

MSC — 3131 WALNUT STREET



★ AMPLE OUTDOOR SEATING ★

OWNED BY:



UNIVERSITY CITY | PHILADELPHIA, PA

Multiple SF opportunities - including a 3,231 SF 2nd Generation Restaurant



3131 WALNUT STREET

UNIVERSITY CITY | PHILADELPHIA, PA

**MULTIPLE SF OPPORTUNITIES
INCLUDING A 3,231 SF 2ND GENERATION RESTAURANT**

CONTACT

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JOIN THESE TENANTS



PROPERTY DETAILS

- Multiple SF opportunities at the ground floor of The Left Bank residential building (282 units)
- 3,231 SF vented restaurant on Chestnut Street (with ample outdoor patio space)
- 1,048 SF, 1,482 SF and 1,355 SF on Walnut Street (ideal for service or restaurant with a large take-out/delivery business)
- Conveniently located at the convergence of the University of Pennsylvania, Drexel University and University of the Sciences
- In immediate proximity to FMC Tower, Chestnut Square (mixed-use development), Evo at Cira Centre South (luxury apartment building) and walking distance to Center City South
- Steps away from Schuylkill Yards (\$3.5 billion mixed-use development: office, residential, commercial and retail)

DEMOGRAPHICS

- EST. POPULATION**
1 mi 67,213 | 3 mi 529,366 | 5 mi 956,532
- EST. TOTAL EMPLOYEES**
1 mi 132,768 | 3 mi 400,078 | 5 mi 560,226
- EST. AVG HH INCOME**
1 mi \$92,232 | 3 mi \$68,523 | 5 mi \$63,023

The information contained herein has been obtained from sources deemed reliable. MSC cannot verify it and makes no guarantee, warranty or representation about its accuracy. Any projections, opinions, assumptions or estimates provided by MSC are for discussion purposes only and do not represent the current or future performance of a property, location or market.



3131 WALNUT STREET

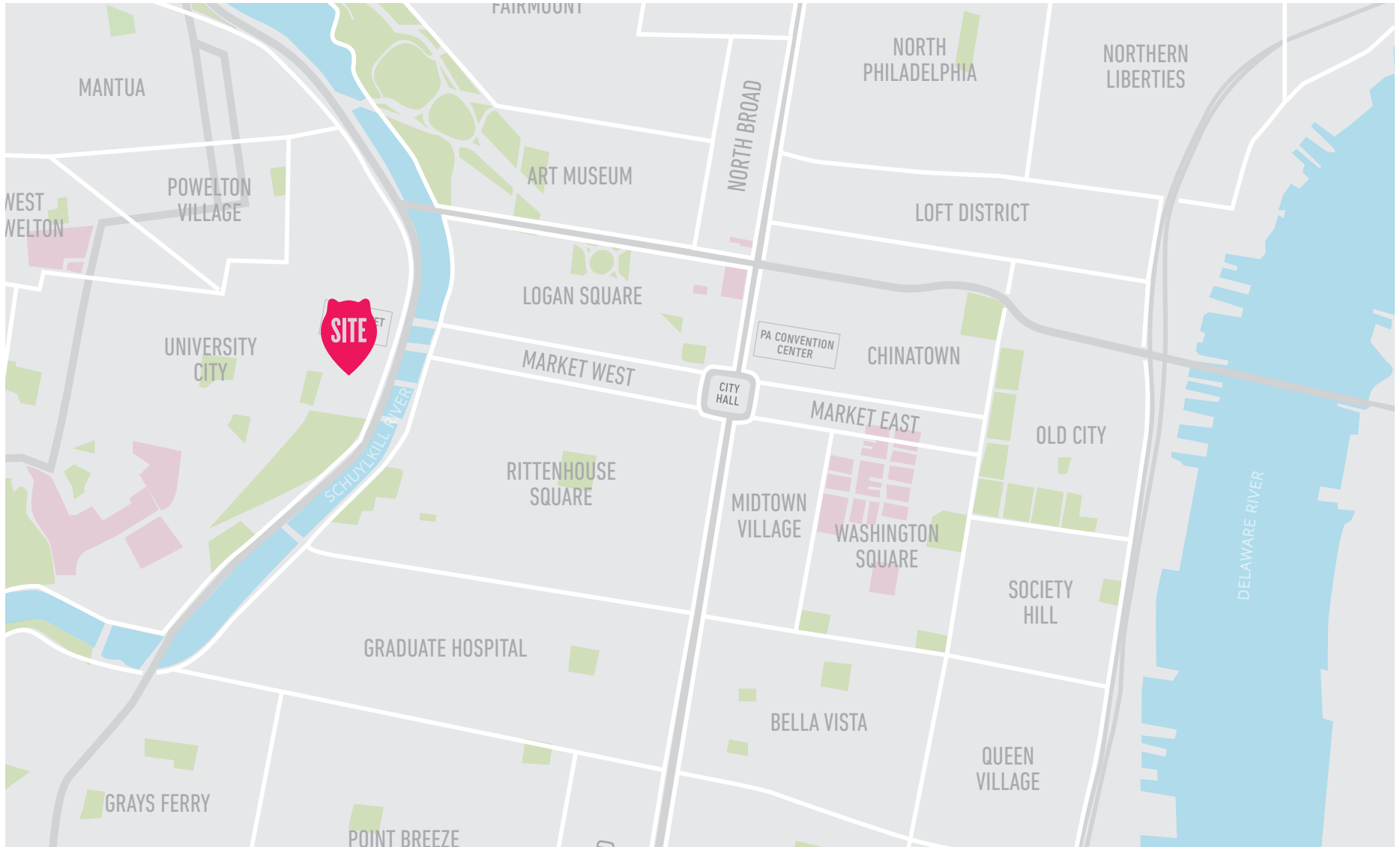
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SITE PLAN FOR CHESTNUT STREET (RESTAURANT SPACE)

