



Accelerating success.

Inline retail opportunities for lease/sale*

Point Plaza, 1701 Welsh Road, Philadelphia, PA

A prime retail opportunity located in the heart of Northeast Philadelphia offering exceptional visibility, strong traffic counts, and easy access off both Grant Avenue and Welsh Road.

*Land is not for sale. Only the beer distributor business is available for purchase. The accompanying property is offered exclusively as a lease.

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DETAILS

Address	Point Plaza, 1701 Welsh Road, Philadelphia, PA
SF GLA	17,727
SF Available for Lease	2,000 SF
	4,670 SF
Land Area	0.52 AC / 22,651 SF
Frontage	Grant Ave 94', Welsh Rd 87'
Parking	76 Surface Spaces
Zoning	CA-1
Taxes (2024)	\$1.53/SF (2024)
Tenant Roster	• Beverage One 4,670 SF • Queen Spa & Nails 3,276 SF • Little Caesars 1,400 SF • Rising Scholars 2,911 SF

HIGHLIGHTS



Two prominent signage opportunities available facing Welsh Rd and Grant Ave



Combined 45,000+ vehicles per day (AADT), in densely populated location, on Grant & Welsh providing consistent customer flow



Excellent exposure along Welsh Road and Grant Avenue, two major Northeast Philadelphia corridors



Located in a dense retail corridor near Roosevelt Boulevard



Abundant parking in shared lot



Suitable for a diversity of uses such as medical, offices, or a variety of retail



Site Plan



BEVERAGE¹
BEER

Queen Spa

KREWSTOWN SHOPPING CENTER



NORTHEAST
RACQUET CLUB
& FITNESS CENTER



DOLLAR
GENERAL

STATION PIZZA



15,936 AADT

Point Plaza

30,053 AADT

GRANT PLAZA



Demographics

	1 mile	3 miles	5 miles
Population	25,591	183,352	484,698
Households	10,556	72,443	181,503
Avg. HHI	\$96,806	\$98,935	\$98,821
Employees	12,935	81,927	183,156



TOPGOLF hg LASCA'S FIRE
AT&T Wawa CHIPOTLE
Chick-fil-A SUPERCUTS

TARGET CHICKIE'S & PETE'S
PETSMART HC Hair cuttery
ClimZone CVS pharmacy
STARBUCKS ShopRite planet fitness

ACME DUNKIN'
SUBWAY McDonald's
Auto Zone goodwill DOLLAR TREE

Walmart Save money. Live better. PRETZEL FACTORY
SUBWAY LONGHORN STEAKHOUSE
Famous Footwear ASHLEY petco
MICHAEL'S T-Mobile BEST BUY

Burlington Panera
ROSS Pep Boys
tropical CAFE MATTRESS FIRM TACO BELL

CRUNCH FITNESS ULTA Marshalls Checkers
five BEEW CHUCK E. CHEESE'S
CHIPOTLE carter's snipes
SKECHERS ab EUROPEAN WAX CENTER LIDL
DOLLAR TREE america's best crave GNC

GIANT OTHER|WORLD SKY ZONE TRAMPOLINE PARK
HC Hair cuttery STARBUCKS Domino's
KUMON HAND + STONE MILLER'S ALE-HOUSE
FIVE GUYS BURGERS and FRIES
FINE WINE & GOOD SPIRITS LA FITNESS P FINE WINE & GOOD SPIRITS



Grant Ave

Welsh Rd

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