

Office Suites for Lease

# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

## Best-In-Class Amenities

- Ideally located between Rittenhouse Square and the Market Street Corridor
- Steps away from the best restaurants in Philadelphia along 18th Street
- On-site Constellation Culinary Group catered Morris Café
- Harper's Garden and Green Eggs Café are located on the 18th Street Plaza
- Building Amenity Suite with tenant exclusive lounge and game room (2nd Floor)
- Direct access parking garage
- One block away from Regional Rail access
- State-of-the-art conference center
- Fully equipped fitness center
- Nearby Hotels: Four Seasons, Westin, Kimpton, Sofitel and Sonesta

## 1,633 SF to 30,632 SF Available

### Availabilities

- 16th Floor: 4,434 RSF
- 15th Floor: 6,164 RSF
- 14th Floor: 10,142 RSF
- 8th Floor: 12,307 RSF  
5,279 RSF  
2,774 RSF
- 7th Floor: 30,632 RSF > Available 6/1/2026
- 2nd Floor: 9,458 RSF  
7,456 RSF

DUANE MORRIS PLAZA

For more information, please contact:



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Daniel J. Moller  
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Owned by:



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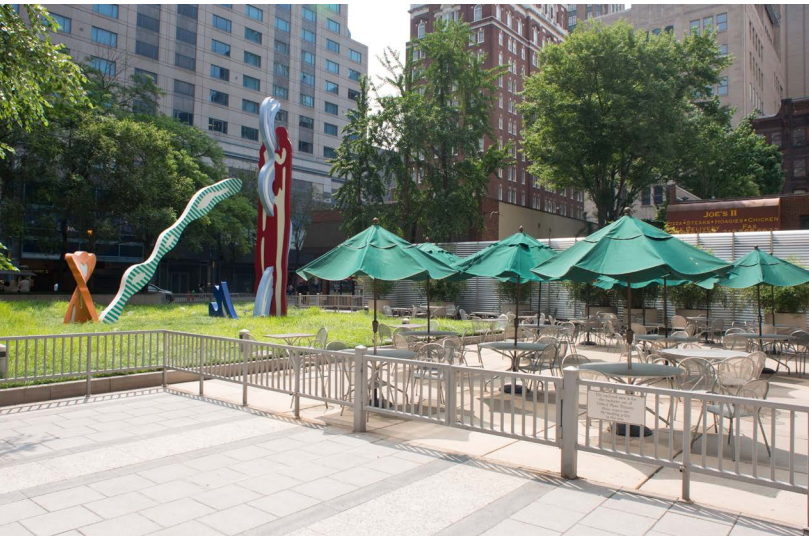
Duane Morris Plaza // 30 South 17th Street, Suite 210, Philadelphia, PA 19103 // (215) 568-7222 Tel // (215) 568-5043 Fax // geisrealty.com

