

# 1958 N. FRONT STREET PHILADELPHIA, PA

UP TO 4,325 SF (DIVISIBLE) RETAIL/RESTAURANT SPACE  
AVAILABLE FOR LEASE



get in touch.

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**57,898**  
POPULATION  
WITHIN 1 MILE



**2023**  
DELIVERY

**46**  
RESIDENTIAL  
UNITS



**±4,325**  
SQUARE FEET OF  
RESTAURANT/  
RETAIL



**Adjacent to the vibrant  
Northern Liberties  
neighborhood of  
Philadelphia**





# HIGHLIGHTS

**205,731**

Population (2 Mile Radius)

**\$134,341**

Average Household Income

**33.4**

Median Age

**\$488,276**

Average Home Value

**42.5%**

Population Growth  
(2010-2020)

**14,985**

Open Business  
(2 Mile Radius)

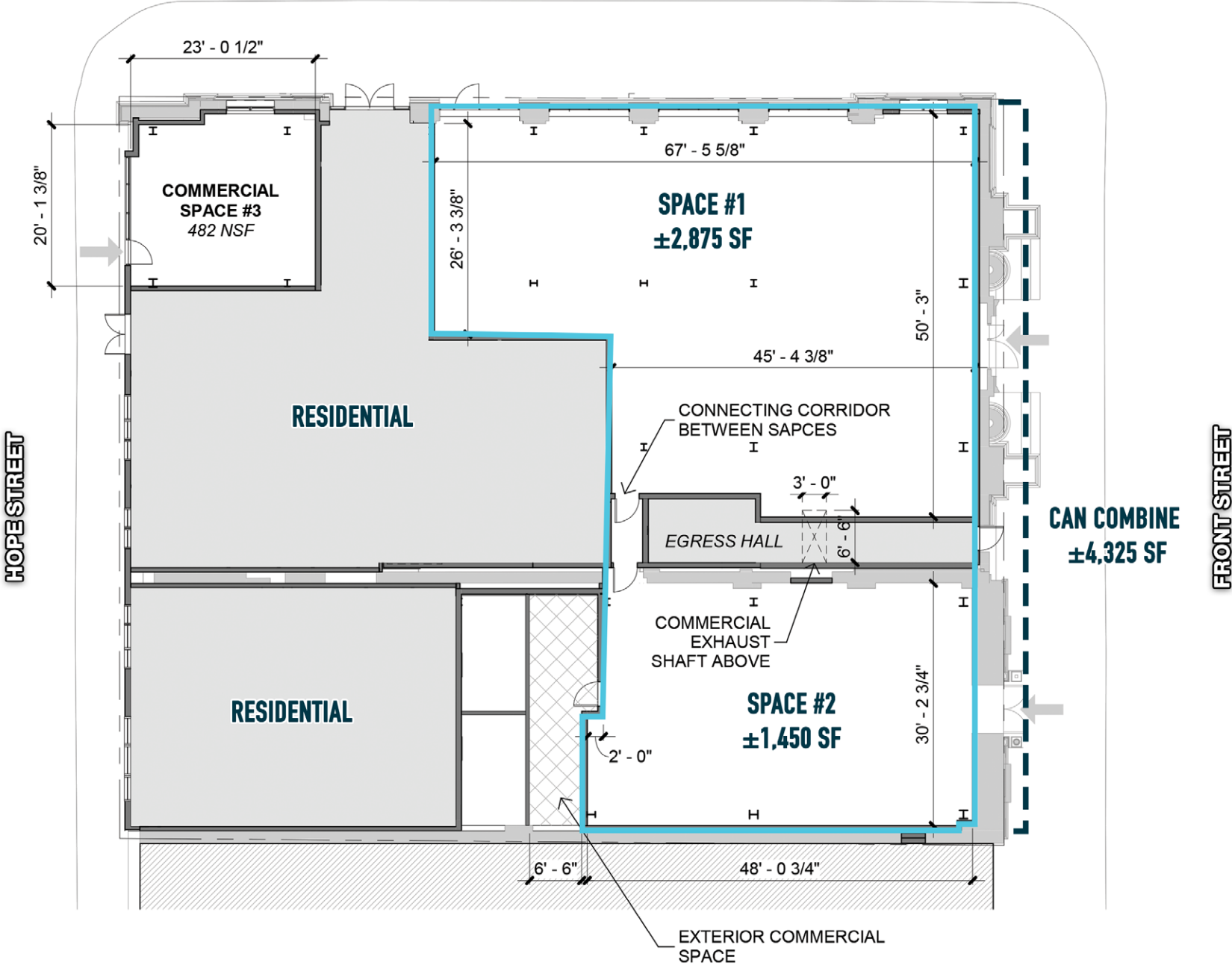
**255,530**

Employees (2 Mile Radius)

