

# 7302-7310 FRANKFORD AVENUE

PHILADELPHIA, PA | 19136



±2,390 SF AVAILABLE - WILL DIVIDE | 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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# 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.

At Bennett Williams, your investments are always in good hands. Our retail Investment sales group provides top notch investment sales services for all categories of retail investments for both buyers and sellers alike, whether institutional or local, throughout the Central Pennsylvania landscape. Whether the asset is a single or multi-tenant, we pride ourselves in going above and beyond the expectations of the client to achieve maximum results. With over 60 years under our belt, and over 25 licensed real estate professionals, we possess the knowledge, experience, and dedication trusted by many in the investment sales segment of the industry.



Bennett Williams is a member of the Capital Markets Real Estate Network, a nationwide network of professionals dedicated to, and specializing in the capital markets segment of commercial real estate. CMRE is comprised of the most highly-qualified, best-experienced independent Capital Market real estate professionals.



## LISTING AGENTS:

**Anthony Curcio**

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## OUR LOCATIONS:

### YORK OFFICE:

3528 Concord Rd.  
York, PA 17402

### EXTON OFFICE:

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

### WILLIAMSPORT OFFICE:

1000 Commerce Park Dr, Suite 310  
Williamsport, PA 17701

### LANCASTER OFFICE:

150 Farmington Lane, Suite 201  
Lancaster, PA 17601

### NEW JERSEY OFFICE:

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

### WEST CHESTER OFFICE:

107 E Chestnut St, Suite 107  
West Chester, PA 19380

## CONTACT US

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