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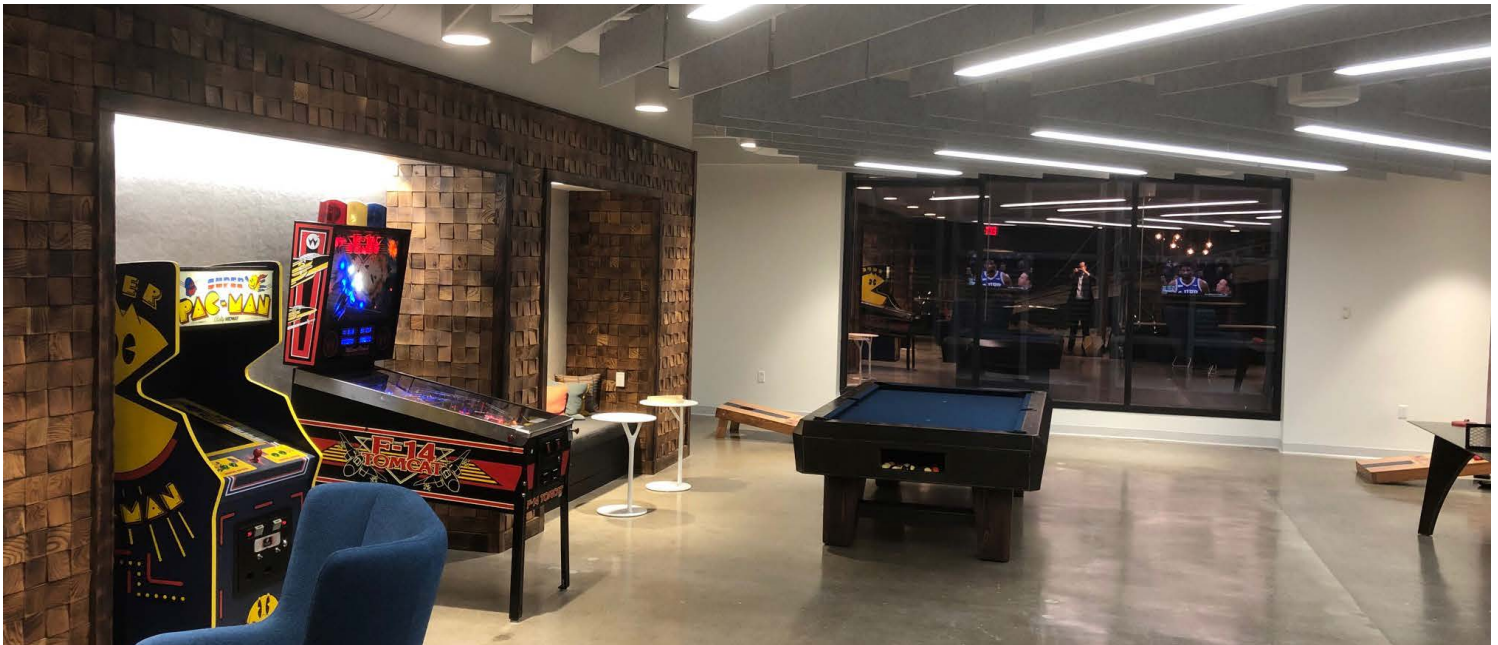
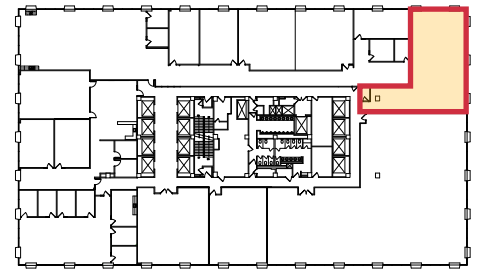
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# Duane Morris Plaza

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2nd Floor:  
Building  
Amenity Suite



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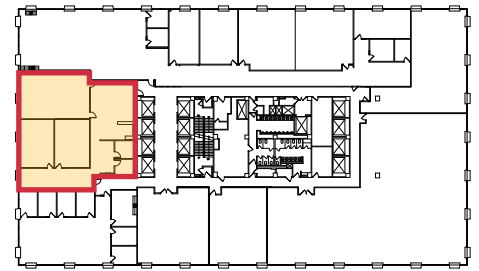
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# Duane Morris Plaza

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2nd Floor:  
Building  
Conference  
Center



City Hall conference room is one large conference room with a capacity for 24 individuals which can be set up in various configurations as well as provided AV Equipment. Extra chairs can be brought in by Tenant for a greater seat load capacity.

Both the Liberty and Rocky conference rooms are available with a capacity of 14 individuals as well as provided AV Equipment.

An additional huddle room sits 4. There are no reservations needed for this room.