**324,097**

Daytime Population

NORRIS STREET

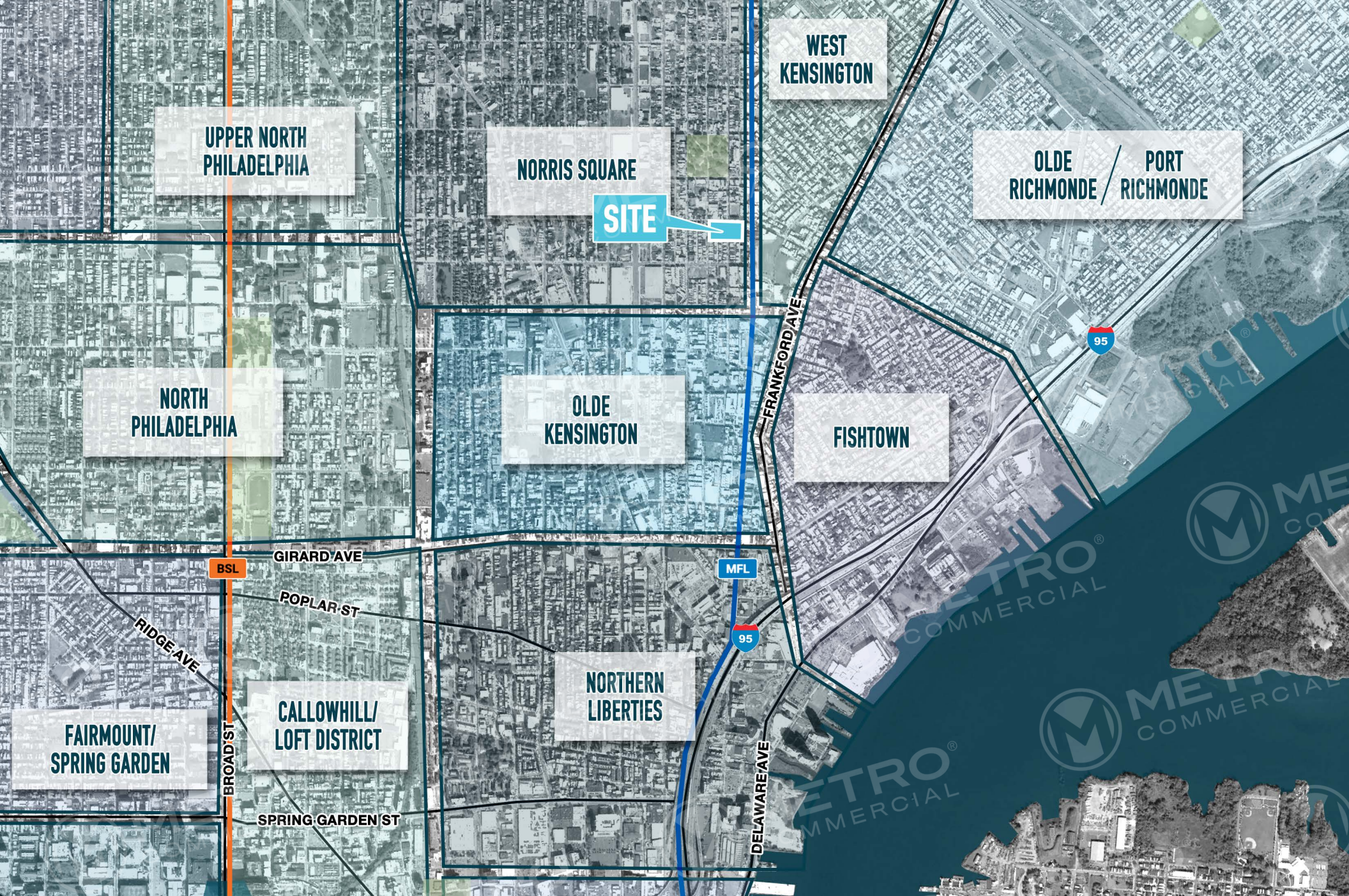


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UPPER NORTH PHILADELPHIA

NORRIS SQUARE

WEST KENSINGTON

OLDE RICHMONDE / PORT RICHMONDE

SITE

NORTH PHILADELPHIA

OLDE KENSINGTON

FISHTOWN

BSL

GIRARD AVE

MFL

POPLAR ST

95

RIDGE AVE

NORTHERN LIBERTIES

FAIRMOUNT / SPRING GARDEN

CALLOWHILL / LOFT DISTRICT

BROAD ST

SPRING GARDEN ST

DELAWARE AVE

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## NOTABLE AREA RESIDENTIAL

	# of Units	
1	Paperbox Studios	Artist Lofts
2	Crane Arts Building	Artist Lofts
3	Billy Penn Studios	Artist Lofts
4	Dwell	320
5	Liberty Square	200
6	Umbrella Factory	180
7	Onion Flats	88
8	Bank Flats	28
9	Northern Treaty Lofts	18
10	2021-35 N Front St	30
11	Harbisons Dairy	86
12	G80NE	50
13	N5 Square	61

## PROPOSED RESIDENTIAL

	# of Units	
1	1828 N Front St	70
2	1817-19 N 2nd St	28
3	1900-22 N Front St	105
4	175 W Oxford St	163
5	408 Cecil B. Moore	146
6	1307-53 Germantown Ave	190
7	Graffiti Pyramid	144
8	Gretz Brewery	220
9	1700-30 N Howard St	103
