

1400 N Howard St

~78,000 SF | MIXED USE REDEVELOPMENT PROJECT
FISHTOWN & OLDE KENSINGTON
PHILADELPHIA, PA

Project Overview

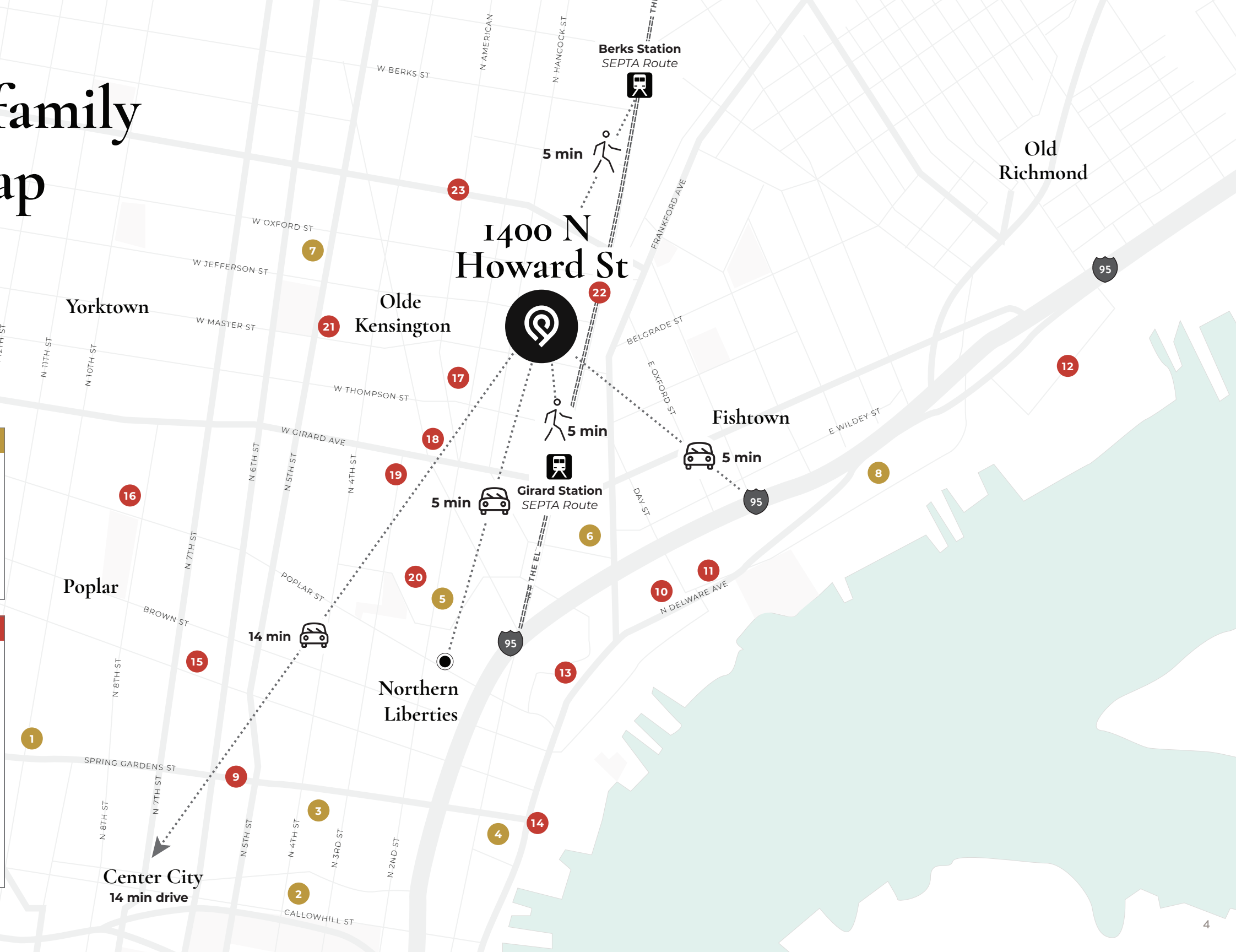


1400 N Howard is a ~78,000 SF office and retail redevelopment located in between the vibrant and desirable neighborhoods of Fishtown and Olde Kensington, and only a short El ride from downtown Philadelphia.

