



3400 Aramingo Avenue, Philadelphia, PA

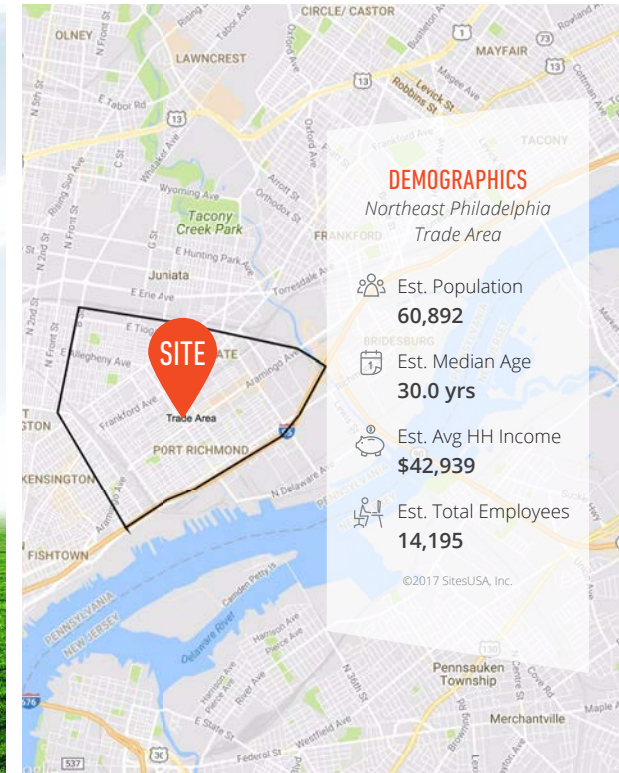
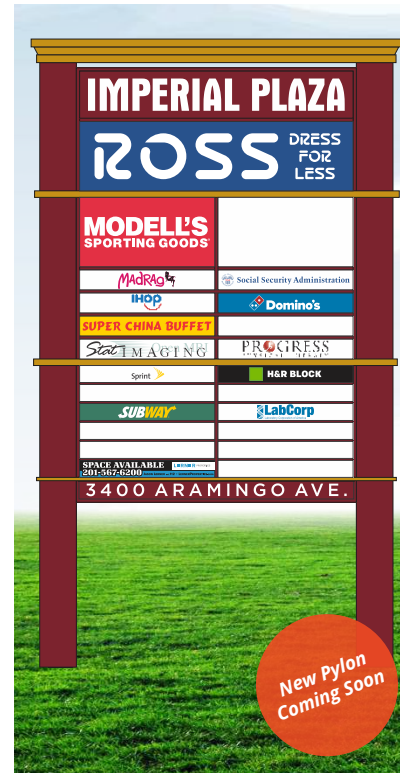
IMPERIAL PLAZA

±2,800 SF In-Line Opportunity For Lease

For more info, please contact:

ANDREW SHPIGEL
ashpigel@MSCretail.com
215.883.7388

JOHN BUZOLITS
jbuzolits@MSCretail.com
215.883.7387



PROPERTY DETAILS

- ▶ Centrally located along Aramingo Avenue (29,000 AADT) directly off I-95 (190,000 AADT), providing multi-point access, exceptional visibility and significant vehicular traffic
- ▶ ±2,800 SF of in-line availability among regional and national co-tenancy in area's dominant shopping center
- ▶ Surrounded by dense office market and robust residential population
- ▶ Ideal complimentary uses include: specialized apparel, beauty supply, medical, pet store, etc.

