

2300 EAST BUTLER STREET

PHILADELPHIA, PA

PAD SITE AVAILABLE FOR LEASE!

JOIN



NOW OPEN!



property highlights.

- Area Retailers: Walmart   
  **five BELOW**
- Zoning: CA2 (Auto-Oriented Commercial)
- Rate opportunity pad site on Aramingo Avenue with frontage on Butler Street
- Situated at the intersection of Aramingo Avenue with 28,421 VPD and Butler Street with 12,352 VPD



stats.

2019 DEMOGRAPHICS*	0.5 MILE	0.75 MILES	1 MILES
EST. POPULATION	3,675	12,406	30,583
EST. HOUSEHOLDS	1,298	4,174	10,372
EST. AVG. HH INCOME	\$56,746	\$52,381	\$48,207

BUTLER STREET TRAFFIC COUNT: 12,352 *ESRI 2019



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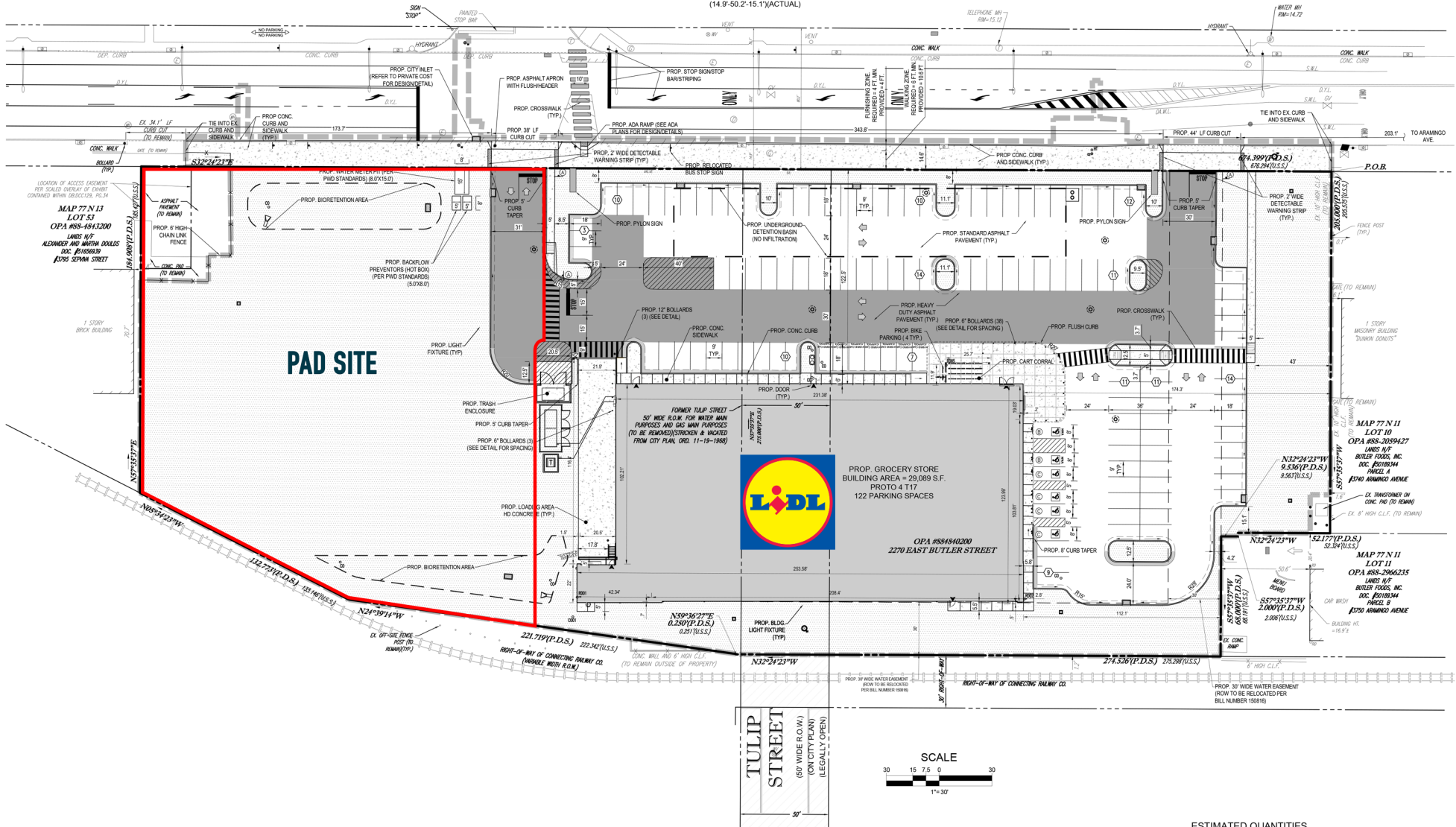
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BUTLER STREET 12,352 VPD

