

1600 W. Hunting Park Avenue
Philadelphia, PA 19140

For Lease
\$17/SF NNN
±3,622 SF Corner Retail



Property Overview

- **Free off-street parking** can be accessed via W. Hunting Park Ave & N. 16th St
- Located within a mixed use development featuring 40 apartment units
- On-site daycare

Location Overview

- Corner property
- Located at a signalized intersection on PA Route 13 with 19,700 average vehicles per day
- Located within a Federal Opportunity Zone
- 1.5 blocks from SEPTA's Broad Street line
- Strategically located adjacent to the intersection of Broad Street (PA Route 611) and Roosevelt Expressway (PA Route 1)
- 2 mile population: 209,771

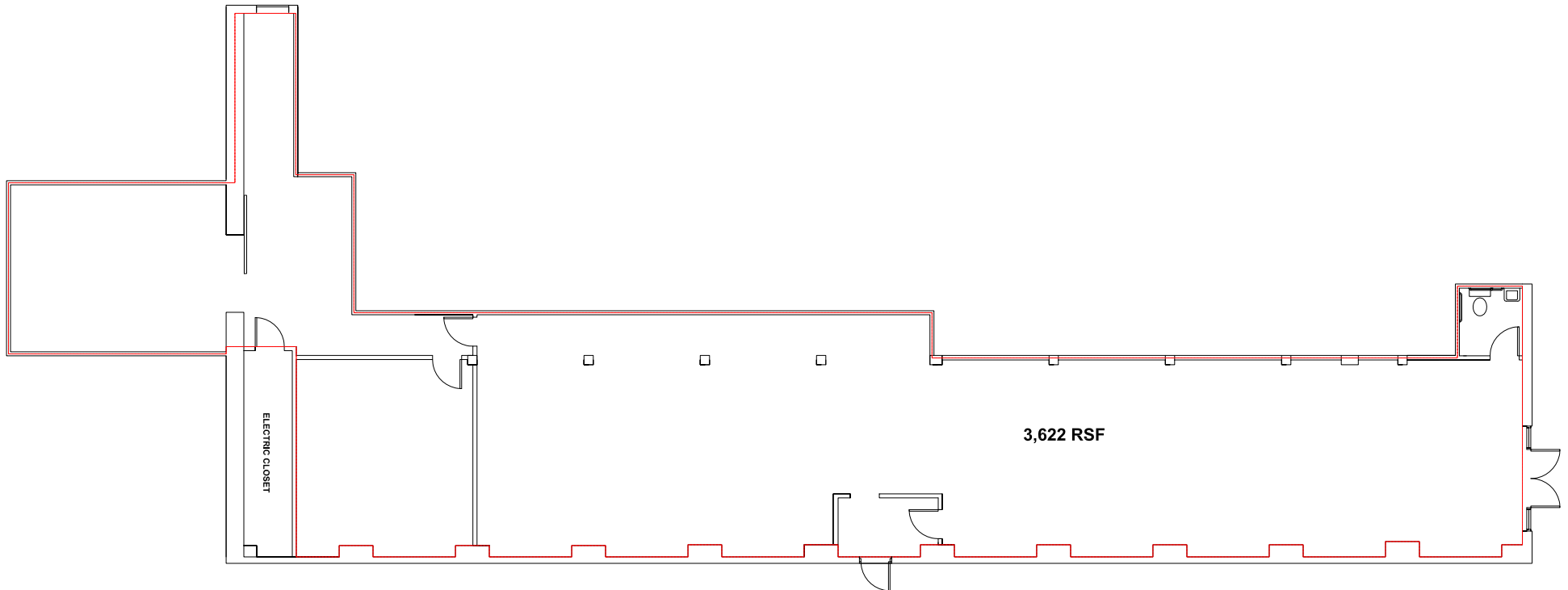


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Floor Plan



AVAILABLE RETAIL
1600 W. HUNTING PARK AVENUE
PHILADELPHIA, PA

19 APRIL 2023

1/16"=1'-0"



