



Contact us:

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**FOR LEASE** | 1208-12 N Broad Street, Philadelphia | PA

## Prime Location - Turnkey Drive-Thru Restaurant Pad

- Premises in excellent condition
- Great visibility on main arterial route
- Situated steps from major city intersection - Broad and Girard Ave
- One Story building with access on two streets - Broad and Carlisle
- Surrounded by residential, retail, office and educational facilities
- Neighboring the flourishing and ongoing North Broad Street Development
- Strong daytime and evening pedestrian and vehicular traffic

**COLLIERS INTERNATIONAL**  
1801 Market Street, Suite 500  
Philadelphia, PA 19103



Accelerating success.

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## PROPERTY SPECS

Building Size	785 SF
Land	14,880 SF
Zoning	CMX-4
Stories	1 floor
RE Tax	\$18,555



**Walk Score: 89**

Very Walkable



**Transit Score: 82**

Excellent Transit



**Bike Score: 77**

Very Bikeable