JOIN THESE TENANTS



JOIN THESE AREA RETAILERS



OWNED BY: **LENER** PROPERTIES



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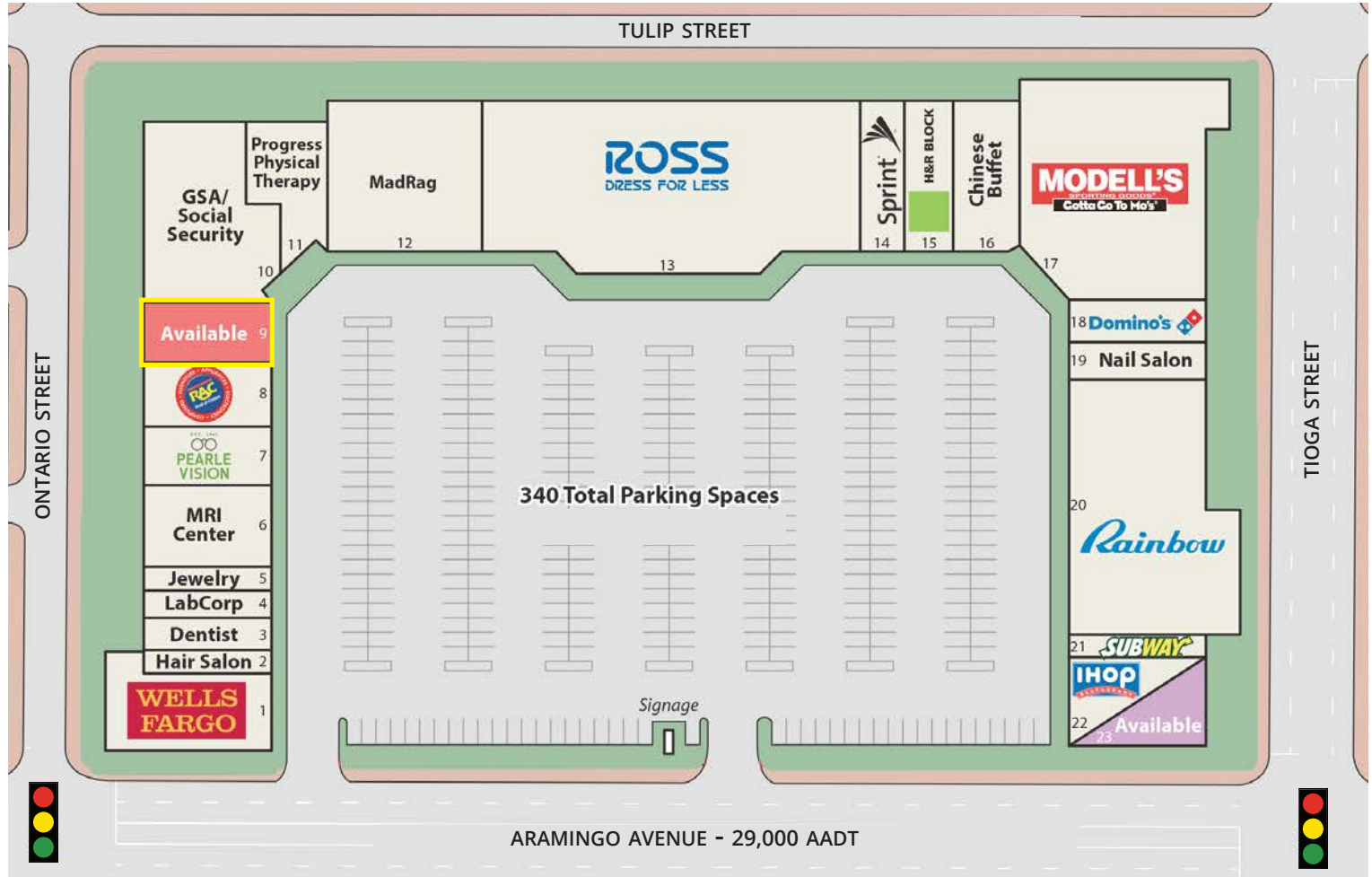
Site Plan

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Legend		
	Leased	
	Available	
	Proposed	
Unit	Tenant	SF (Approx.)
1	Wells Fargo Bank	5,078
2	Hair Salon	1,250
3	Dentist	1,445
4	Labcorp	1,383
5	Jewelry Store	1,200
6	MRI Center	4,000
7	Pearle Vision	1,500
8	Rent-A-Center	4,700
9	Available	±2,800
10	GSA / Social Security	8,750
11	Progress Physical Therapy	2,948
12	MadRag	8,869
13	Ross	25,832
14	Sprint PCS	1,880
15	H&R Block	2,300
16	Chinese Buffett	4,875
17	Modell's	16,039
18	Domino's Pizza	1,600
19	Nail Salon	1,600
20	Rainbow Shops	14,650
21	Subway	1,260
22	IHOP	6,160
Sub Total Area		120,075
23	Future Development - 2nd Fl.	6,160
Total Area		126,235





