

MSC



# N BROAD STREET

TEMPLE UNIVERSITY | PHILADELPHIA, PA

**±10,403 SF**  
RETAIL/  
RESTAURANT  
SPACE FOR  
LEASE  
(DEMISABLE)



# 1700 N BROAD STREET

## JOIN THESE AREA TENANTS

**RALLY HOUSE** LOCAL STUFF 

**AMC THEATRES** 

**BANK OF AMERICA**  

**QDOBA MEXICAN EATS** 

## PROPERTY DETAILS

- ▶ Prime location at Temple University Main Campus
- ▶ Corner of N Broad Street and Cecil B Moore Ave
- ▶ Aggressive deal structure available for full service restaurants
- ▶ SEPTA Cecil B Moore Station is adjacent to site

### TEMPLE UNIVERSITY FACTS

33,200 Student Enrollment  
7,883 Faculty and Staff

## DEMOGRAPHICS

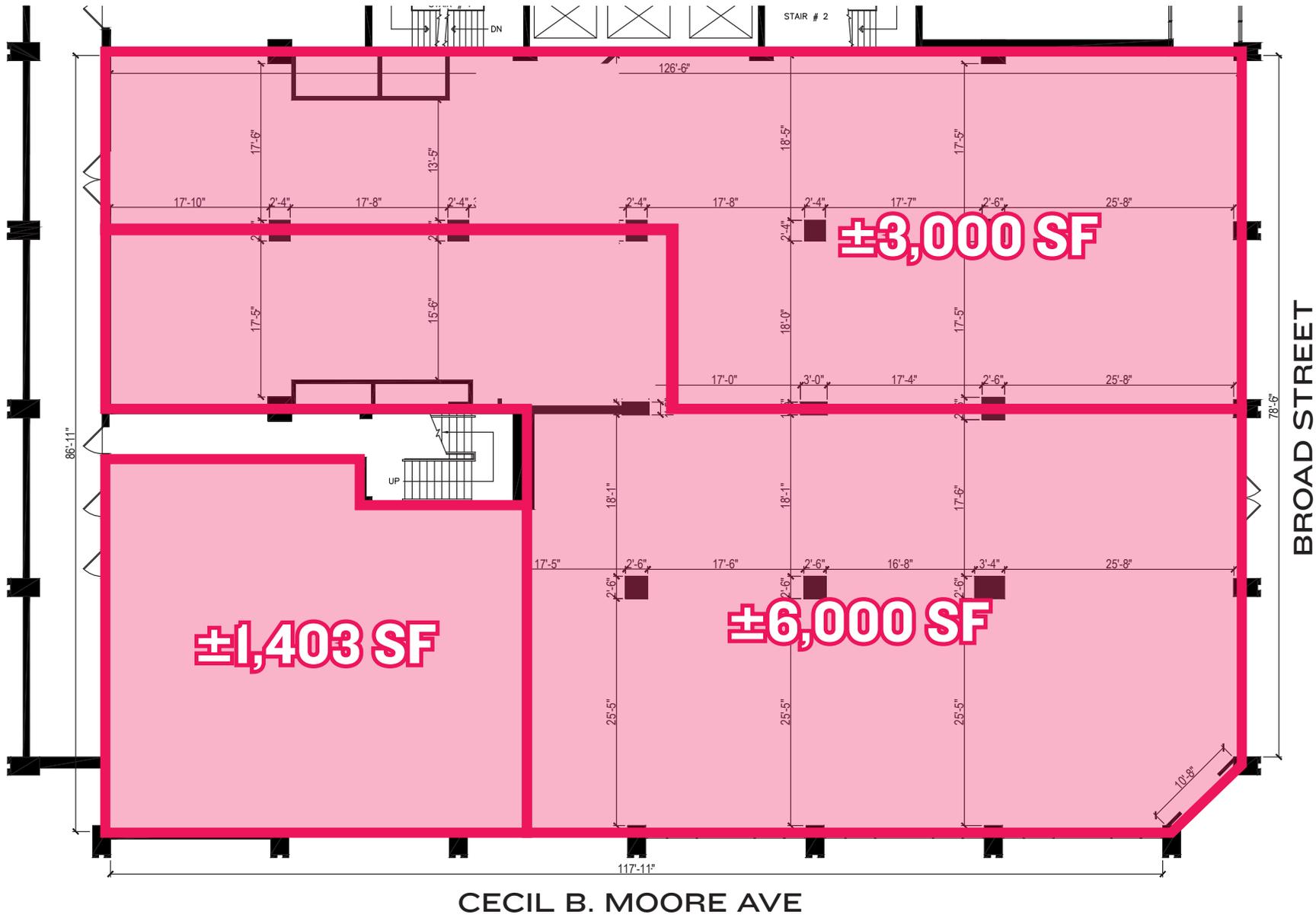
EST. POPULATION		EST. EMPLOYEES	
.5 mi	28,496	.5 mi	6,579
1 mi	86,599	1 mi	15,742
2 mi	260,869	2 mi	199,984