Office / Multi-family Density Map

OFFICE		
1	SPRING GARDEN OFFICE PLAZA	160,000 SF
2	444 N 3RD ST	193,500 SF
3	MID-ATLANTA SOCIAL SECURITY CTR	577,800 SF
4	RIVERVIEW PLACE	225,000 SF
5	THE PIAZZA AT SCHMIDT'S	119,400 SF
6	THE AJAX BUILDING	132,600 SF
7	1516-1554 N 5TH ST	180,000 SF
8	PENN TREATY PARK PLACE	140,000 SF

MULTI-FAMILY		
9	501-539 SPRING GARDEN ST	550 UNITS
10	1100 DELAWARE AVE	169 UNITS
11	1130-1154 N DELAWARE AVE	249 UNITS
12	NORTH BANK APARTMENTS	550 UNITS
13	WELHAUS	500 UNITS
14	FESTIVAL PIER	440 UNITS
15	650 FAIRMOUNT AVE	297 UNITS
16	900 N 8TH ST	388 UNITS
17	DWELL AT 2ND ST	198 UNITS
18	LIBERTY SQUARE	138 UNITS
19	THE FOUNTAIN	80 UNITS
20	1002-1020 N 2ND ST	53 UNITS
21	THE UMBRELLA BUILDING	180 UNITS
22	OXFORD MILLS	114 UNITS
23	1700 N AMERICAN ST	265 UNITS



1400 N HOWARD ST

By The Numbers

VISITORS PER YEAR

3.1 million

TRAFFIC

**73% local
27% visitor**

AVERAGE HOUSEHOLD INCOME

\$85,691

RESIDENTIAL POPULATION (3 MI RADIUS)

443,700

SEPTA MARKET-FRANKFORD LINE (THE EL) DAILY RIDERS

191,000+

TEMPLE UNIVERSITY STUDENT POPULATION (2019)

39,580

NUMBER OF MURALS IN PHILADELPHIA

3,600+

EMPLOYMENT GROWTH (2014 - 2019) (3 MI RADIUS)

27.6%



Source: whyy.org



Source: flyingkitemedia.com



RETAIL (1.5 MI RADIUS)

EXISTING

6,952,500 SF

UNDER CONSTRUCTION

7,628 SF

PROPOSED

107,590 SF

OFFICE (1.5 MI RADIUS)

EXISTING

7,578,000 SF

PROPOSED

400,000 SF

MULTI-FAMILY (1.5 MI RADIUS)