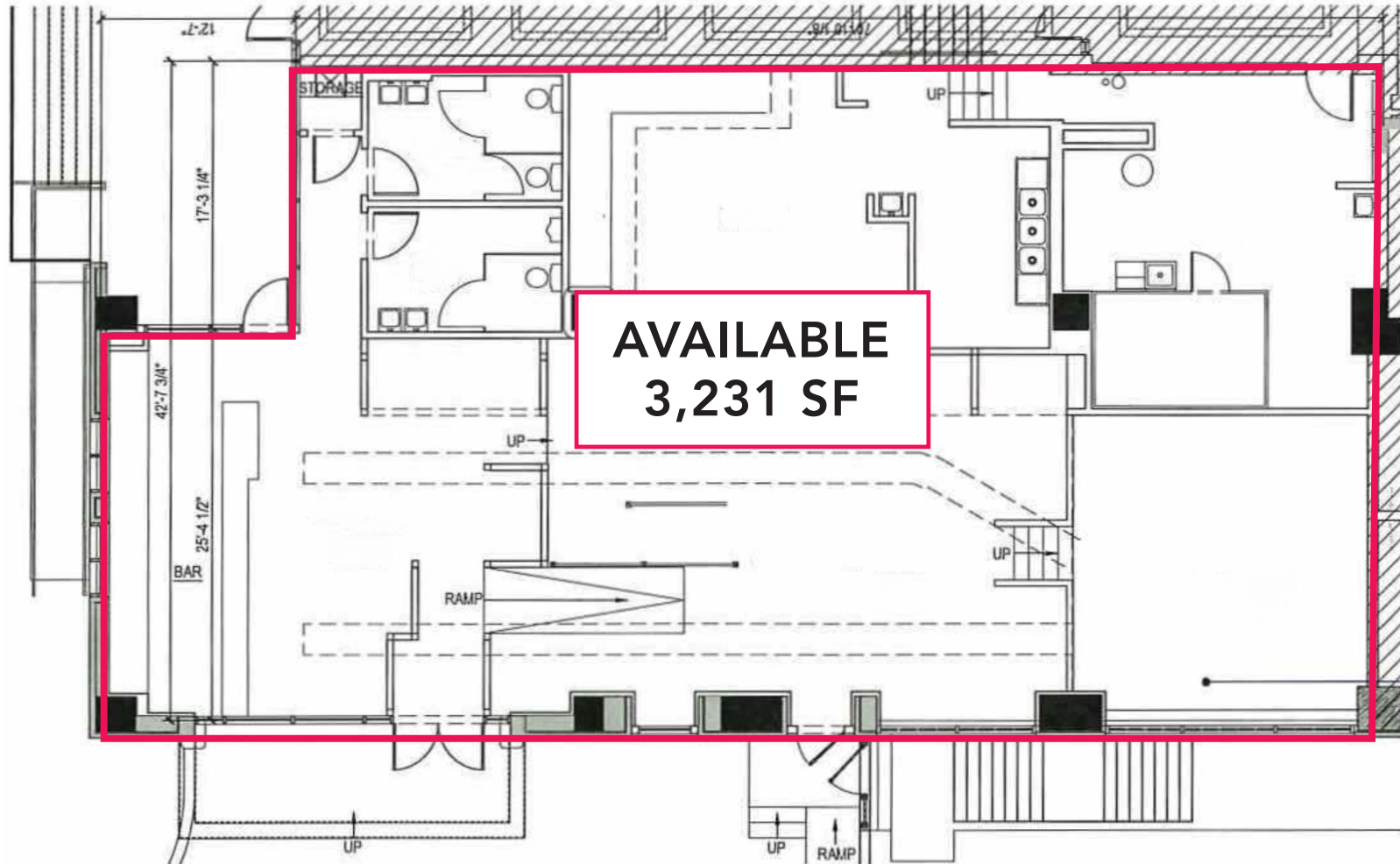
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CHESTNUT STREET



