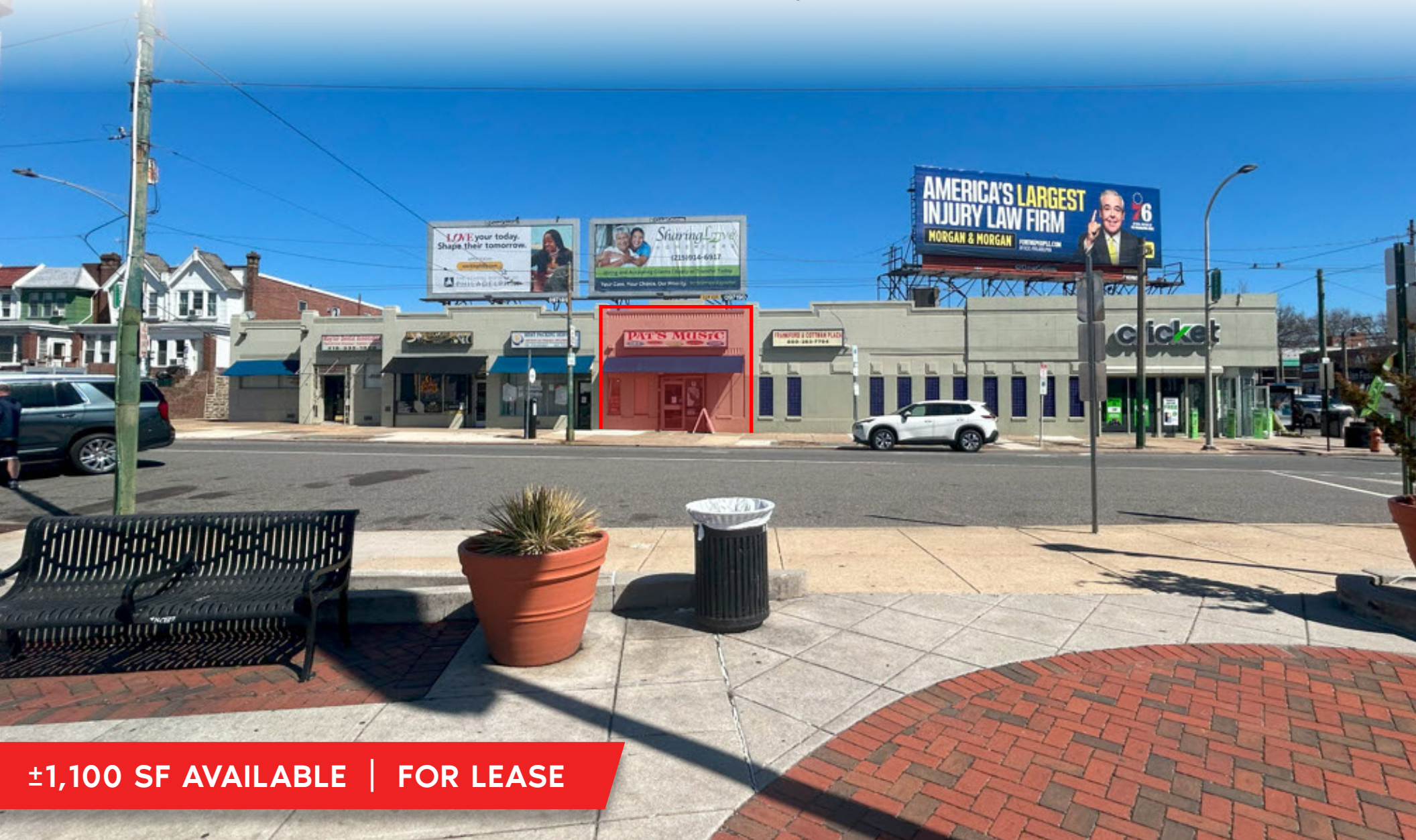


# 7302-7310 FRANKFORD AVENUE

PHILADELPHIA, PA | 19136



±1,100 SF AVAILABLE | FOR LEASE



Anthony Curcio | Cell: 484.571.5764  
For Lease Information: 610.321.1111 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)



COMMERCIAL BROKERAGE. *Redefined.*

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## PROPERTY HIGHLIGHTS

- Corner Property
- Highly visible from Cottman Avenue
- Extremely dense population in a 5 mile radius (547,749 people)
- Nearby retail includes:



**DUNKIN'** *Walgreens*



DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
TOTAL POPULATION	50,298	280,171	567,749
TOTAL EMPLOYEES	7,623	53,474	146,982
AVERAGE HHI	\$83,683	\$86,095	\$93,276
TOTAL HOUSEHOLDS	19,758	108,640	215,959

### TRAFFIC COUNTS:

**FRANKFORD AVE** ± 19,000 VPD | **COTTMAN AVE** ± 23,000 VPD  
**I-95** ± 80,000 VPD | **ROOSEVELT BLVD** ± 32,000 VPD



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## MARKET OVERVIEW



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## OUR LOCATIONS:

### YORK OFFICE:

3528 Concord Rd.  
York, PA 17402

### LANCASTER OFFICE:

150 Farmington Lane, Suite 201  
Lancaster, PA 17601

### EXTON OFFICE:

1 E. Uwchlan Ave.  
Suite 409, Exton, PA 19341

### STATE COLLEGE OFFICE:

330 Innovation Blvd, Suite 205  
State College, PA 16803

### NEW JERSEY OFFICE:

236 E. Route 38, Suite 130  
Moorestown, NJ 08057

## LISTING AGENTS:



### Anthony Curcio

ACurcio@bennettwilliams.com



## About Bennett Williams

Since its founding in 1956, Bennett Williams Commercial, Inc. has offered full Commercial Real Estate services to the Central Pennsylvania region and beyond. We have served thousands of commercial, industrial and retail clients as we have grown in size and reputation. With our team of both experienced and knowledgeable executives as well as young and energetic professionals, we have the team to handle any commercial real estate need.

Bennett Williams is a member of the Retail Brokers Network (RBN), a partnership of the best regional retail brokerage firms servicing all of the major markets across the United States. Our affiliates are handpicked ensuring that our clients receive top quality service and representation in any market they need help in, with 61 offices across 65+ markets and 700+ members.

### CONTACT US

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