



FOR LEASE OR SALE

2501 North 15th Street

Philadelphia, Pennsylvania

Last Mile Distribution Warehouse & Fleet Storage

DESIGNATED OPPORTUNITY ZONE!



Building Highlights

- +/- 95,000 SF Available for Lease or Sale
- Built in 1918
- 20' Clearance Height
- 2 Drive-Ins 16'w x 20' h
- Concrete block masonry construction
- Wet Sprinkler System
- Located in a designated Opportunity Zone



For more information, please contact:

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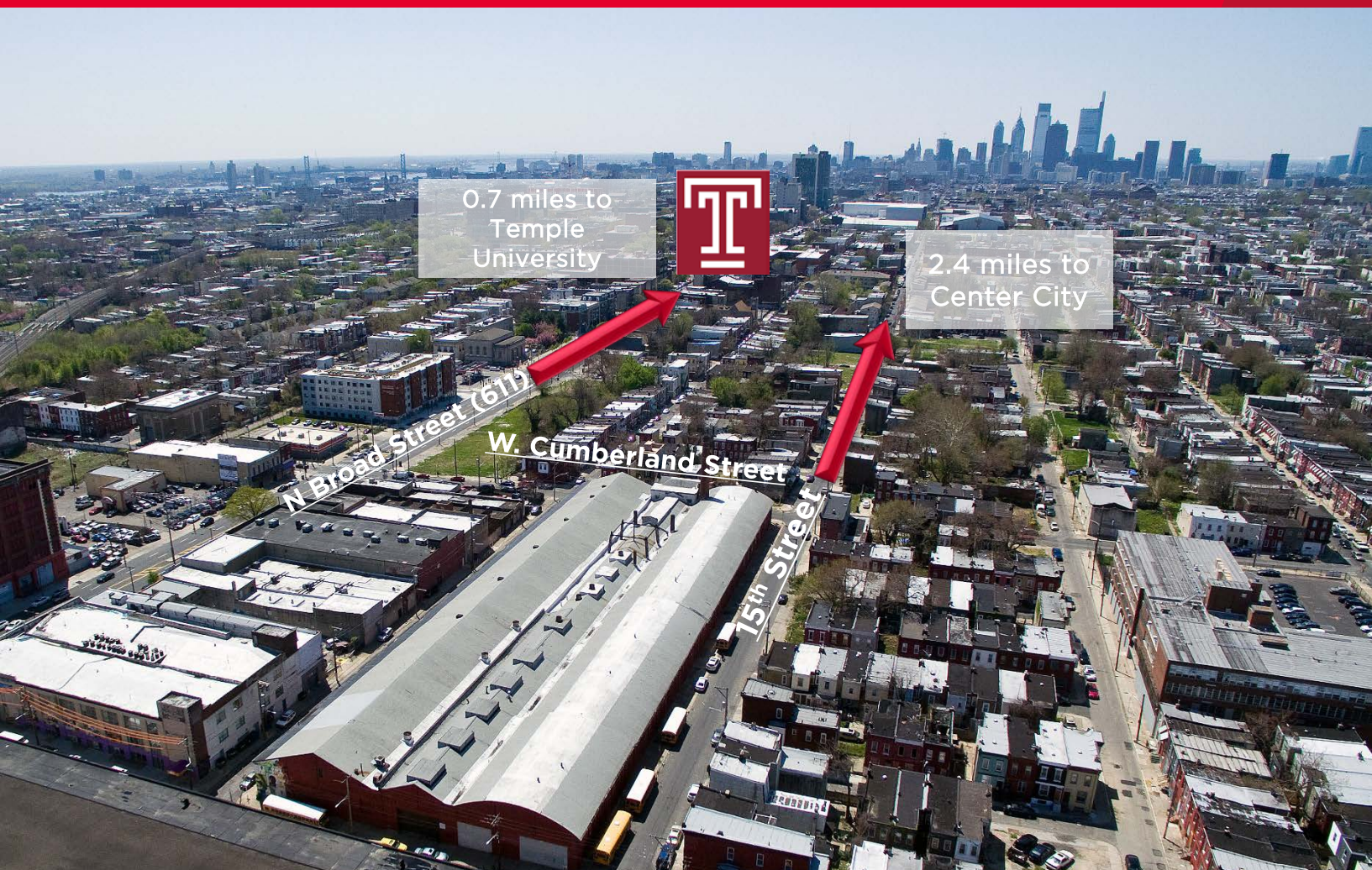


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Site Features

- +/- 2.04 AC land
- Full city block with frontage on four streets
- 2.4 miles North of Center City
- 0.7 miles from Temple University
- Nearby access to I-276 (PA Turnpike)
- Population of 1, 085,269 in a 5 mile radius
- Lower North Philadelphia Industrial Submarket

Public Transportation

- Convenient to SEPTA Broad Street Line, Regional Rail, and Bus Routes 2,4,16, and 54
- 15.1 miles from the Philadelphia International Airport
- 4 minute walk to North Broad Transit Stop
- 6 minute walk to the North Philadelphia Transit Stop (Broad Street Line)

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