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Floor Plan

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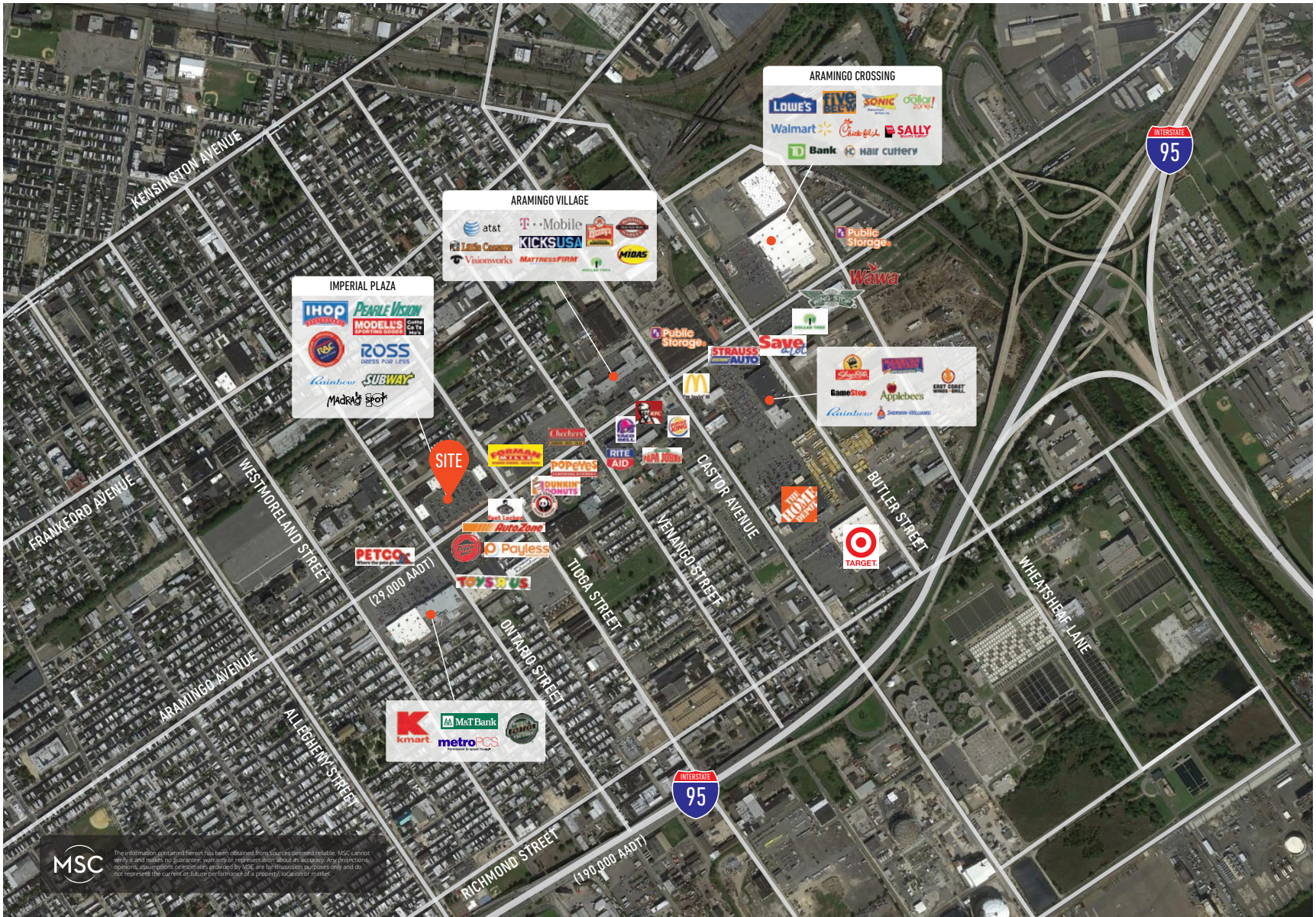
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Aerial

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