

RITTENHOUSE SQUARE  
PHILADELPHIA, PA

**MSC**

# 1625 WALNUT STREET

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3,057 SF TURN-KEY WALNUT STREET  
RETAIL OPPORTUNITY

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# 1625 WALNUT ST.

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- 3,057 SF Ground Floor plus a 1,156 SF partial mezzanine
- Prominent positioning on Philadelphia's famed retail corridor, with strong immediate co-tenancy on the 1600 block of Walnut Street (Apple, Rag & Bone, Urban Outfitters, and Theory)
- Open floor plan with exceptional ceiling heights throughout; retails very well
- Available February 1<sup>st</sup>, 2022

## DEMOGRAPHICS



### EST. POPULATION

1 mi 258,822 | 3 mi 516,357 | 5 mi 986,191



### EST. MEDIAN HH INCOME

1 mi \$79,321 | 3 mi \$60,077 | 5 mi \$51,142



### EST. EMPLOYEES

1 mi 204,004 | 3 mi 348,851 | 5 mi 495,953



### EST. MEDIAN AGE

1 mi 34.4 | 3 mi 33.7 | 5 mi 33.8

## JOIN THESE WALNUT STREET TENANTS

*allbirds*

TIFFANY & Co.

VINCE.

rag & bone

bluemercury  
makeup • skincare • spa



WARBY PARKER

lululemon

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INTERIOR PICTURES



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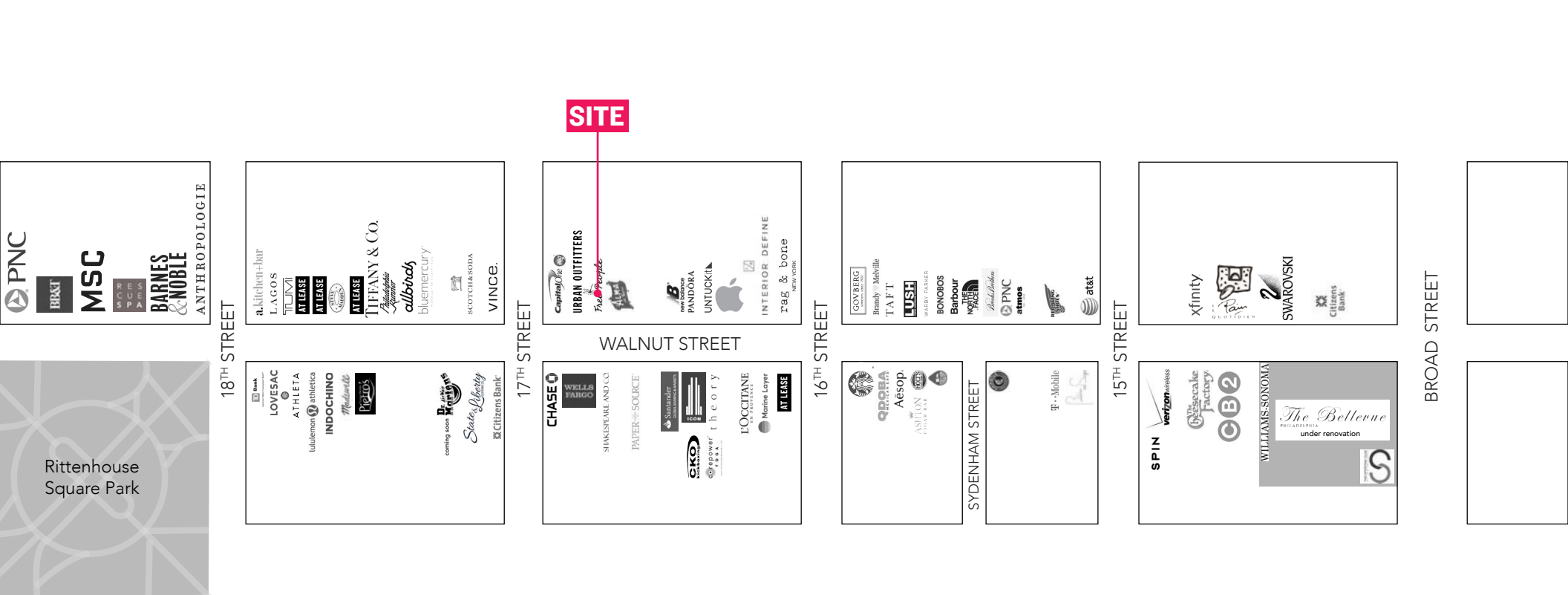
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Rittenhouse Square Park

