



**122-24 ARCH STREET**  
PHILADELPHIA, PA

AVAILABLE FOR SALE

10,240 SF  
0.1 Acres

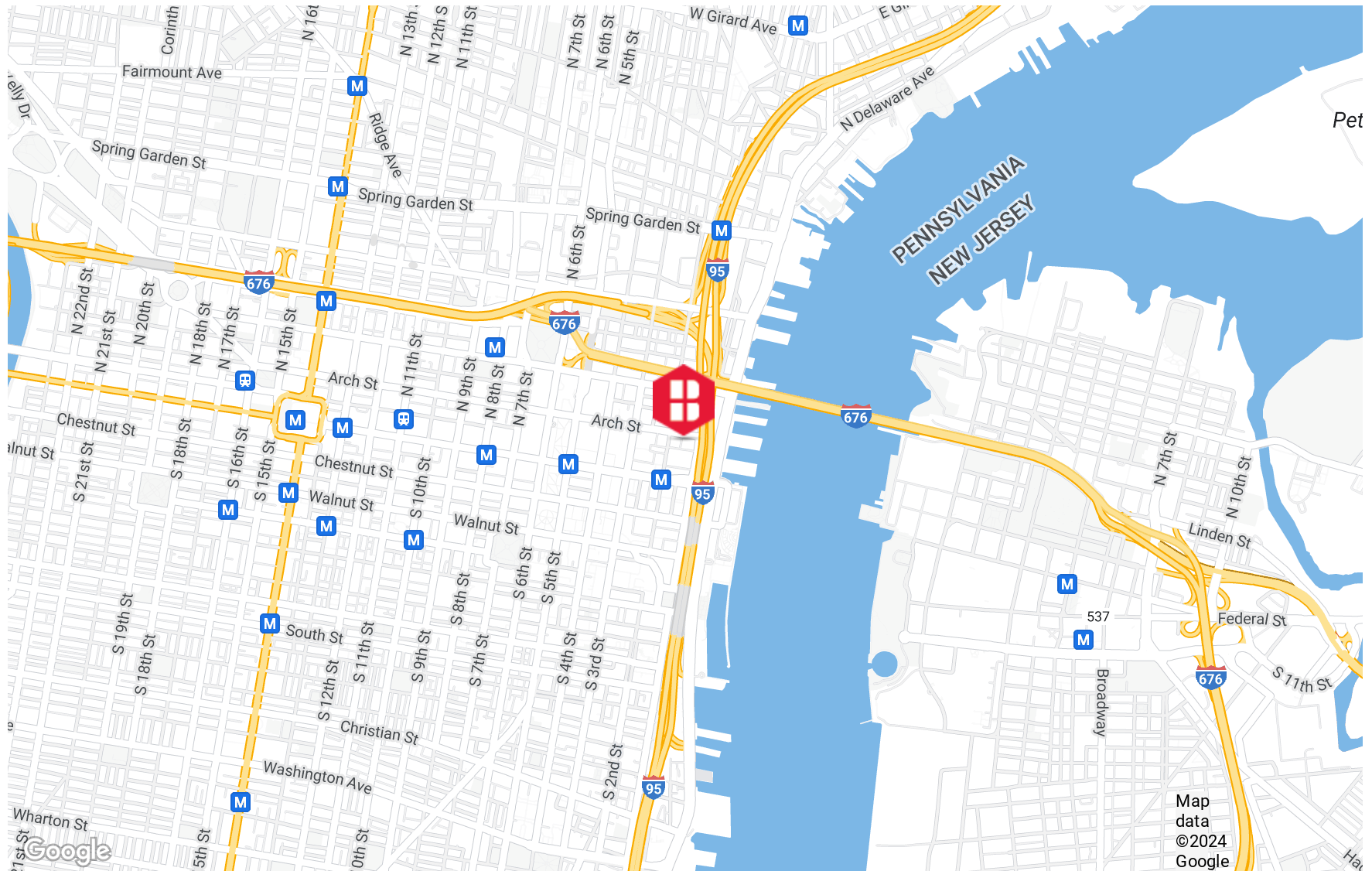
## PROPERTY HIGHLIGHTS

- 10,240 SF
- .10 Acres
- 25' Frontage on Arch St
- Zoned CMX3-Community Commercial Mixed-Use
- Est. 2024 Taxes \$27,864
- This property presents an exceptional chance to secure an asset situated in one of Center City Philadelphia's most sought-after commercial areas. Conveniently located near various SEPTA routes and major highways, the property is also just under one mile from the Ben Franklin Bridge.