10	1525 N American St	100
11	1901 N American St	286
12	1700 N American St	200
13	1705 N American St	179
14	1801-59 N American St	110
15	1730-54 N 2nd St	115
16	1640-48 N Hancock St	110
17	1700 N Front St	178
18	1321-25 & 1350-54 N Front	51
19	1600 N 11th St	320
20	1359 Frankford Ave	61
21	1401 E Susquehanna Ave	45
22	1952-58 N Front St	46
23	1148 Frankford Ave	59

## UNDER CONSTRUCTION RESIDENTIAL

	# of Units	
1	1731-39 Tilghman St	32
2	1701-17 N 2nd St	88
3	1712-28 N 2nd St	54
4	The Cecil	43
5	The Gotham	142
6	150 & 171 W Berks St	152
7	Moscow & Monica	125
8	Avenue 5	147
9	1613-27 Germantown Ave	40
10	Piazza Terminal	1,100
11	North Liberty Triangle	84
12	1324 Frankford Ave	50
13	El Magnet	43
14	1600 N Front St	38
15	2013-2015, 2037-41 & 2038-54 N Front St	87
16	1805 N Howard St	45
17	Copper Flats	80
18	2020 Dreer St	24
19	102-06 W Berks St	28
20	The Clay Studio	Artist Lofts
21	528-40 W Oxford St	30



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# NORRIS STREET ELEVATION



# FRONT STREET ELEVATION



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