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Demographics



Radius	1 Mile		2 Mile		5 Mile	
Population						
2027 Projection	54,243		210,332		983,979	
2022 Estimate	54,473		209,771		977,193	
2010 Census	53,564		198,553		909,827	
Growth 2022 - 2027	-0.42%		0.27%		0.69%	
Growth 2010 - 2022	1.70%		5.65%		7.40%	
Households						
2027 Projection	19,205		76,341		390,569	
2022 Estimate	19,301		76,008		387,139	
2010 Census	19,038		71,093		355,782	
Growth 2022 - 2027	-0.50%		0.44%		0.89%	
Growth 2010 - 2022	1.38%		6.91%		8.81%	
2022 Households by HH Income						
	19,300		76,009		387,138	
<\$25,000	8,694	45.05%	33,265	43.76%	117,294	30.30%
\$25,000 - \$50,000	5,042	26.12%	19,279	25.36%	85,337	22.04%
\$50,000 - \$75,000	2,805	14.53%	10,837	14.26%	59,206	15.29%
\$75,000 - \$100,000	1,396	7.23%	5,105	6.72%	39,598	10.23%
\$100,000 - \$125,000	682	3.53%	2,943	3.87%	24,617	6.36%
\$125,000 - \$150,000	356	1.84%	1,601	2.11%	15,442	3.99%
\$150,000 - \$200,000	181	0.94%	1,411	1.86%	20,056	5.18%
\$200,000+	144	0.75%	1,568	2.06%	25,588	6.61%
2022 Avg Household Income						
	\$40,430		\$45,752		\$72,244	
2022 Med Household Income						
	\$29,401		\$30,485		\$46,468	



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Consumer Spending



2022 Annual Spending (\$000s)	1 Mile	2 Mile	5 Mile
Total Specified Consumer Spending	\$363,870	\$1,507,361	\$9,575,352
Total Apparel	\$27,570	\$109,011	\$584,312
Women's Apparel	10,298	40,746	224,077
Men's Apparel	5,050	19,970	113,334
Girl's Apparel	2,066	8,236	42,459
Boy's Apparel	1,573	6,284	31,860
Infant Apparel	1,548	6,223	31,989
Footwear	7,035	27,552	140,594
Total Entertainment & Hobbies	\$51,634	\$211,514	\$1,334,302
Entertainment	5,097	21,113	128,119
Audio & Visual Equipment/Service	17,136	68,279	388,999
Reading Materials	562	2,542	20,831
Pets, Toys, & Hobbies	6,941	30,094	224,258
Personal Items	21,899	89,486	572,095
Total Food and Alcohol	\$115,419	\$472,619	\$2,846,537
Food At Home	73,636	291,370	1,570,487
Food Away From Home	36,892	158,612	1,097,668
Alcoholic Beverages	4,891	22,637	178,382
Total Household	\$59,727	\$246,847	\$1,622,034
House Maintenance & Repair	16,546	62,158	337,642
Household Equip & Furnishings	22,956	95,984	626,126
Household Operations	16,319	69,685	478,907
Housing Costs	3,906	19,021	179,359



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Consumer Spending (cont'd)



2022 Annual Spending (\$000s)	1 Mile	2 Mile	5 Mile
Total Transportation/Maint.	\$78,894	\$333,137	\$2,173,328
Vehicle Purchases	25,674	114,472	823,164
Gasoline	25,829	104,223	598,744
Vehicle Expenses	4,922	18,353	102,771
Transportation	12,217	52,228	363,650
Automotive Repair & Maintenance	10,253	43,861	284,998
Total Health Care	\$15,621	\$64,388	\$420,629
Medical Services	8,484	35,970	247,072
Prescription Drugs	4,957	19,697	120,473
Medical Supplies	2,180	8,721	53,084
Total Education/Day Care	\$15,004	\$69,845	\$594,210
Education	10,330	46,655	376,330
Fees & Admissions	4,674	23,190	217,880



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