

3640 "I" STREET AT CROWN 95 INDUSTRIAL CENTER PHILADELPHIA, PA 19134

NEWLY RENOVATED

KOZ & PILOT
THROUGH 2028



40,000 SF INDUSTRIAL / WAREHOUSE AVAILABLE

REPRESENTED BY
THE FLYNN COMPANY

PATRICK GILMORE, SIOR
PGILMORE@FLYNNCO.COM
215-561-6565 X 122

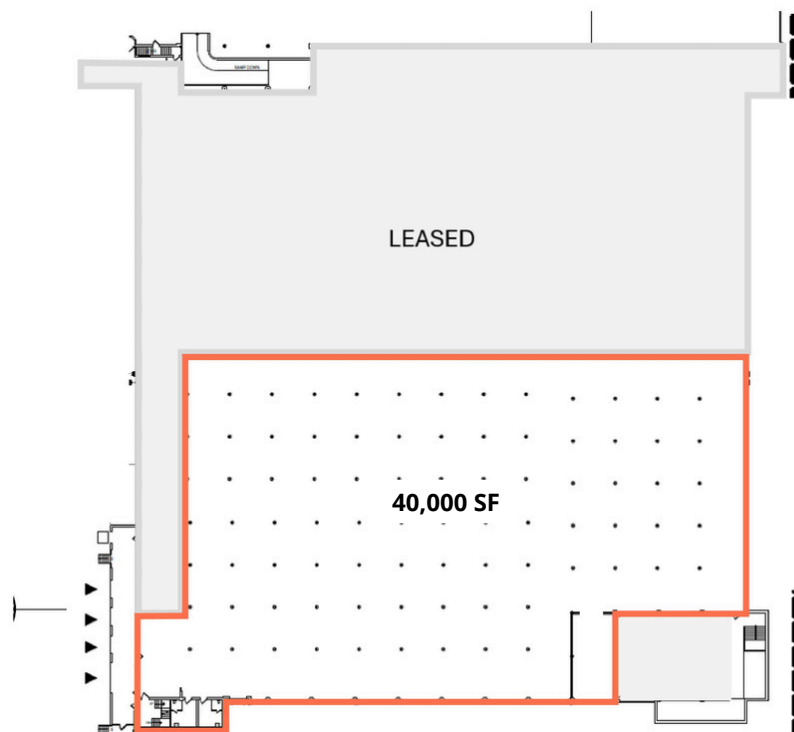
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PROPERTY DETAILS:

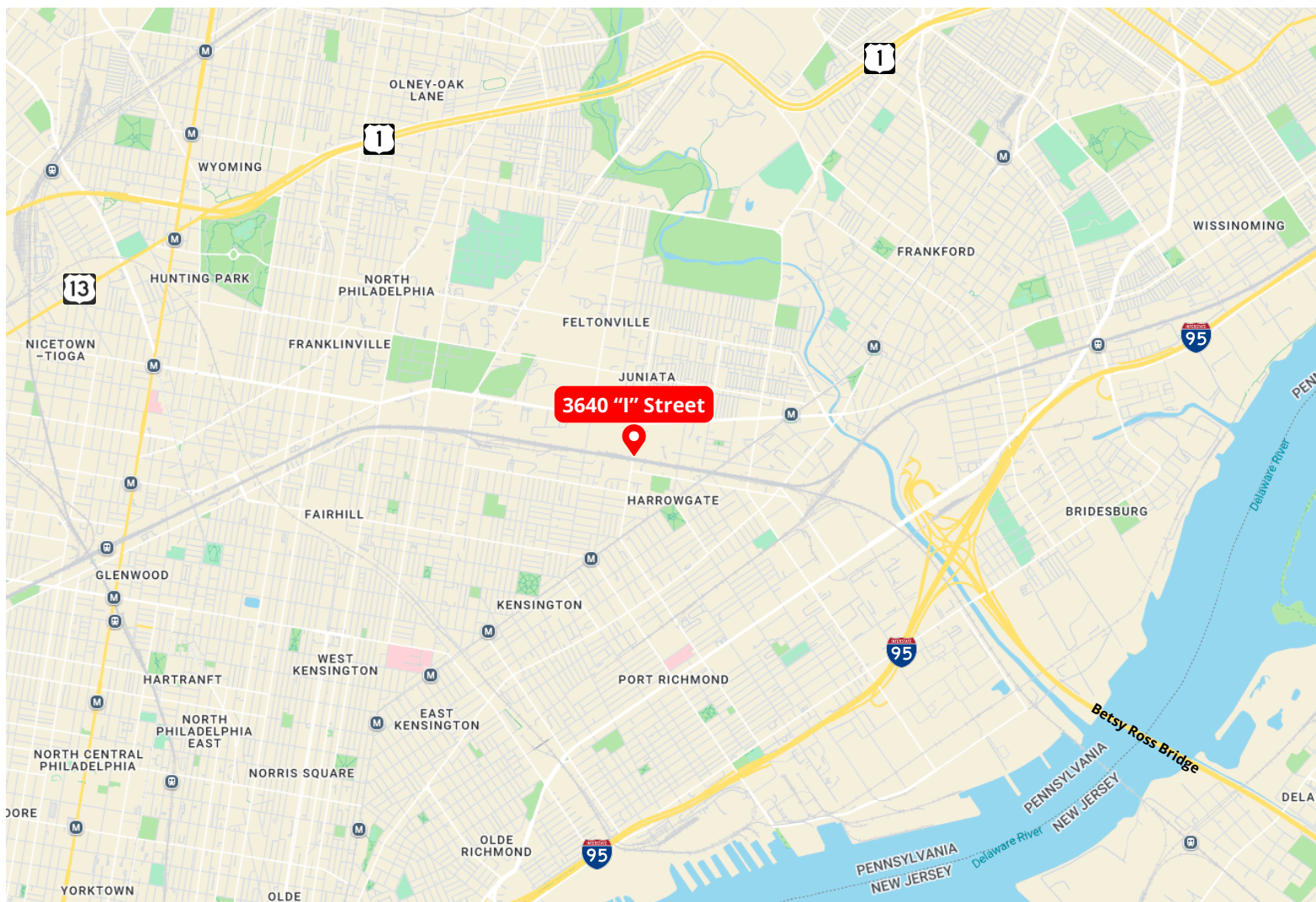
3640 I STREET	
AVAILABLE SPACE	40,000 SF
CEILING HEIGHT	11'
LOADING	1 Loading dock, 1 Drive-in door
PARKING	15 spaces
LIGHTING	LED
SPRINKLERS	100% Wet
HVAC	Gas fired heaters
BATHROOMS	2
OPERATING EXPENSES	< \$1.00 psf
OFFICE	400 SF

THE FLYNN COMPANY

WWW.FLYNNCO.COM | 1621 WOOD STREET, PHILADELPHIA, PA 19103 | 215.561.6565



LOCATION



Distance to:

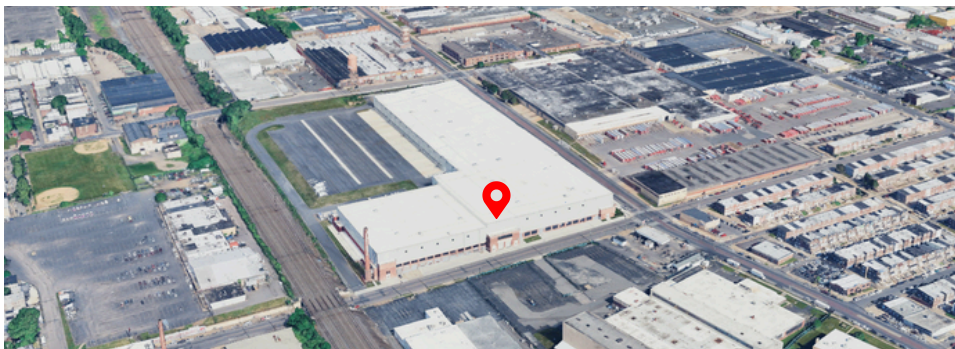


1.5 miles



2.7 miles

Betsy Ross Bridge 2.7 miles



FOR MORE INFORMATION CONTACT:

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