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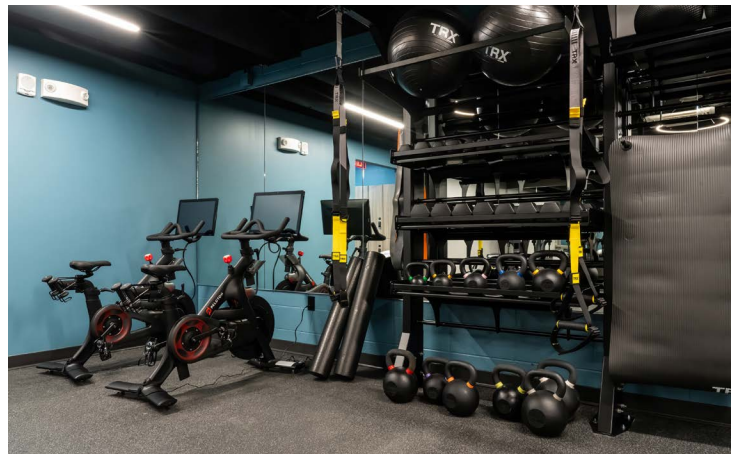
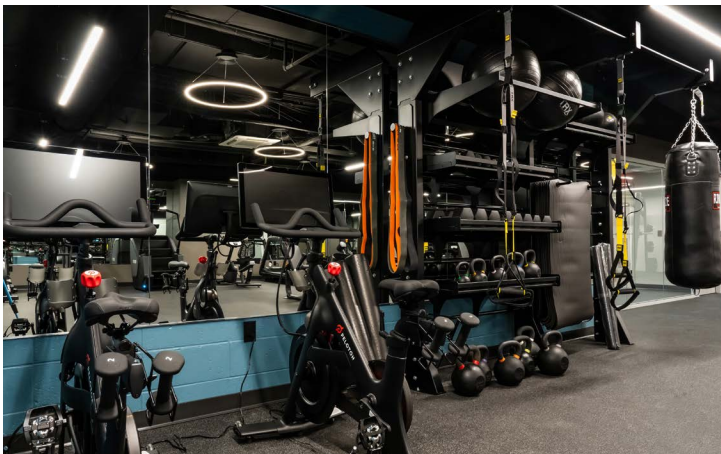
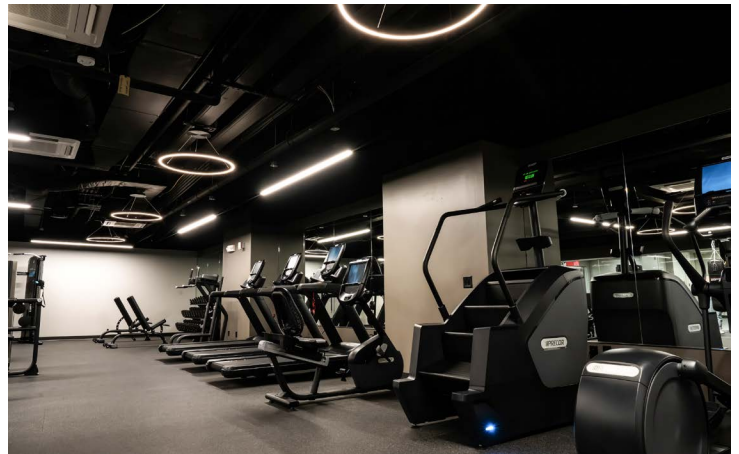
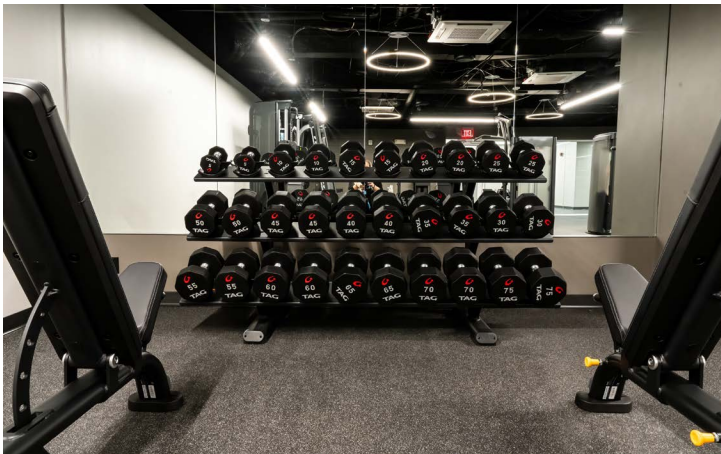
# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

## Fitness Center

The Fitness Center is available to all tenants and tenant employees, Monday - Friday, 6am - 8pm.

It is located on the lower level via Elevator 3 of the building. Employees must complete a waiver before their access card is programmed for the facility.