EXISTING

8,180 units

UNDER CONSTRUCTION

2,900 units

PROPOSED

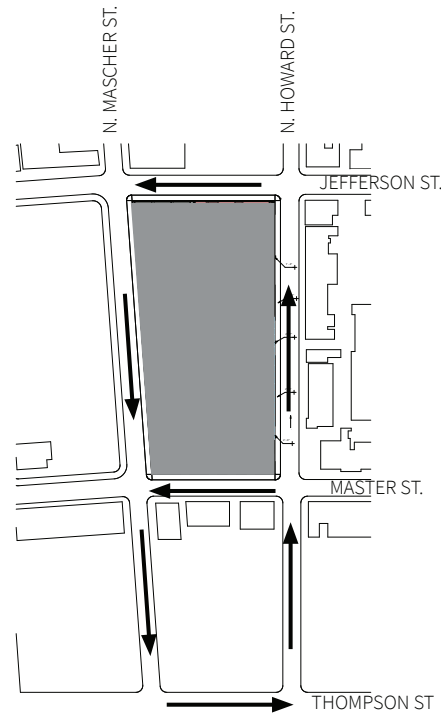
2,084 units

Design Overview



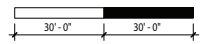
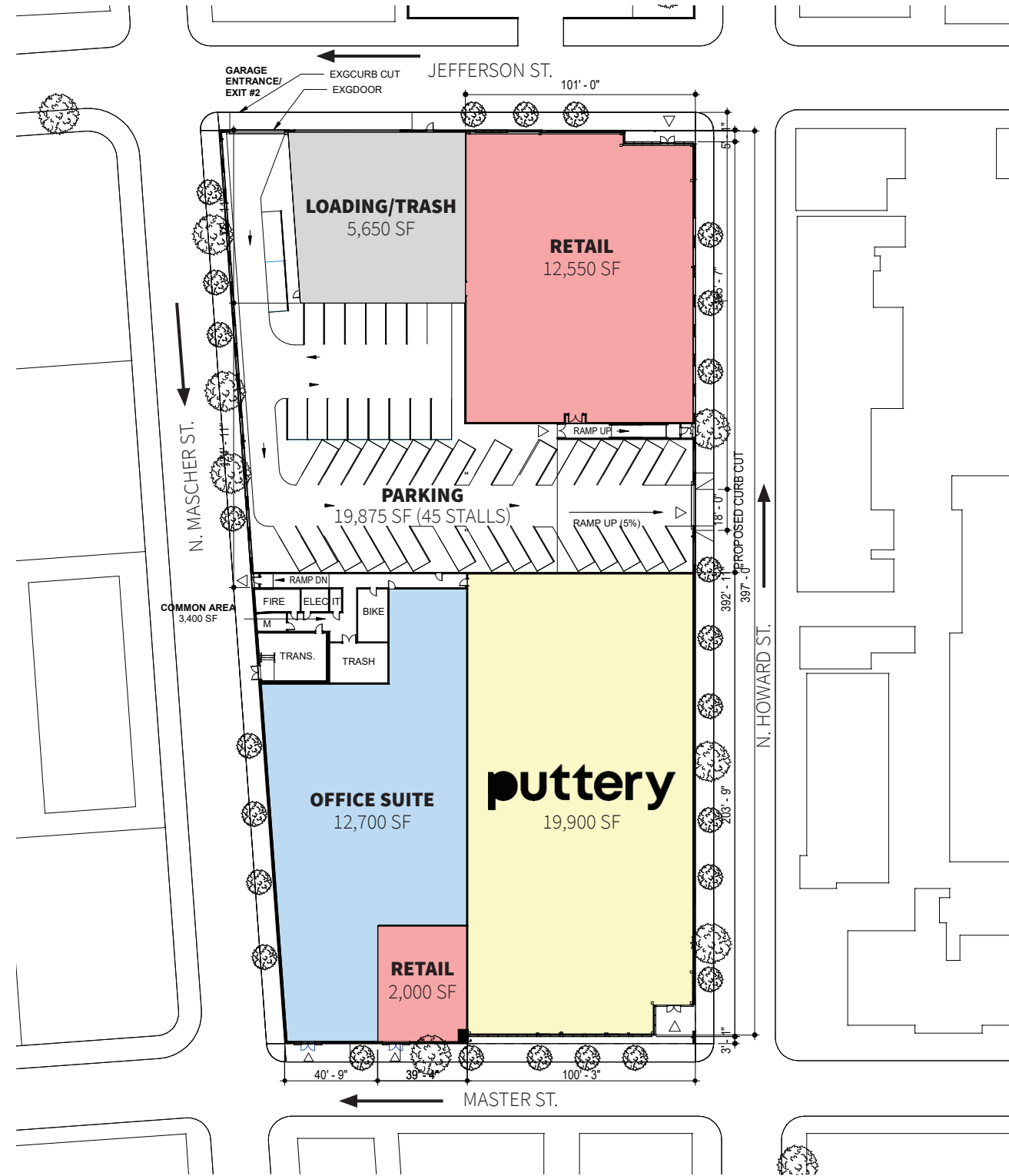
Redevelopment

SITE PLAN



AREA TAKEOFF

Loading	5,650 GSF
Parking	19,875 GSF
Retail	34,450 GSF
Office	12,700 GSF
Total	72,675 GSF





Source: Matthew Williams

GET IN TOUCH

We'd love to hear from you, please reach out to our contacts below.

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Source: thephiladelphiacitizen.org