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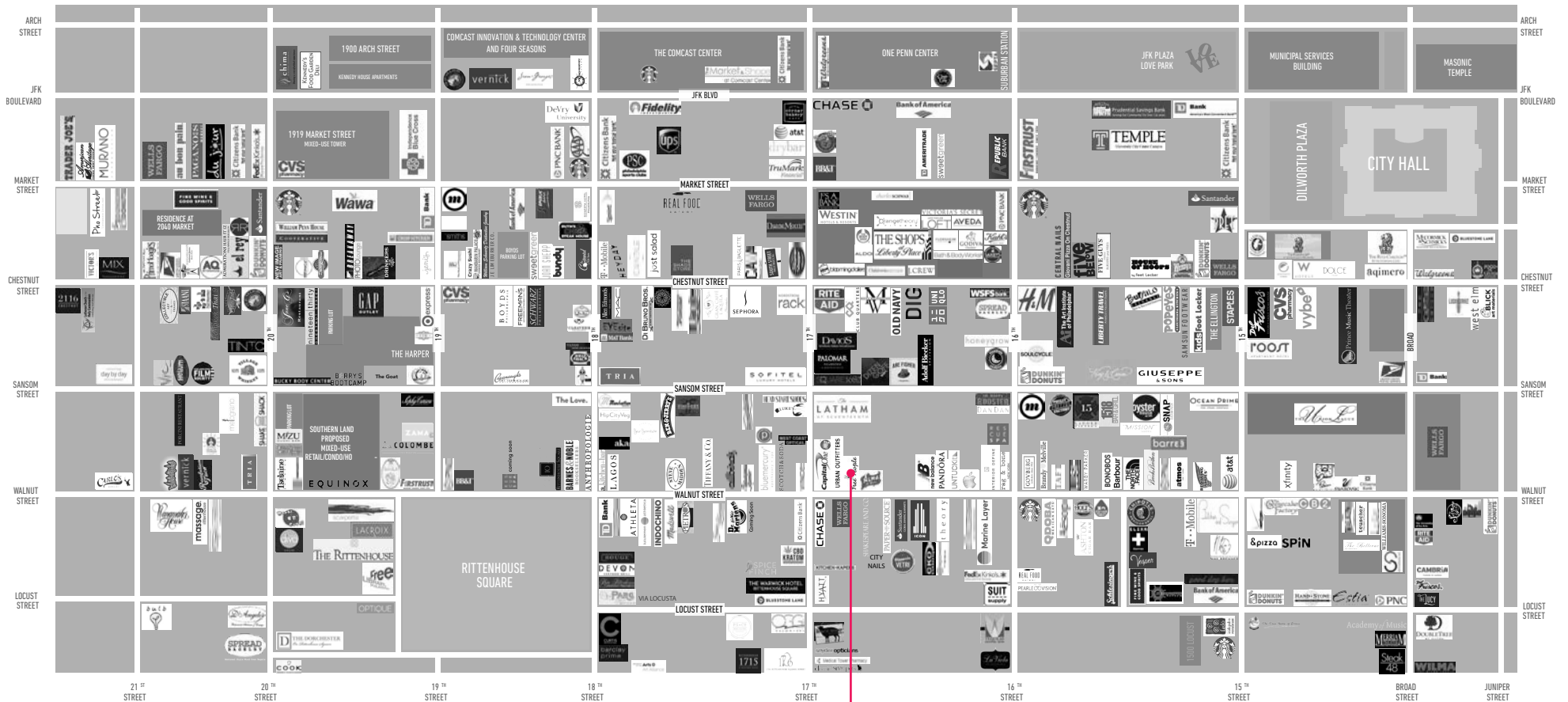




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**SITE**