

# 1711

SOUTH BROAD STREET

OFFICE SPACE  
AVAILABLE FOR LEASE!

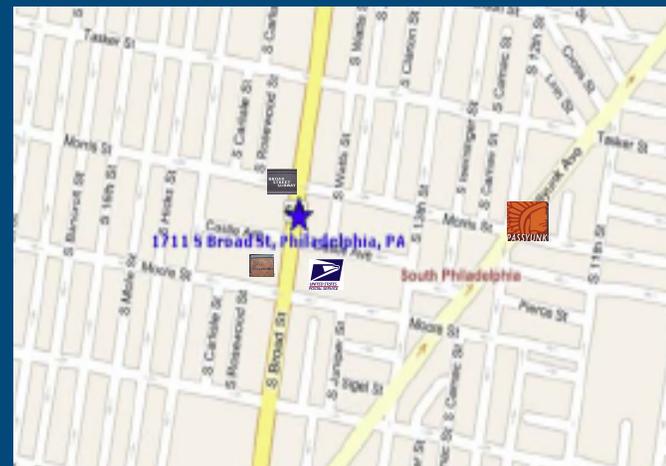
## PROPERTY HIGHLIGHTS

### GROUND FLOOR - +/- 2,002 RSF

- **Private Castle St. entrance**
- **Combination of open space private offices and reception area**
- **Security system in place**
- **Broad Street Subway on corner**
- **Short walk to Passyunk Square amenities**
- **Perfect for various uses including Yoga Studio or Fitness Center**
- **Food Point Market on ground floor**



CASTLE STREET ENTRANCE



STEPHEN PERNA



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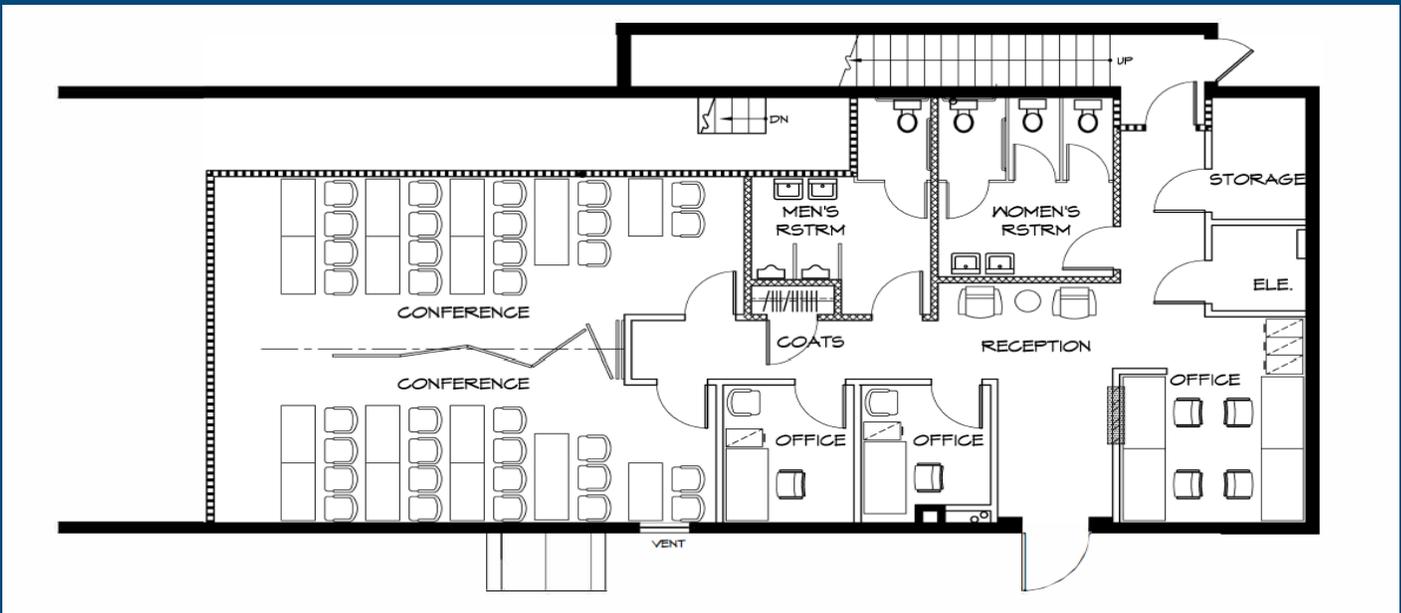
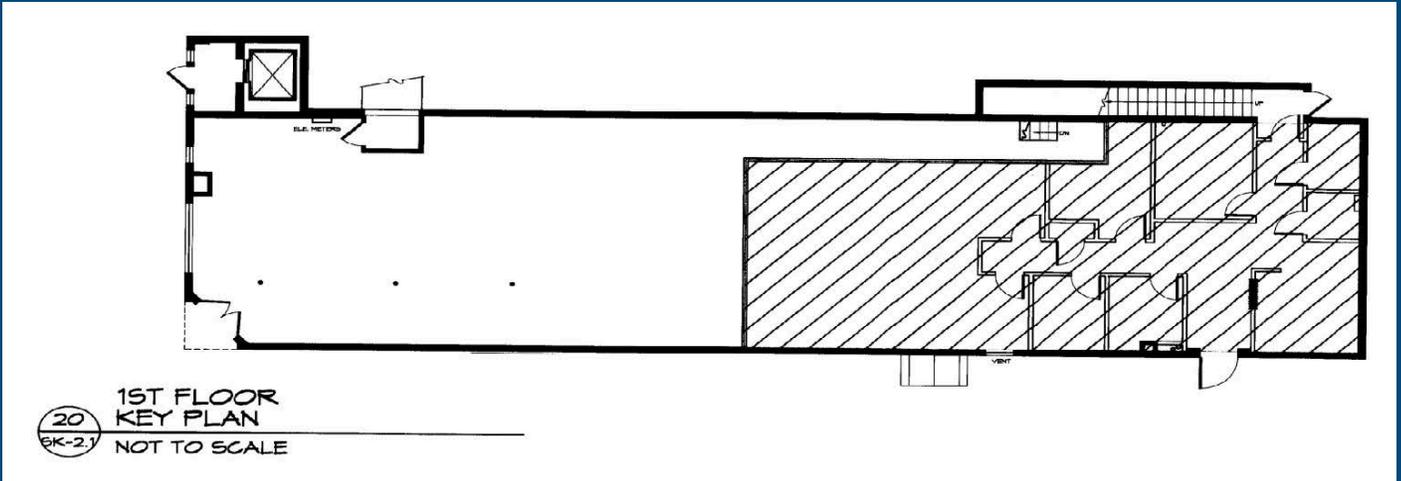
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## FLOOR PLANS



### 1<sup>st</sup> FLOOR / 2,002 SF



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