

A family of four is walking on a brick path. The mother, on the left, has curly hair and is wearing a white tank top under a plaid shirt and dark shorts. She is holding two shopping bags, one green and one red. The father, on the right, is wearing a red and blue plaid shirt and denim shorts. He is holding two shopping bags, one blue and one teal. Between them are two children: a boy in a light blue t-shirt and blue plaid shorts, and a girl in a white dress. They are all smiling and looking at each other. The background shows a brick path, some greenery, and a building with a sign that says "BRANCH BREAKFAST".

# southwest philly elmwood center

6901 ELMWOOD AVE.  
PHILADELPHIA, PA 19142

## Contact

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COLLIERS INTERNATIONAL  
Ten Penn Center  
1801 Market Street, Suite 550  
Philadelphia, PA 19103  
+1 215 925 4600





29 acres for sale  
or lease - divisible  
(1 acre-29 acres)

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Built-to-suit

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Largest contiguous  
retail parcel available in  
West Philadelphia

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Potential uses include  
grocer, apparel, medical,  
fast food, drug store,  
self storage, and  
automotive

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Strong population  
density

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Pad sites



# demographics

## WITHIN 1/4 MILE

**4,426**

people

**447**

daytime  
population

**\$47,468**

average HHI

## WITHIN 1/2 MILE

**16,677**

people

**1,928**

daytime  
population

**\$48,577**

average HHI

## WITHIN 1 MILE

**44,903**

people

**7,306**

daytime  
population

**\$50,139**

average HHI

## WITHIN 2 MILES

**106,032**

people

**25,180**

daytime  
population

**\$47,935**

average HHI







site plan

PROPOSED  
**FAMILY DOLLAR**



location

Cobbs Creek Shopping Center

**Save a lot**

**DUNKIN' DONUTS**

**FAMILY DOLLAR**

**AutoZone**

**Checkers**  
BURGERS • FRIES • COLAS

**Pizza Hut**

**McDonald's**

**RITE AID**

**Save a lot**

**FAMILY DOLLAR**

**T-Mobile**

Woodland Village

**DOLLAR GENERAL**

**RAC**  
RENT-A-CENTER  
FURNITURE • APPLIANCES • ELECTRONICS • COMPUTERS

**DUNKIN' DONUTS**

**Rainbow**

**Foot Locker**

southwest philly

**elm wood center**

**Santander**

**AutoZone**

Pennrose Plaza

**ShopRite**

**planet fitness**

**BURGER KING**

**smart**

**ROSS DRESS FOR LESS**

**Pizza Hut**

**Wendy's**

**DOLLAR TREE**

**KICKSUSA**

**Citizens Bank**

**RITE AID**

**DUNKIN' DONUTS**

**Davita**

**McDonald's**

**T-Mobile**



to secure your space at

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