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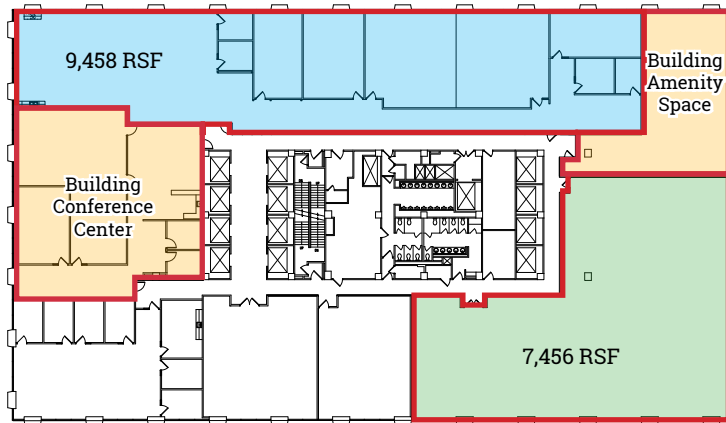
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# Duane Morris Plaza

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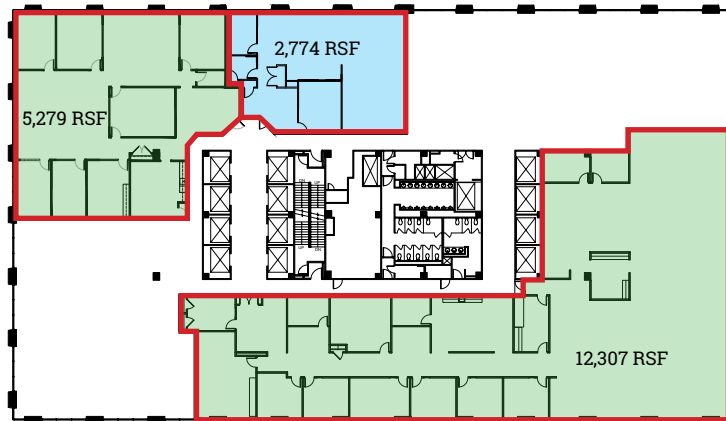
## 2nd Floor



