

227-229 N Broad St | Philadelphia, PA

Medical office in prime Center City location **for lease**

1,500 SF of medical office space on the third floor of this site is available for lease or purchase. With close proximity to I-676, SEPTA, and a bounty of major research and medical hubs such as Race Street Labs, Moss-Magee Rehab Hospital, and Jefferson University Hospital, this MOB is well-suited for medical professionals seeking a compact setup, independent or solo practicioners.

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Property Overview

Address	227-229 N Broad St, Philadelphia, PA 19107
Location	The site is located by the cross streets of Broad & Race in Center City, adjacent to Market East and Chinatown
Zoning	C4
Available SF	±1,500 SF (can demise)
Site Area	±0.10 AC
Parking	Street parking
Stories	3
Elevators	No







Key Highlights

Immediate access to I-676 (Vine Street Expy) with convenient access to I-95

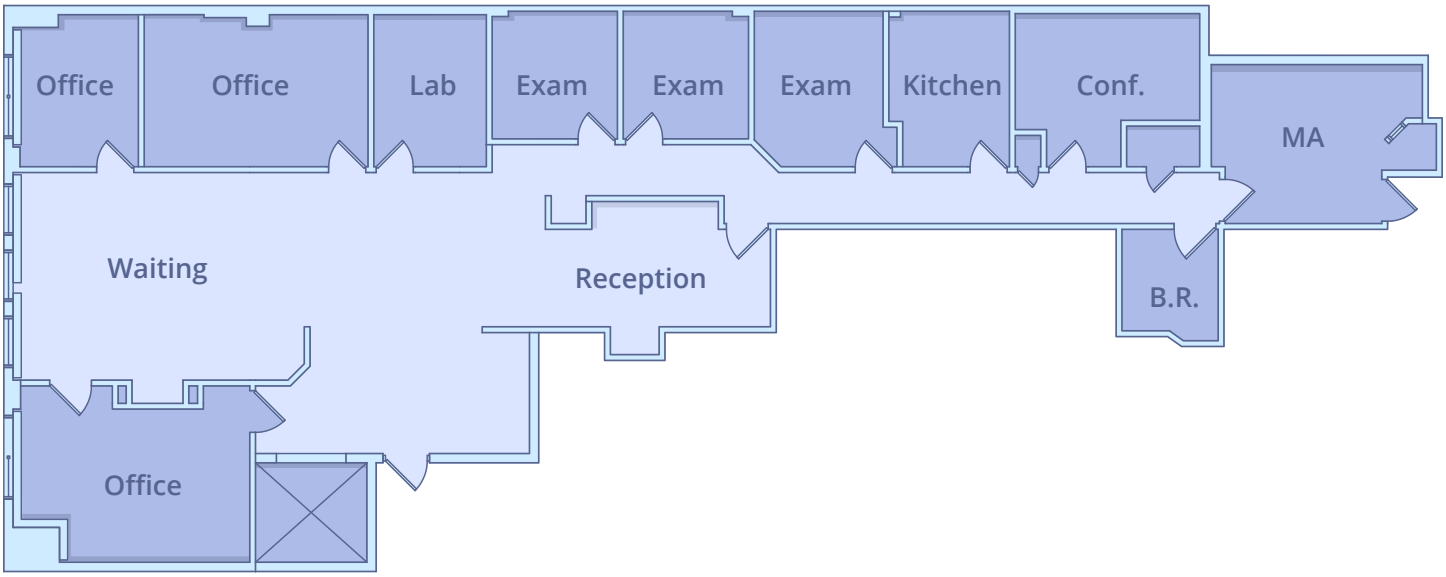
Highly accessible via public transportation with immediate access to the Broad Street Line via Race-Vine station and City Hall

