



# 1201 N. 3<sup>RD</sup> STREET

1,300 SF RETAIL + BASEMENT FOR LEASE



Northern Liberties, Philadelphia

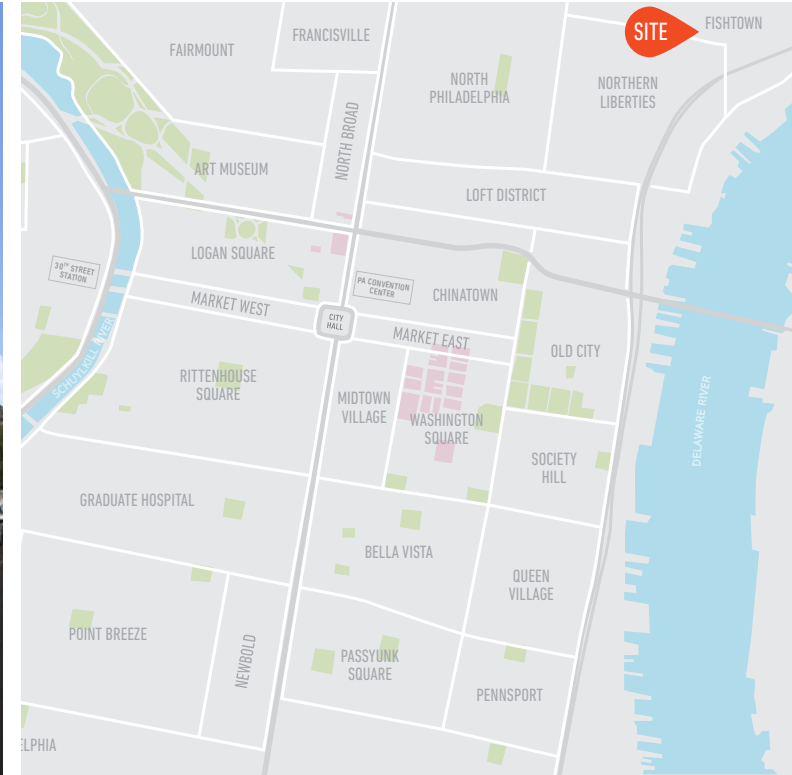
# 1201 N. 3<sup>RD</sup> STREET | CORNER OF 3<sup>RD</sup> STREET & GIRARD AVENUE

## 1,300 SF Retail + Basement for Lease

For more info, please contact:

**JACOB COOPER**  
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215.568.2600 x714

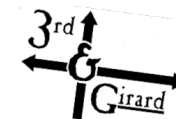
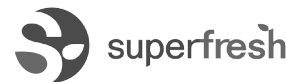
**JANEY GOLDBERG**  
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215.568.2600 x741



### PROPERTY DETAILS

- ▶ Highly visible corner with 78' of frontage and new glass storefront
- ▶ Located in the heart of the rapidly expanding Northern Liberties and Fishtown corridor at 3<sup>rd</sup> & Girard
- ▶ Triple-wide sidewalk, perfect for outdoor seating
- ▶ Just a quick cab ride away from Philadelphia's historic sites and Old City

### JOIN THESE AREA RETAILERS





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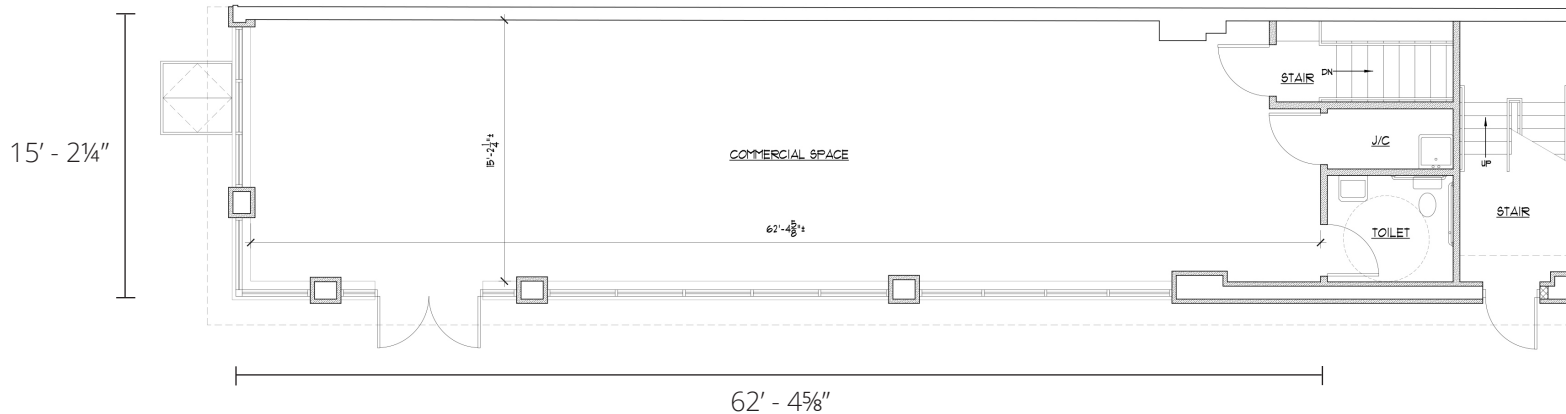
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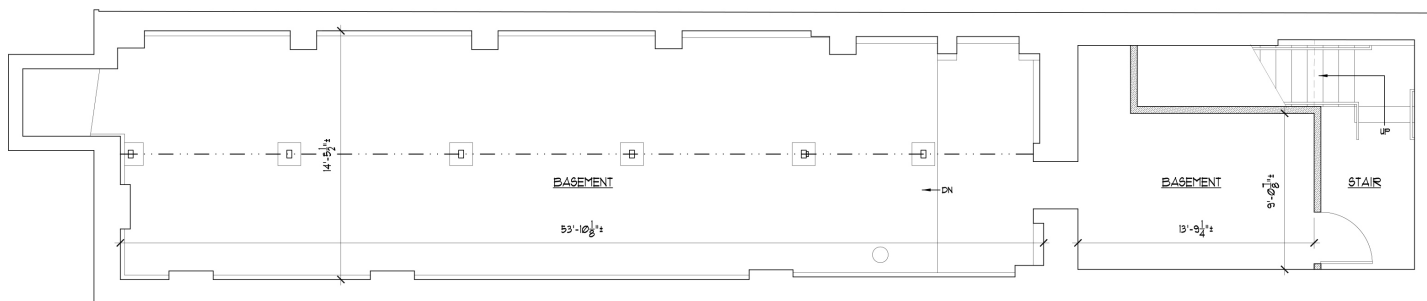
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## SITE PLAN