(CITY NEIGHBORHOOD STREET)
(80' WIDE R.O.W.) (LEGALLY OPEN)
(15'-50'-15') (ON CITY PLAN)
(14.9'-50.2'-15.1') (ACTUAL)

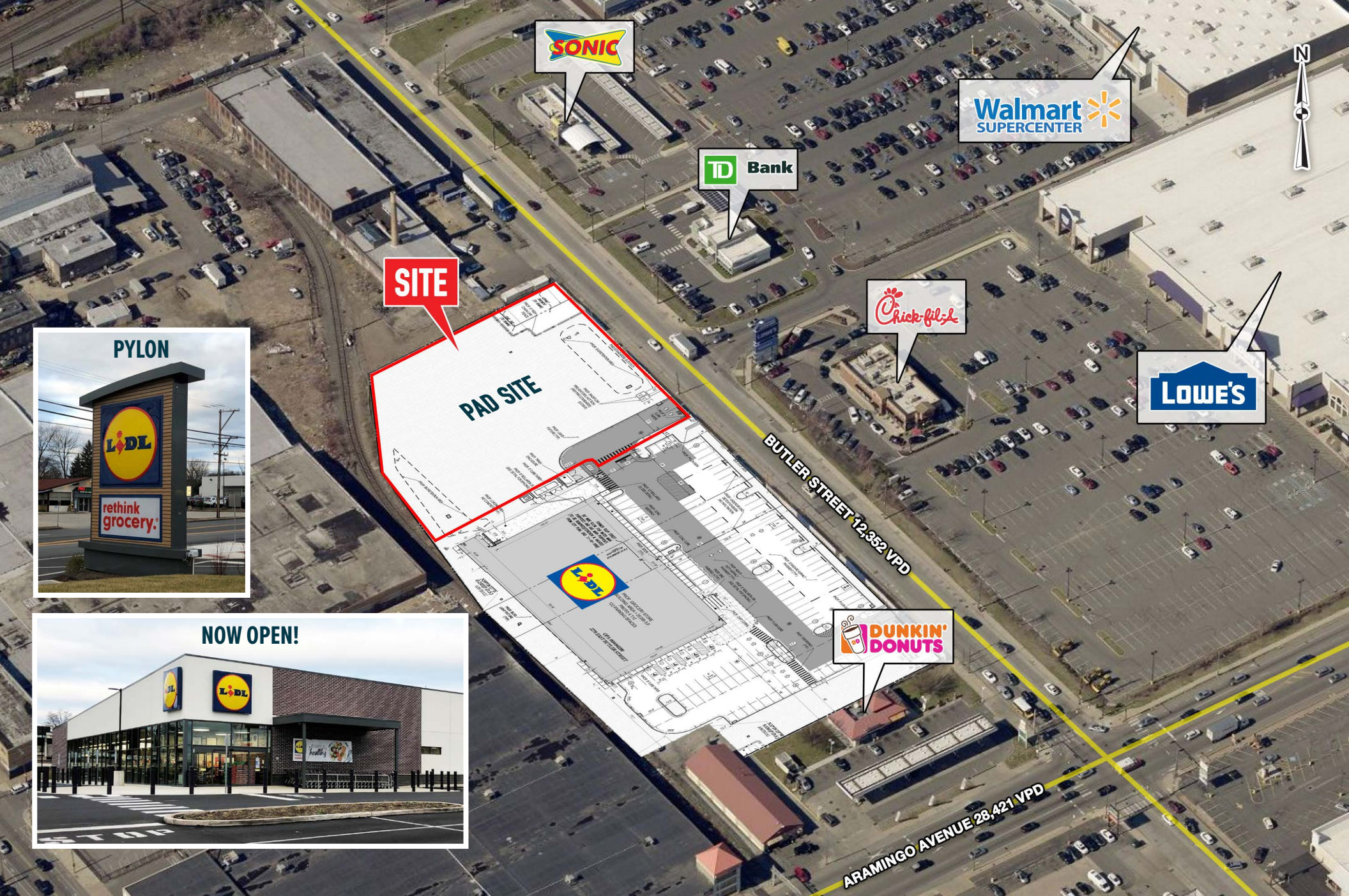


ESTIMATED QUANTITIES

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2300 E. BUTLER STREET PHILADELPHIA, PA





SITE

PAD SITE

PYLON



NOW OPEN!



BUTLER STREET 12,962 VPD

ARAMINGO AVENUE 28,421 VPD



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