**TRAFFIC**  
42,916 VPD ON  
N BROAD STREET

The information contained herein has been obtained from sources deemed reliable. MSC cannot verify it and makes no guarantee, warranty or representation about its accuracy. Any projections, opinions, assumptions or estimates provided by MSC are for discussion purposes only and do not represent the current or future performance of a property, location or market.



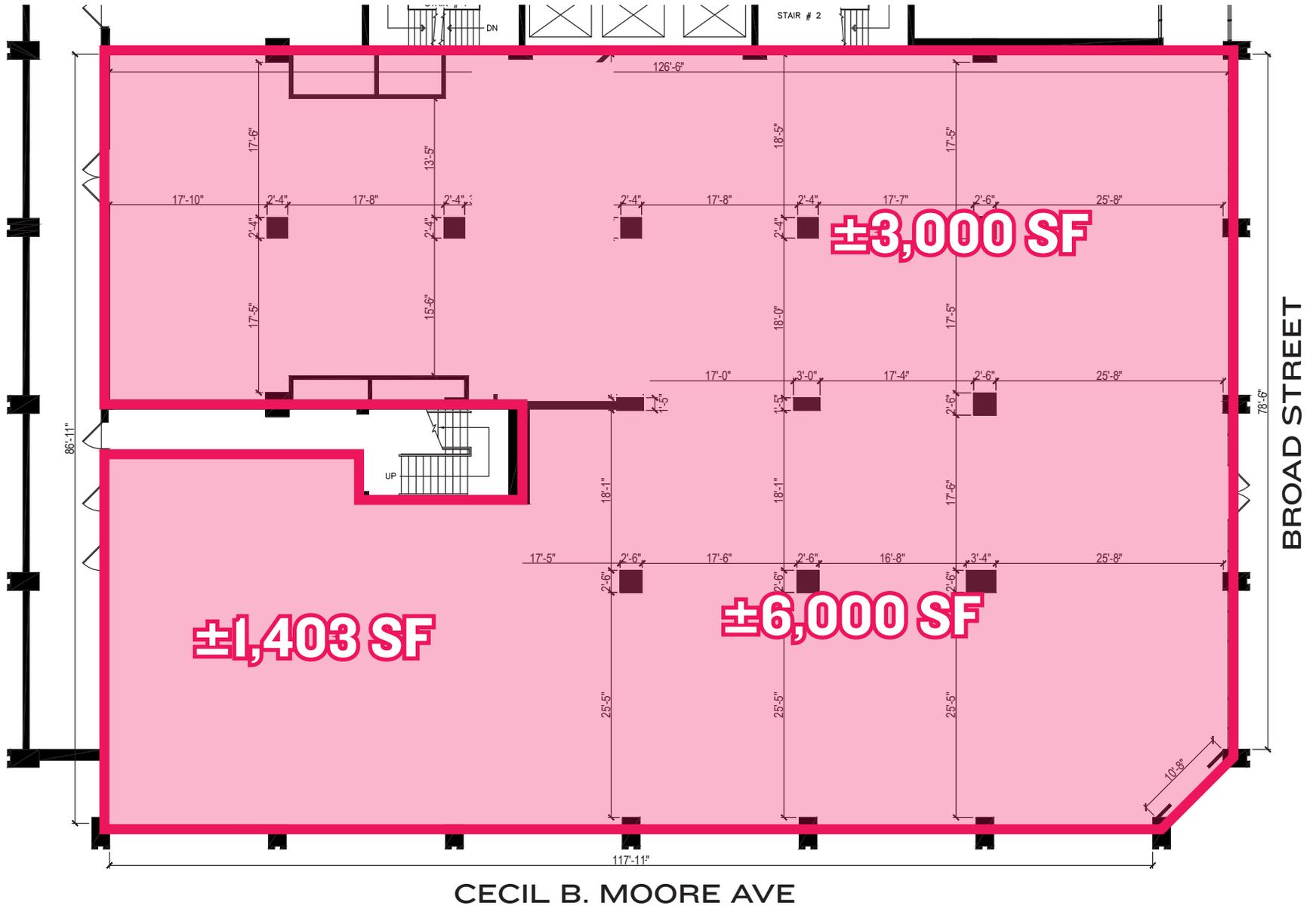
POTENTIAL DEMISING PLAN



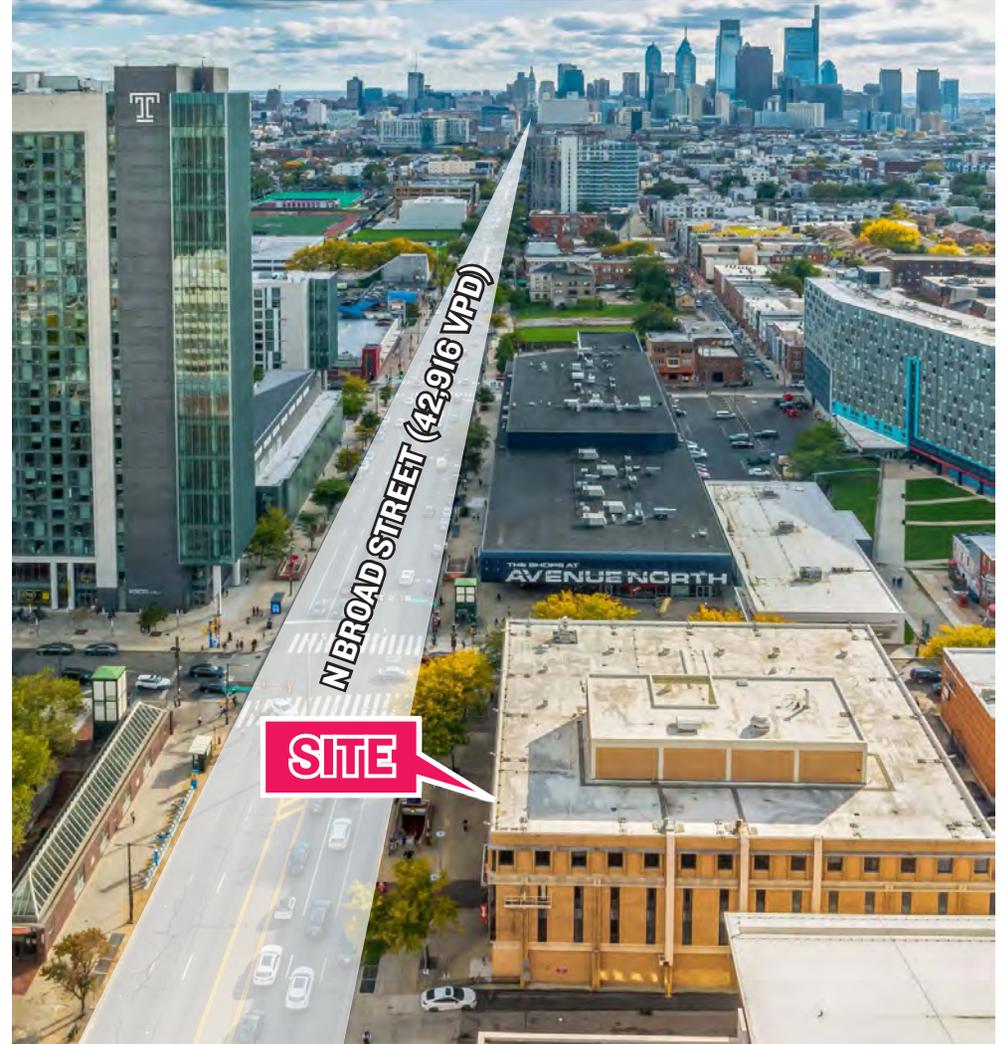
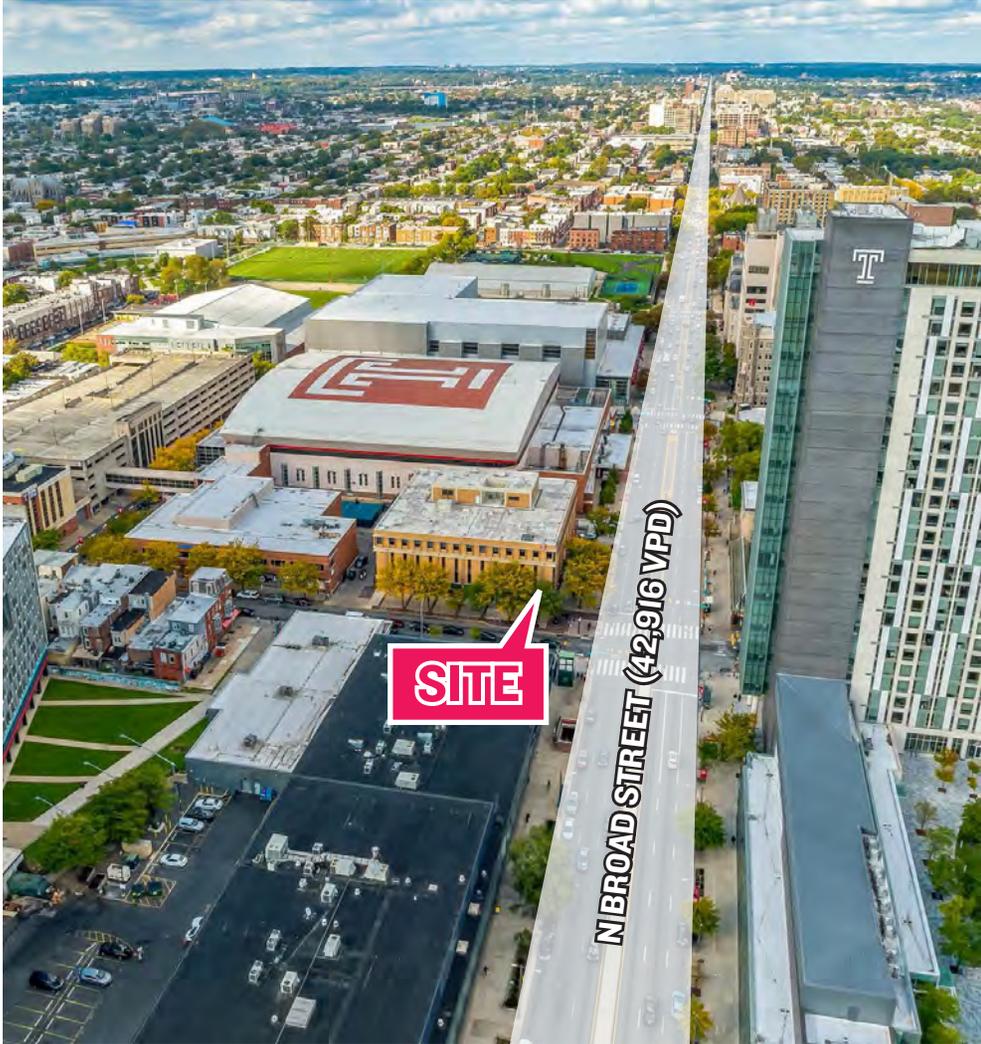
CECIL B. MOORE AVE