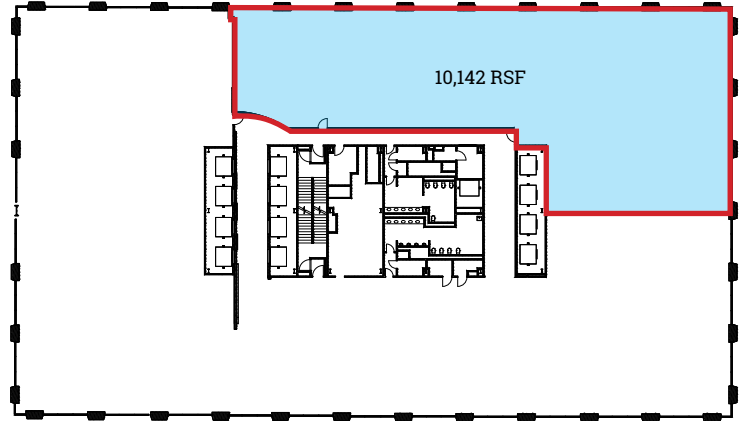
## 7th Floor



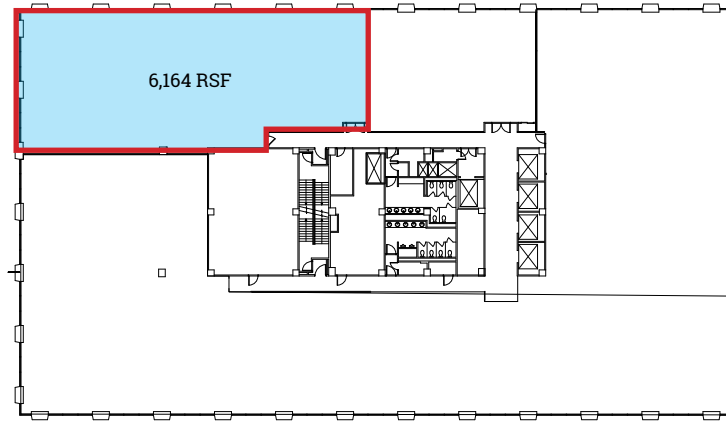
## 8th Floor



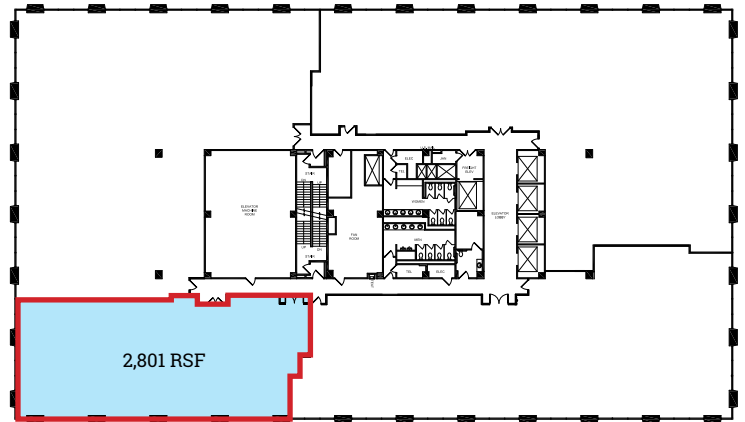
## 14th Floor



## 15th Floor



## 16th Floor



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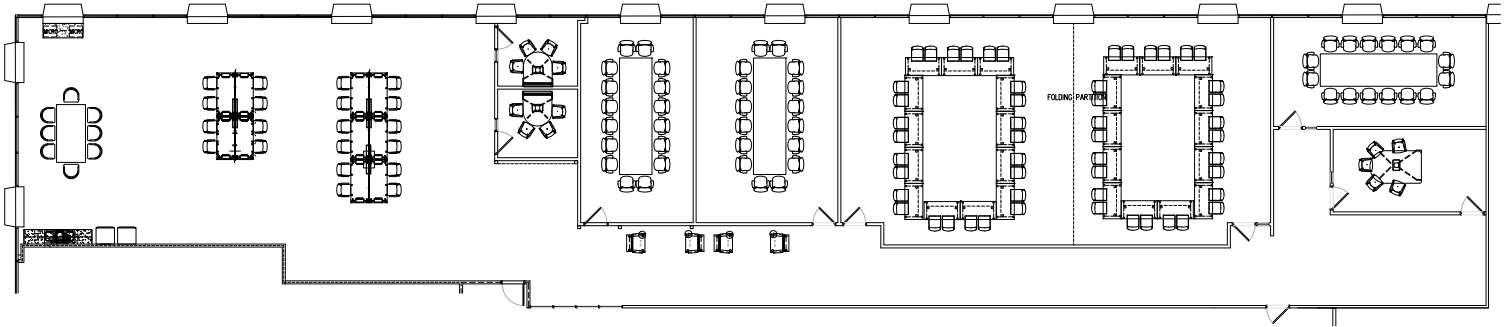
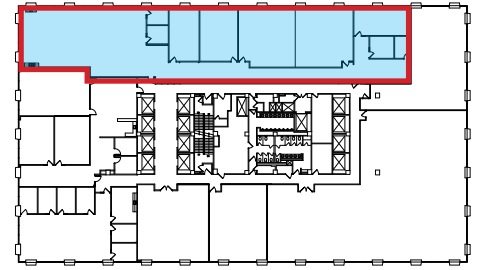
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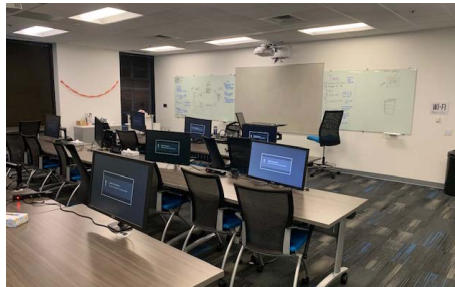
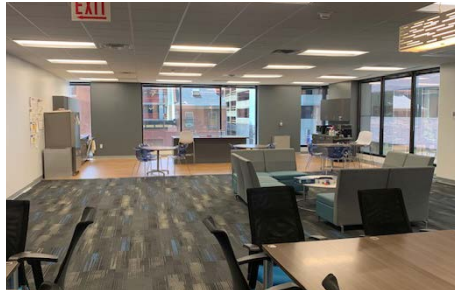
# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

**2nd Floor**  
**9,458 RSF**



- 9,458 RSF
- Completely furnished
- Small and large conference rooms
- Kitchen with upgraded finishes, furniture and appliances
- Large bench desking areas
- Lounge area and ping pong table
- Upgraded ceiling and lighting
- Flatscreens and Wi-Fi system
- Numerous white boards
- Reception area
- Class room and training areas
- Phone system
- Adjacent to the elevator lobby



