

1608 WALNUT STREET

MSC
RETAIL



Conceptual Rendering

RITTENHOUSE | PHILADELPHIA

Owned & Managed by:
 **Midwood**

Up to 15,324 SF Prime Walnut Street Availability: 8,613 SF Ground Floor,
Plus 6,711 SF Lower Level Floor



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UP TO 15,324 SF PRIME WALNUT STREET AVAILABILITY
8,613 SF GROUND FLOOR
PLUS 6,711 LOWER LEVEL FLOOR

CONTACT

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JOIN THESE TENANTS ON THE
1600 BLOCK OF WALNUT STREET



rag & bone
NEW YORK



URBAN OUTFITTERS

PAPER SOURCE™

t h e o r y

Free People

PROPERTY DETAILS

- Rare large-format opportunity on Philadelphia's famed national retail corridor, Walnut Street
- Prominent presence on the block with 56' 2" of frontage
- Positioned at the convergence of Rittenhouse Square's dense affluent residential, national retail, and strong daytime office population
- Located directly across the street from Philadelphia's only Apple store
- Ideal for fast fashion, furniture, or small format grocer

DEMOGRAPHICS

Center City Trade Area

From the River to River between Girard Avenue & Tasker Avenue



EST. POPULATION
188,131



EST. AVG HH INCOME
\$99,150



EST. MEDIAN AGE
35 yrs



EST. TOTAL EMPLOYEES
258,822

The information contained herein has been obtained from sources deemed reliable. MSC Retail cannot verify it and makes no guarantee, warranty or representation about its accuracy. Any projections, opinions, assumptions or estimates provided by MSC Retail are for discussion purposes only and do not represent the current or future performance of a property, location or market.

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INTERIOR RENDERINGS - RETAIL

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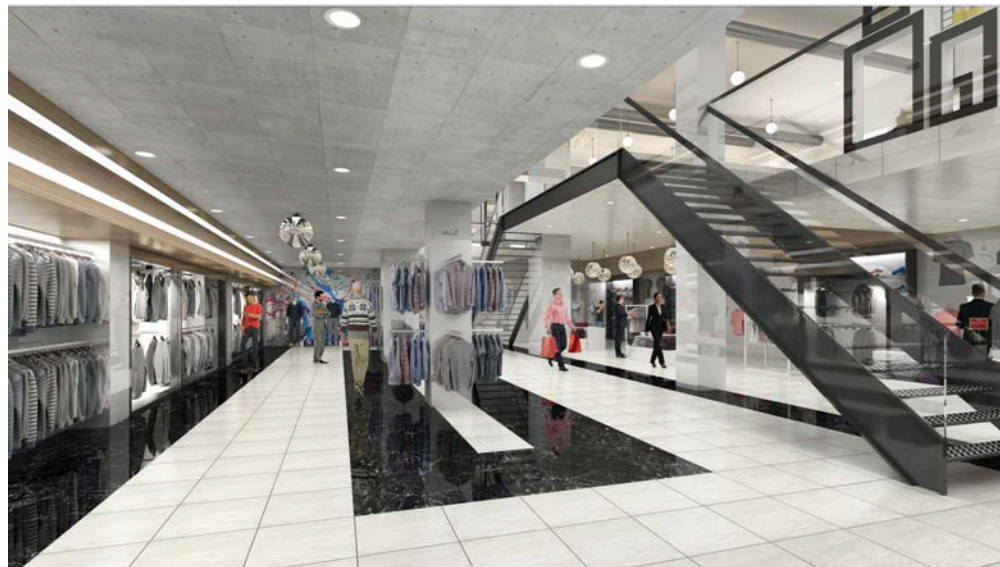
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GROUND FLOOR



GROUND FLOOR



LOWER LEVEL

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INTERIOR RENDERINGS - GROCER

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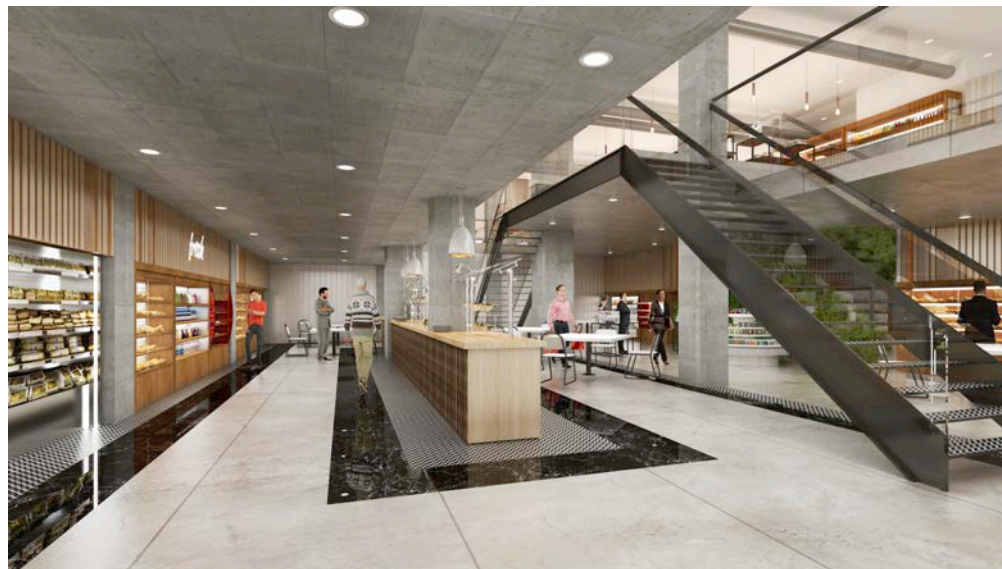
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GROUND FLOOR