The information contained herein has been obtained from sources deemed reliable. MSC cannot verify it and makes no guarantee, warranty or representation about its accuracy. Any projections, opinions, assumptions or estimates provided by MSC are for discussion purposes only and do not represent the current or future performance of a property, location or market.

# SITE PLAN



PHOTOS



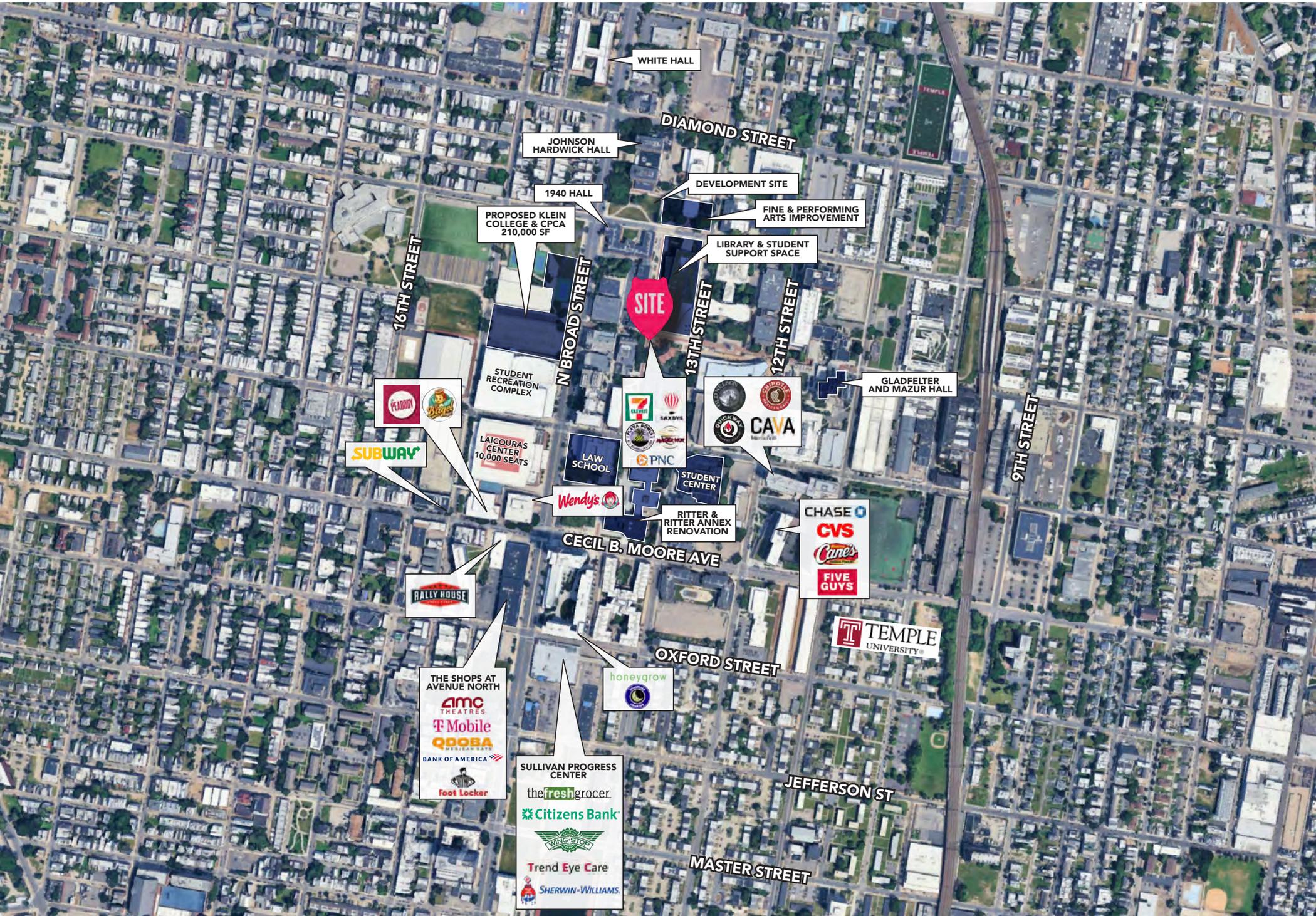
# INTERIOR PHOTO



The information contained herein has been obtained from sources deemed reliable. MSC cannot verify it and makes no guarantee, warranty or representation about its accuracy. Any projections, opinions, assumptions or estimates provided by MSC are for discussion purposes only and do not represent the current or future performance of a property, location or market.

**MSC**

AERIAL



WHITE HALL

JOHNSON HARDWICK HALL

1940 HALL

PROPOSED KLEIN COLLEGE & CPCA  
210,000 SF

DIAMOND STREET

DEVELOPMENT SITE

FINE & PERFORMING ARTS IMPROVEMENT

LIBRARY & STUDENT SUPPORT SPACE

16TH STREET

N BROAD STREET

SITE

13TH STREET

12TH STREET

FLORIO  
BIBB

STUDENT RECREATION COMPLEX

SUBWAY

LAICOURAS CENTER  
10,000 SEATS

LAW SCHOOL

7  
ELEVAT  
SABYS  
PNC

CAVA

GLADFELTER AND MAZUR HALL

9TH STREET

RALLY HOUSE

CECIL B. MOORE AVE

CHASE  
CVS  
Cane's  
FIVE GUYS

THE SHOPS AT AVENUE NORTH

AMC THEATRES  
T-Mobile  
QDOBA  
BANK OF AMERICA  
Foot Locker

honeygrow

OXFORD STREET

TEMPLE UNIVERSITY

SULLIVAN PROGRESS CENTER  
the Fresh Grocer  
Citizens Bank  
WING-STORE  
Trend Eye Care  
SHERWIN-WILLIAMS

JEFFERSON ST

MASTER STREET

# MSC

**MATTHEW COOPER**

mcooper@hellomsc.com

215.883.7388

**MATTHEW STEIN**

mstein@hellomsc.com

215.883.7407

