



DEVELOPMENT/INVESTMENT OPPORTUNITY

1406-30 W. CHELTENHAM AVE



AVAILABLE

4,308 Sq. Ft. situated on .44 acres

SUBJECT PROPERTY

1406, 1410-1426, 1428, & 1430 W. Cheltenham Avenue, Philadelphia, PA

PROPERTY OVERVIEW

4,308 Sq. Ft. of prime commercial redevelopment opportunity situated on .45 acres located directly on highly traveled Cheltenham Avenue

ZONING

CMX -2 Small Scale Neighborhood Commercial and Residential Mixed Use (City of Philadelphia)

TAXES

\$6,482.47 (Estimated 2018)

FRONTAGE (Approximate)

Cheltenham Ave - 237'

AADT (Estimated Daily Traffic Volume):

35,000-40,000 Vehicles (Intersection of Cheltenham Avenue & York Rd)

PUBLIC TRANSPORTATION

Property is served by SEPTA routes 16,22, and the Broad Street Line

LOCATION OVERVIEW

The property is located in the West Oak Lane neighborhood of Philadelphia, offering almost immediate access to Broad St and Route 309 with nearby access to all major regional highways and Center City Philadelphia.

For more information contact

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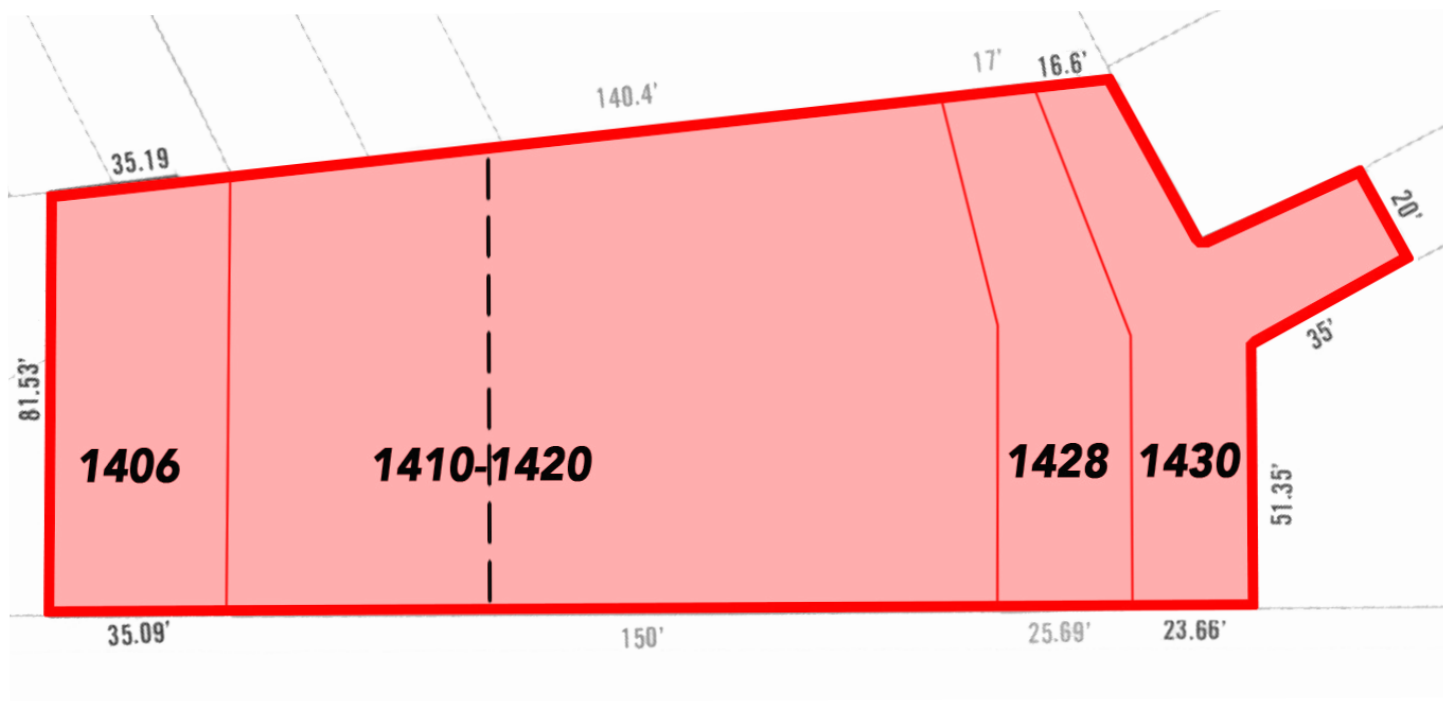
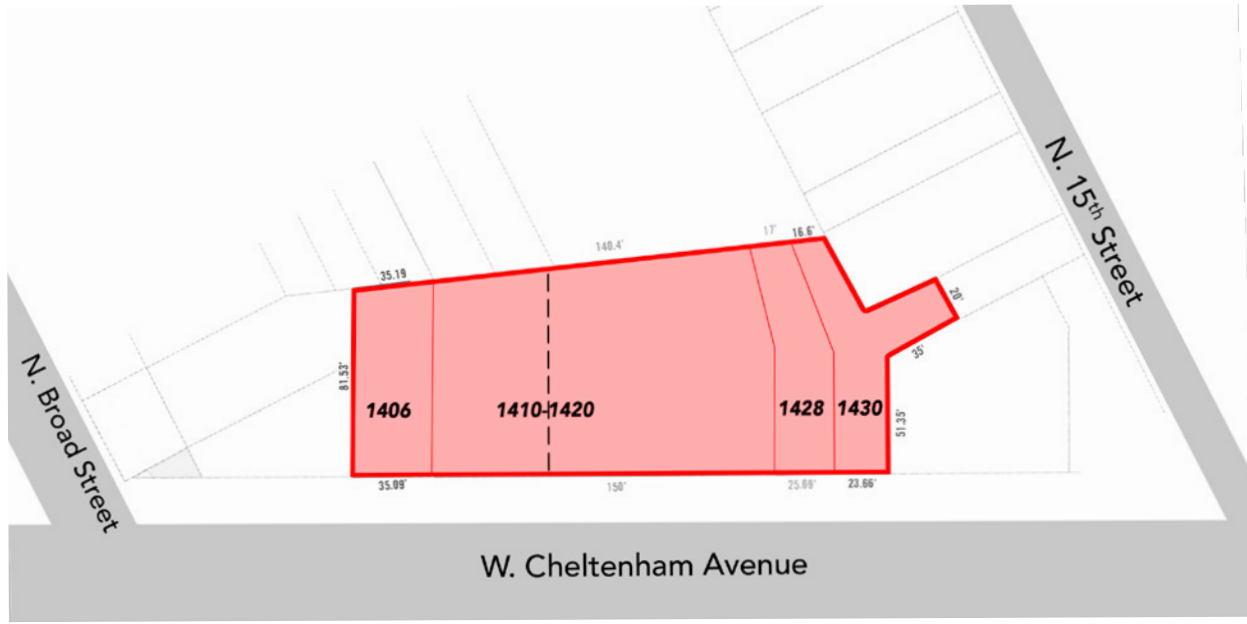
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SITE PLAN



AREA MAP