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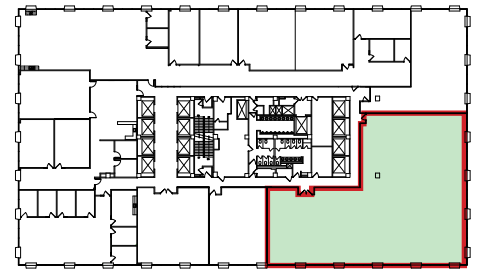
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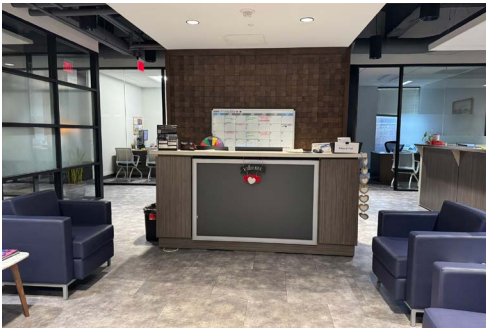
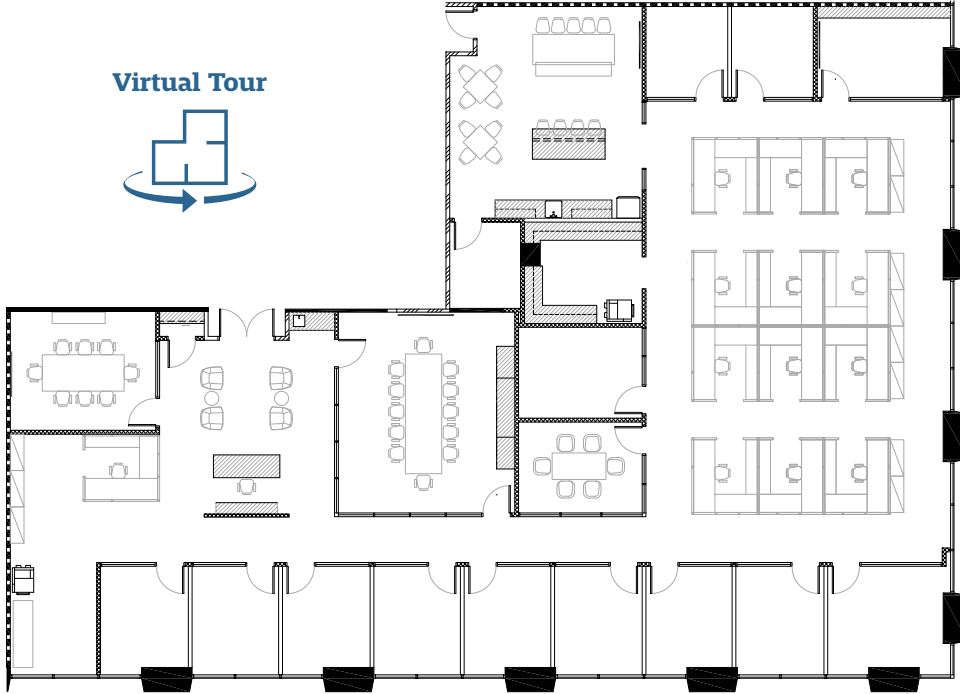
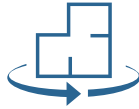
# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