First Floor



Basement



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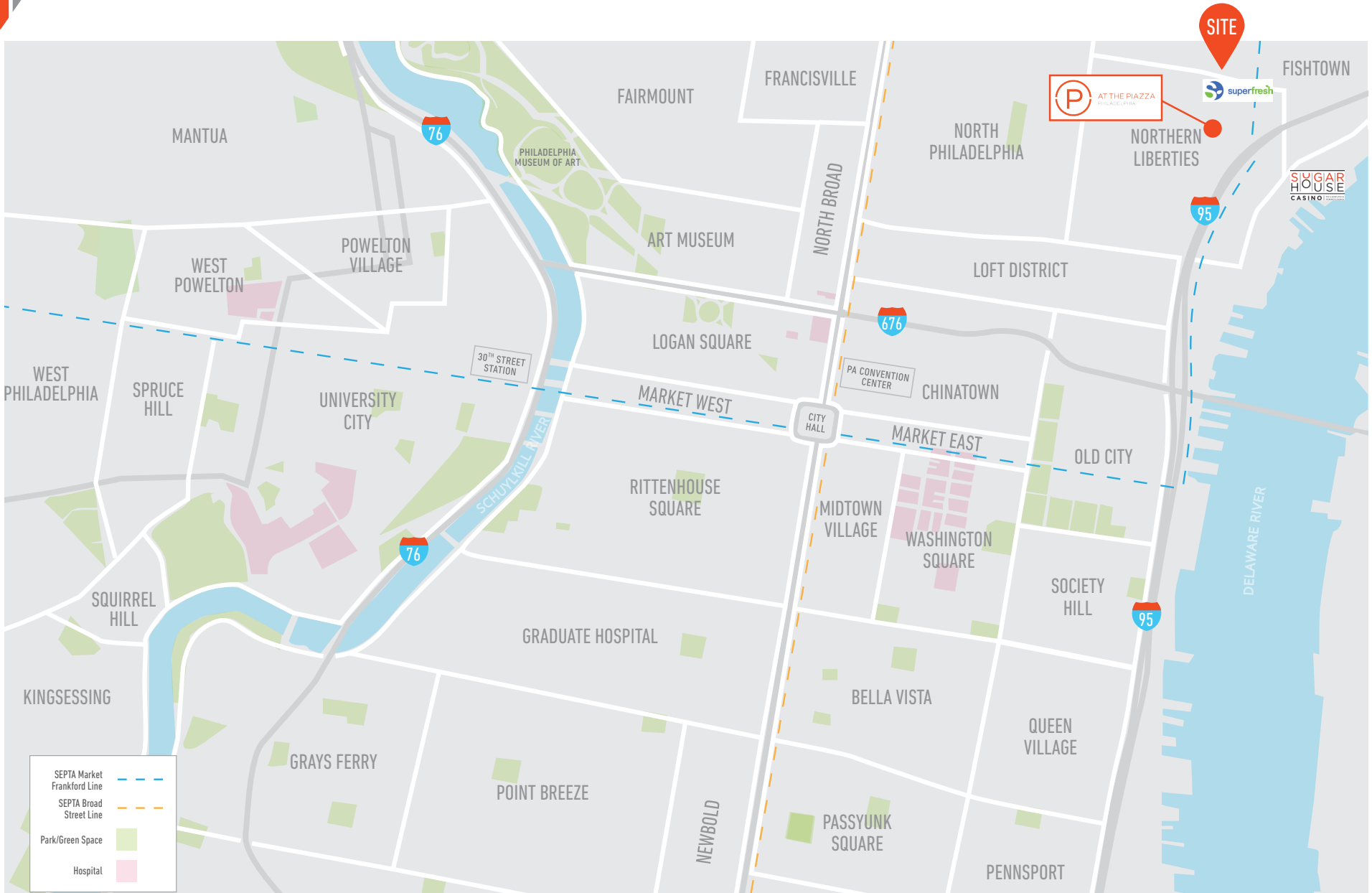
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AERIAL

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