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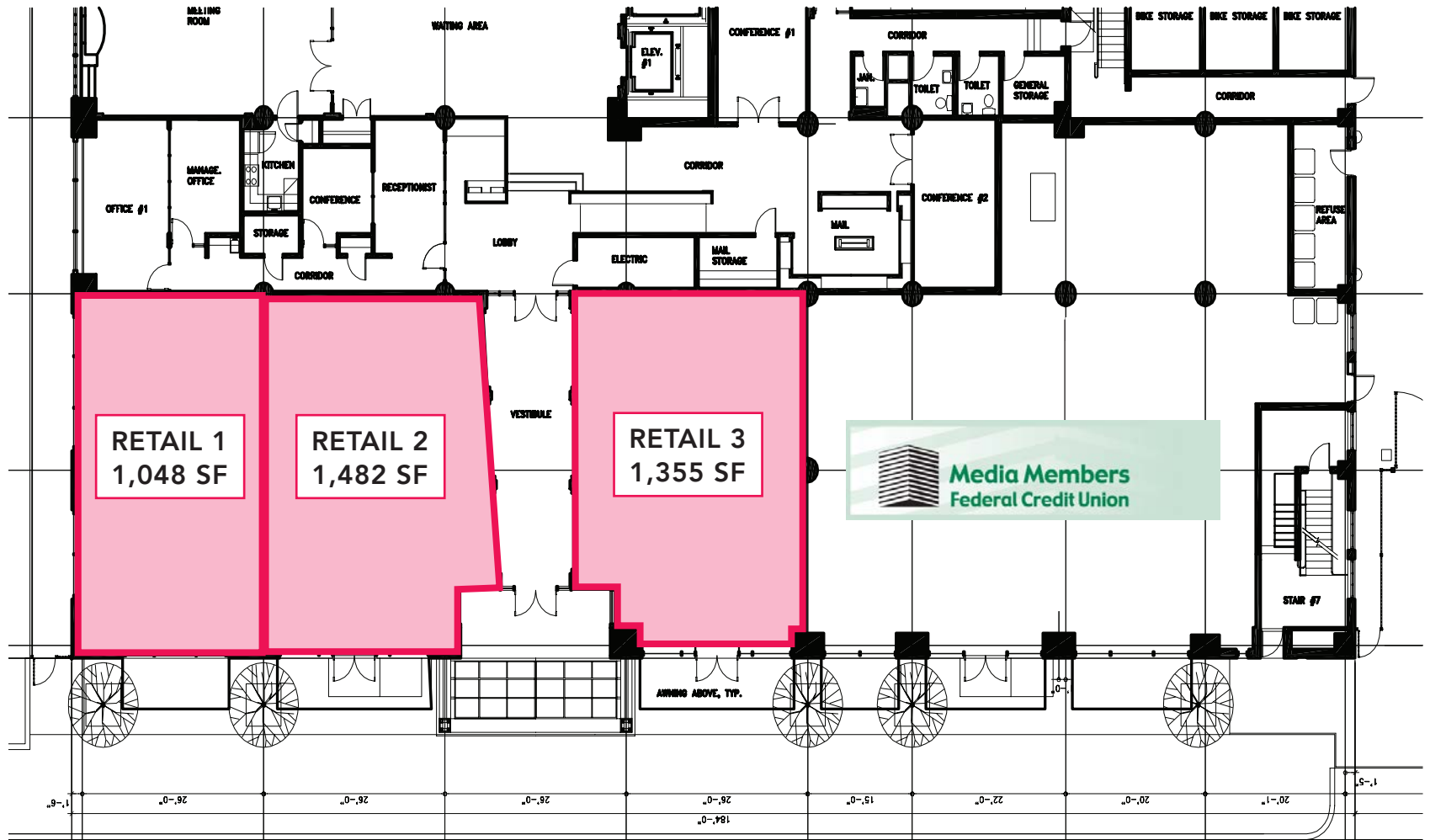
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SITE PLAN FOR WALNUT STREET

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WALNUT STREET

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AERIAL

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