GROUND FLOOR



LOWER LEVEL

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FLOOR PLAN - GROUND FLOOR

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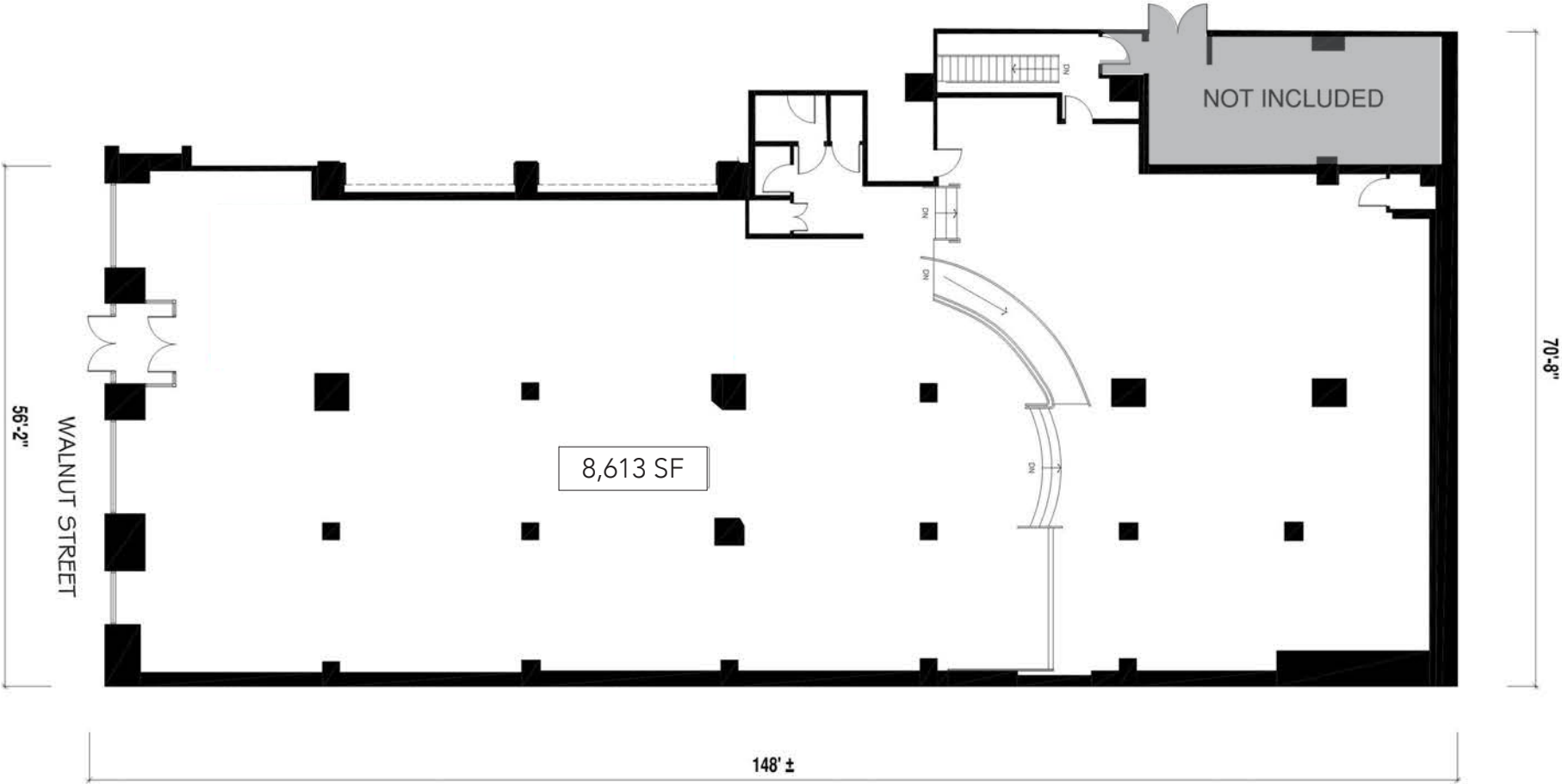
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FLOOR PLAN - LOWER LEVEL

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STRIP MAP

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AERIAL

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