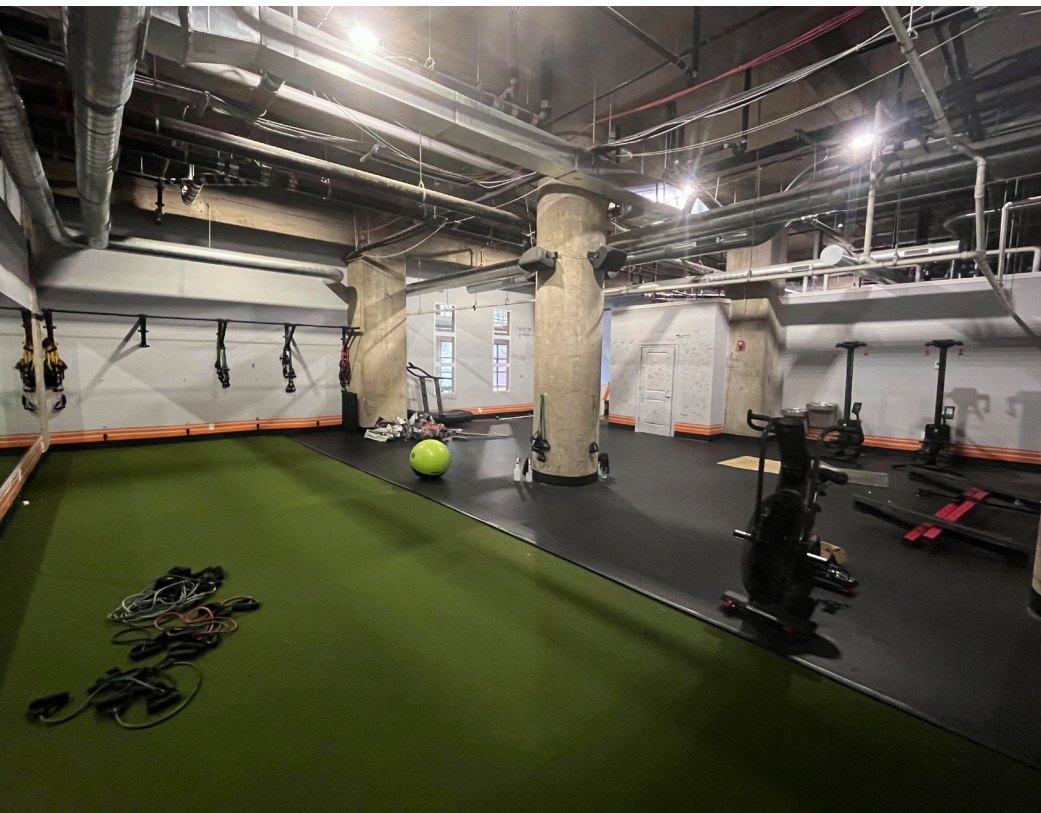
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FLOOR PLAN



31ST STREET

PHOTOS



AERIAL



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JOSH WEISS

jweiss@hellomsc.com

215.883.7389

JULIA MCMANUS

jmcmamus@hellomsc.com

215.883.7376