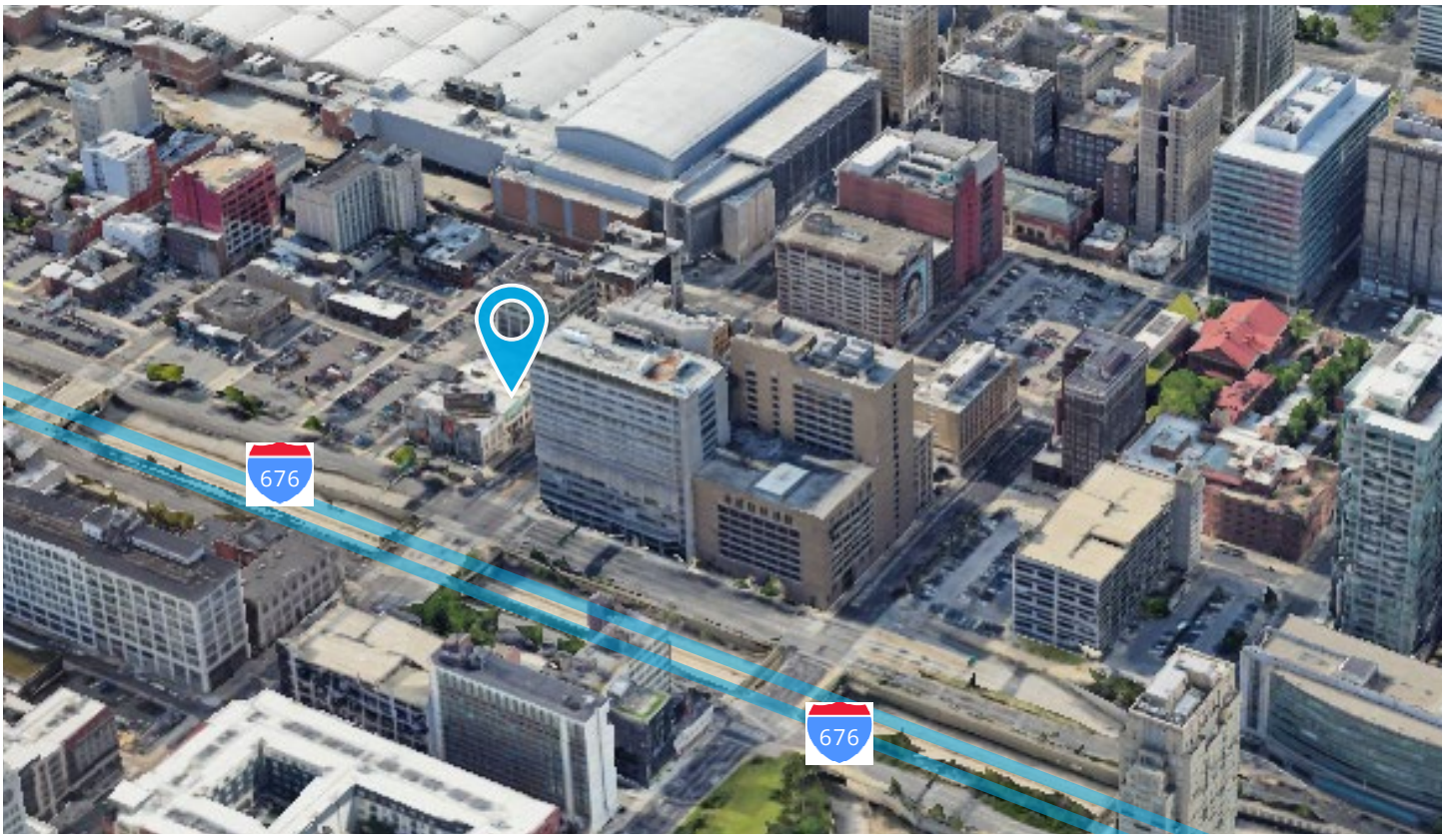
Minutes from major hot spots such as the Philadelphia Convention Center, Reading Terminal Market, and the Pennsylvania Academy of Fine Arts

In close proximity to major medical hubs such as Race Street Labs (inhabiting former Hahnemann University Hospital), Moss-Magee Rehab, and Jefferson University Hospital

Floor Plan

Third Floor







DEMOGRAPHIC	1/4 MILE	1/2 MILE	1 MILE
Population	4,400	18,484	94,353
Households	2,366	10,804	55,976
Avg. HHI	$123,822	$129,969	$143,002
Employees	18,681	115,584	250,258

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