## AREA MAP



## DEMOGRAPHICS MAP & REPORT

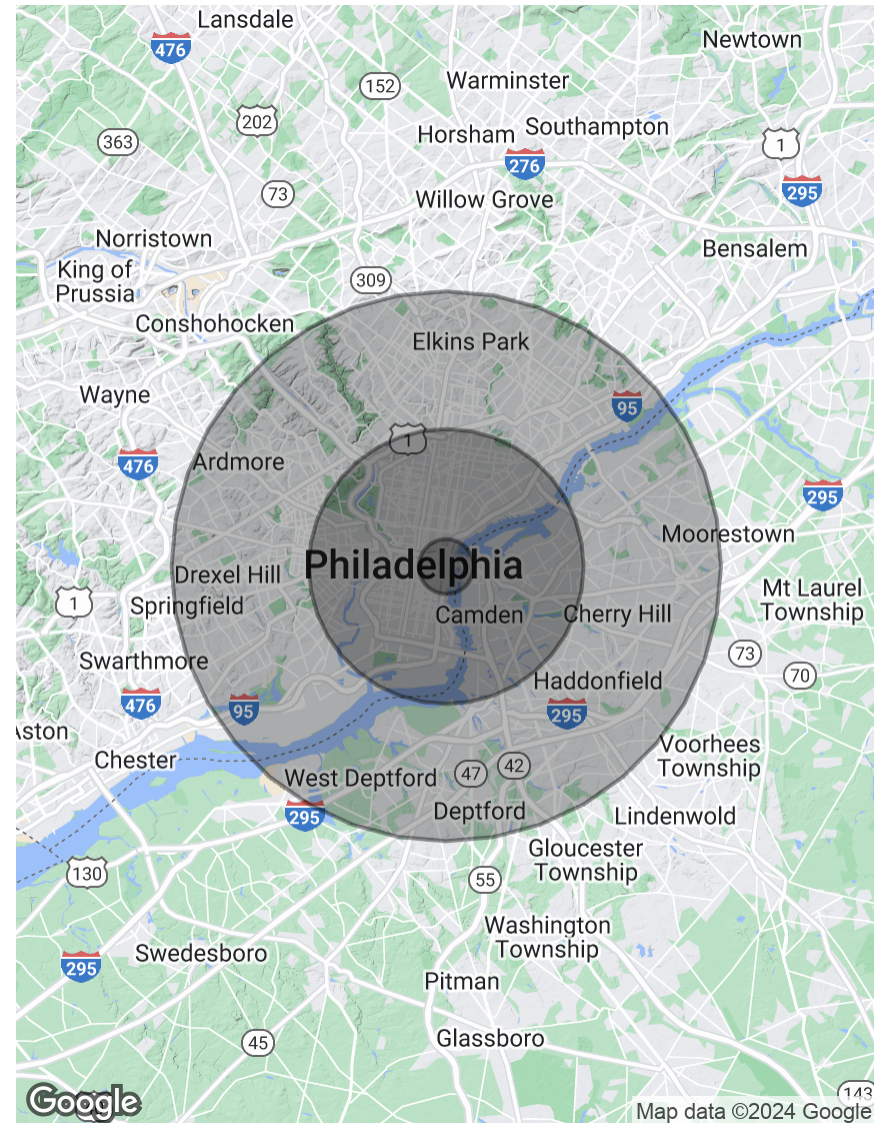
### POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	37,045	854,964	2,200,830
Average Age	38.4	34.5	36.9
Average Age (Male)	38.4	33.5	35.4
Average Age (Female)	38.4	36.0	38.6

### HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	21,644	392,745	947,107
# of Persons per HH	1.7	2.2	2.3
Average HH Income	\$125,856	\$65,218	\$72,782
Average House Value	\$513,512	\$219,750	\$211,098

2020 American Community Survey (ACS)





# CONTACT



**Christopher Pennington**  
Partner & Senior Vice President  
**215.448.6053**  
cpennington@binswanger.com



**Mike Pennington**  
Vice President  
**215.448.6091**  
mpennington@binswanger.com



Three Logan Square  
1717 Arch Street, Suite 5100  
Philadelphia, PA 19103  
Phone: 215.448.6000  
binswanger.com

The information contained herein is from sources deemed reliable, but no warranty or representation is made as to the accuracy thereof and no liability may be imposed.