



Cottman & Bustleton Center

Philadelphia, PA

Philadelphia-Camden-Wilmington (PA-NJ-DE-MD)



Michael Reigner
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AERIAL



GROSS LEASABLE AREA (GLA)

332,812 SF

PARKING SPACES

870

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DENSITY AERIAL

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Available



	TENANT	SQ FT
1	Dunkin' Donuts	2,139
2	Taco Bell	2,677
3	PetSmart	20,436
4	Pep Boys	20,800
5	Target	137,000
6	The Shake Seafood	2,461
7	Alpha Jeweler	972
8	Liberty Tax Service	810
9	Mariner Finance	1,447
10	Eye Options	2,680
11	Five Below	7,500
12	Shoe Carnival	13,500
13	Gap Factory Outlet	8,108
14	ATI Physical Therapy	2,162
14A	Available	2,215
15	Affordable Dentures	3,750
16	Virgin Hair Outlet	4,398
17	J Signature Hair & Nail Beauty	1,889
18	Mis Lashes & Brows	1,000
19	Army Corps of Engineers	3,750
20	Dental Dreams	6,000
21	AT&T Mobility	6,150
22	American Furniture Design	14,265
23	Acme Markets	66,703
K26	Available	5,280

Disclaimer: This site plan shows the approximate location, square footage, and configuration of the shopping center and adjacent areas, and is only illustrative of the size and relationship of the stores and common areas generally, all of which are subject to change. The showing of any names of tenants, parking spaces, square footage, curb-cuts or traffic controls shall not be deemed to be a representation or warranty that any tenants will be at the shopping center, the square footage is accurate, or that any parking spaces, curb-cuts or traffic controls do or will continue to exist. Moreover, any demographics set forth in this flyer are for illustrative purposes only and shall not be deemed a representation by Landlord or their accuracy. Availability of this property for rent is subject to prior rental or withdrawal of the property from the market at any time without notice.

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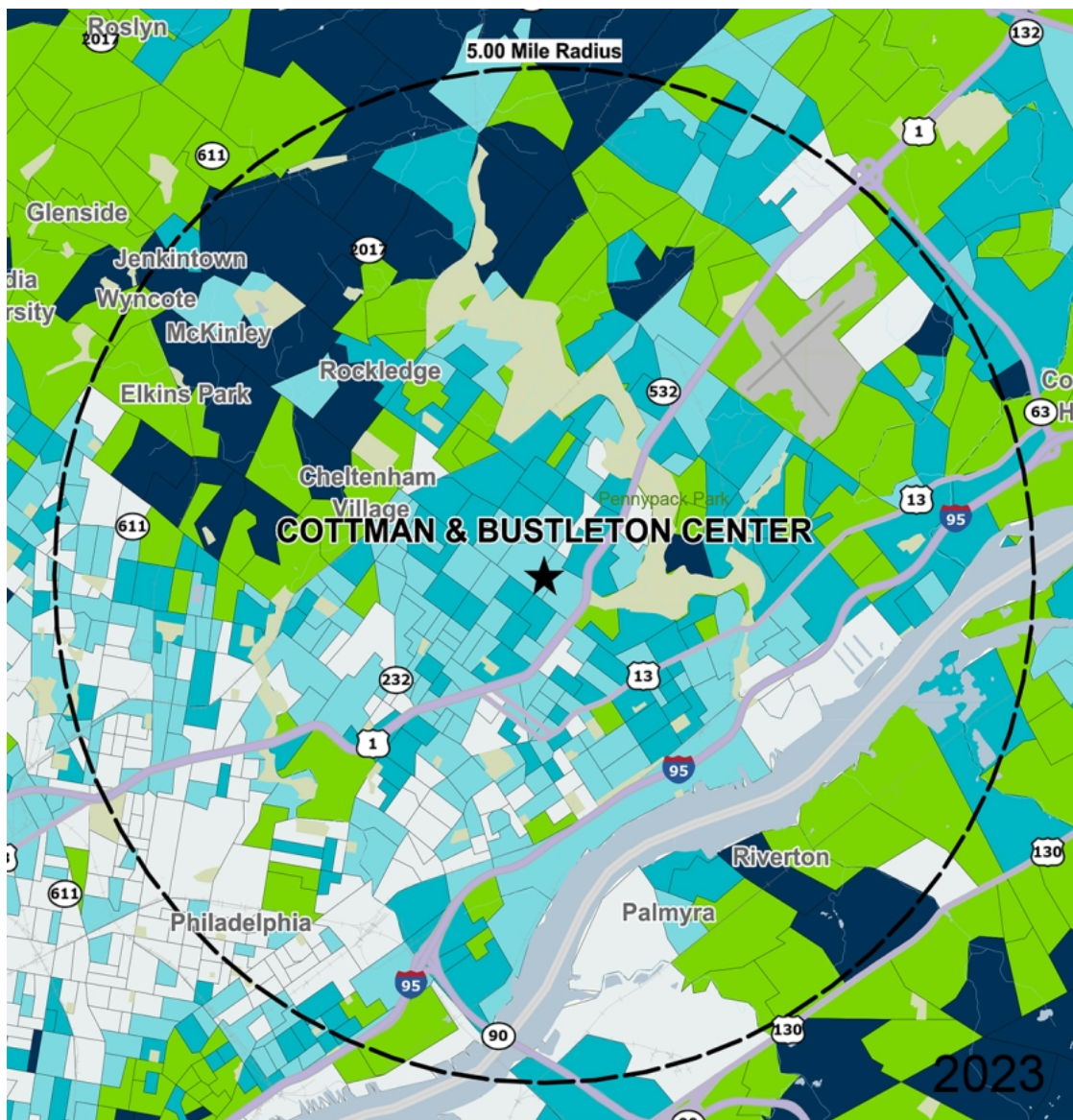




COMPETITION MAP

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by Block Group

Demographics

2023 ESTIMATES	1-MILE	3-MILES	5-MILES
Population	53,030	330,027	650,814
Daytime Pop	40,531	226,101	522,904
Households	18,163	119,859	241,690
Average HH Income	\$73,608	\$75,892	\$79,957
Median HH Income	\$54,792	\$56,673	\$57,294
Per Capita Income	\$25,375	\$27,822	\$30,015

Average Household Income

Popstats, 4Q 2023, Trade Area Systems

- \$150K and up
- \$100K - \$150K
- \$75K - \$100K
- \$50K - \$75K
- \$0K - \$50K



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Cottman Ave. & Bustleton Ave., Philadelphia, PA



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