

# FOR LEASE

## 1420 WALNUT STREET

PHILADELPHIA, PA, 19102

Premier Office Building for Lease

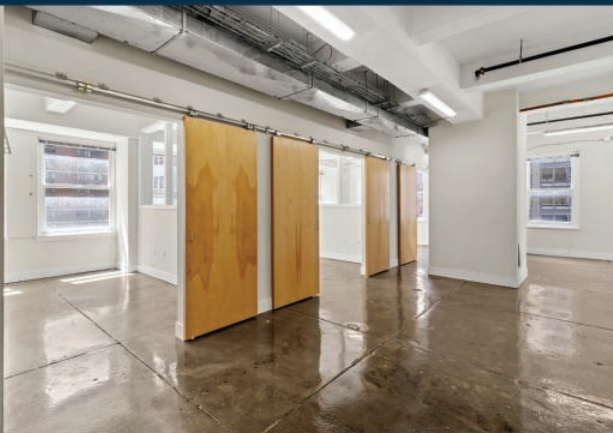
\$26.00 / RSF plus Electric

Availabilities ranging from:

1,000 RSF – 7,500 RSF Full Floor



## 1420 WALNUT STREET



Welcome to 1420 Walnut Street, where modern offices meet historic charm in the heart of Philadelphia. The building boasting 112,500 square feet of office space over 15 floors. Constructed in 1927, this multi-tenanted office building sits on Philadelphia's premier retail corridor and just steps from Rittenhouse Square. Today, 1420 Walnut continues to thrive as a prominent office building, housing businesses and organizations across various sectors.

### BUILDING HIGHLIGHTS

- Unparalleled Connectivity: Public Transportation access to SEPTA subway lines, Patco High Speed Line, regional rail stations, and major bus routes, commuting is seamless. Proximity to I-95 and I-76 ensures effortless travel for employees and clients alike.
- Onsite maintenance and security personnel
- Access tenants may access the property 24/7, 365 days a year
- Eatery's many of the city's finest restaurants are within walking distance
- Custom Designed Office Space



215.568.8000

Suite 1410, 1628 JFK Boulevard,  
Philadelphia, PA 19103  
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PHILADELPHIA PA 19102



## 1420 WALNUT STREET

### LOCATION

Discover unparalleled convenience and prestige at 1420 Walnut Street., Located just steps from Rittenhouse Square and surrounded by premier dining, shopping, and cultural attractions, this iconic building offers an unbeatable address for your growing business.



#### PRIME CENTER CITY LOCATION

Situated in the heart of Philadelphia, offering unparalleled access to the city's vibrant cultural, dining, and shopping scenes.



#### PROXIMITY TO RITTENHOUSE SQUARE

A short walk to one of Philadelphia's most iconic parks, perfect for relaxation, outdoor dining, and community events.



#### CONVENIENT TRANSIT ACCESS

Close to SEPTA subway lines, regional rail stations, and major bus routes, ensuring easy connectivity across the city and beyond.



#### DYNAMIC BUSINESS ENVIRONMENT

Surrounded by office buildings, co-working spaces, and corporate headquarters, making it an ideal spot for business professionals.



#### SHOPPING AND DINING HUB

Steps away from luxury boutiques, well-known retail stores, and a diverse array of top-tier restaurants and cafes.



#### CULTURAL LANDMARKS NEARBY

Close to historic attractions, theaters, and museums, including the Kimmel Center for the Performing Arts and the Academy of Music.



#### HIGH WALKABILITY

Located in one of Philadelphia's most pedestrian-friendly areas, with a Walk Score of 99 ("Walker's Paradise").



#### RESIDENTIAL AND MIXED-USE COMMUNITY

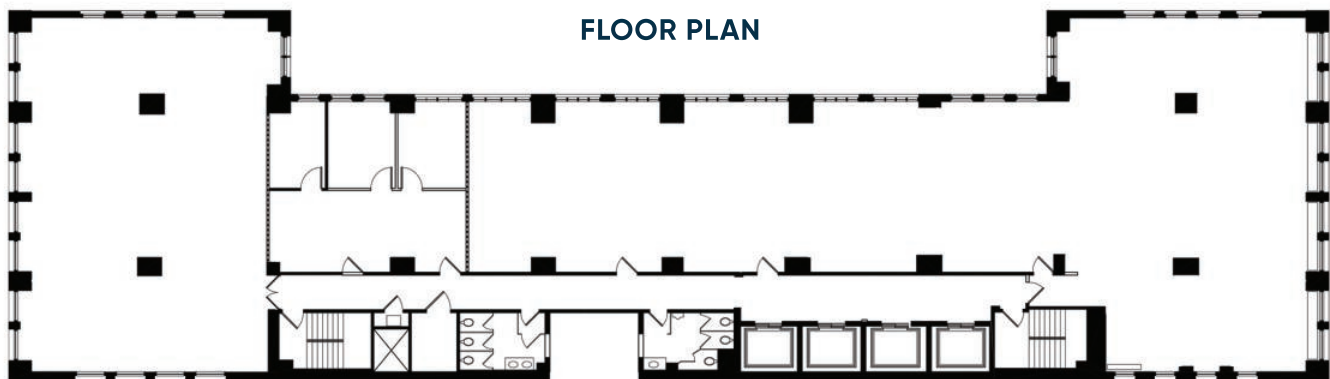
Surrounded by upscale apartment buildings and condos, contributing to a lively and diverse neighborhood atmosphere.

This prestigious address combines convenience, sophistication, and a dynamic urban environment, making it the ideal location for forward-thinking businesses.



#### NEIGHBORS INCLUDE:

- Butcher and Singer
- Apple
- Starbucks
- Union League of Philadelphia
- Ritz Carlton
- Philadelphia City Hall
- The Bellevue Hotel and Residences with The Sporting Club at the Bellevue



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