

# 1001 WASHINGTON AVE

PHILADELPHIA, PA | 19147



**FORMER CVS PHARMACY**

**±10,125 SF – FOR LEASE**

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## PROPERTY OVERVIEW

- Sub-lease from CVS- ±10,125 square feet on 0.67 acre
- Ultra-Dense population- 907,746 within a 5-mile radius, 429,921 in 3 miles
- High visibility on traffic light controlled corner of Washington Avenue and 11th Street



### POPULATION

15 MIN DR- 347,665  
1 MILE- 112,001  
3 MILE- 429,921  
5 MILE- 907,746



### EMPLOYEE

15 MIN DR- 284,495  
1 MILE- 73,749  
3 MILE- 310,662  
5 MILE- 420,106



### AV HH INCOME

15 MIN DR- \$126,471  
1 MILE- \$151,712  
3 MILE- \$115,487  
5 MILE- \$94,207



### HOUSEHOLDS

15 MIN DR- 168,326  
1 MILE- 56,708  
3 MILE- 200,986  
5 MILE- 378,341



## TRAFFIC COUNTS

WASHINGTON AVE: ±17,000 VPD  
11TH STREET: ±3,000 VPD



Anthony Curcio | Gary Russell

For Lease Information: 717.843.5555 | Learn more online at [www.bennettwilliams.com](http://www.bennettwilliams.com)



COMMERCIAL BROKERAGE. *Redefined.*



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±10,125 ACRES  
**FOR LEASE**

## MARKET OVERVIEW





# Bennett Williams

COMMERCIAL REAL ESTATE

## OUR LOCATIONS:

### YORK OFFICE:

3528 Concord Rd.  
York, PA 17402

### EXTON OFFICE:

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

### WEST CHESTER OFFICE:

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

### LANCASTER OFFICE:

150 Farmington Lane, Suite 201  
Lancaster, PA 17601

### WILLIAMSPORT OFFICE:

1000 Commerce Park Dr, Suite 310  
Williamsport, PA 17701

### NEW JERSEY OFFICE:

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

## LISTING AGENTS:



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### CONTACT US

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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.

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.