**2nd Floor**  
**7,456 RSF**



Virtual Tour



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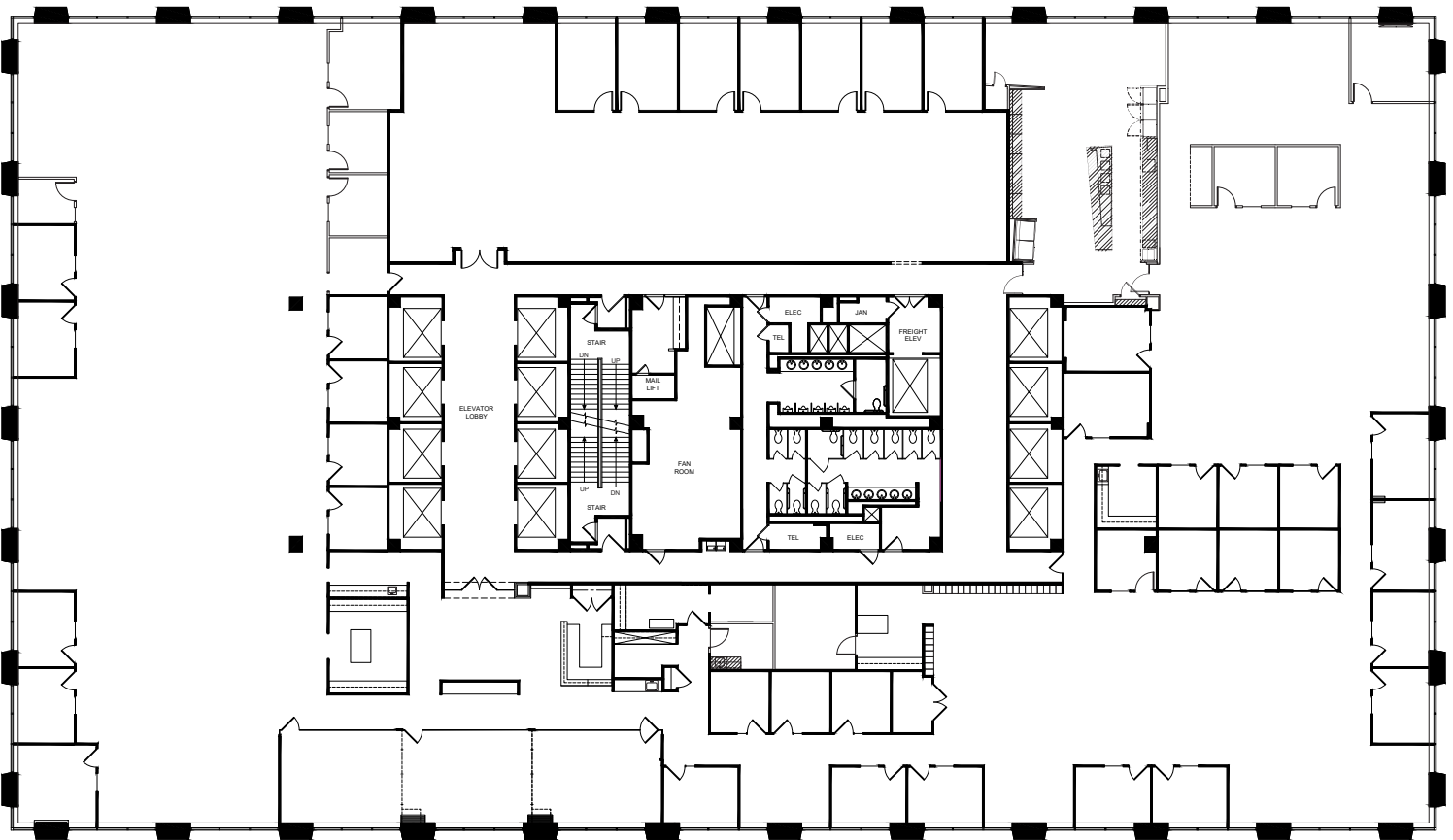
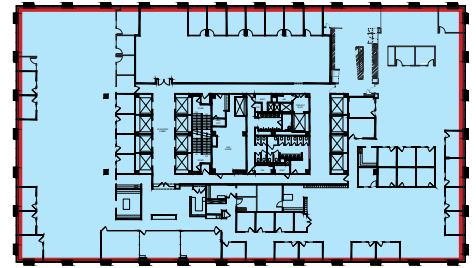
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# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

**Entire  
7th Floor:  
30,632 RSF  
Available 6/1/2026**



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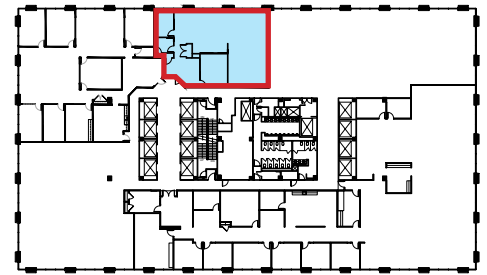
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Office Suites for Lease

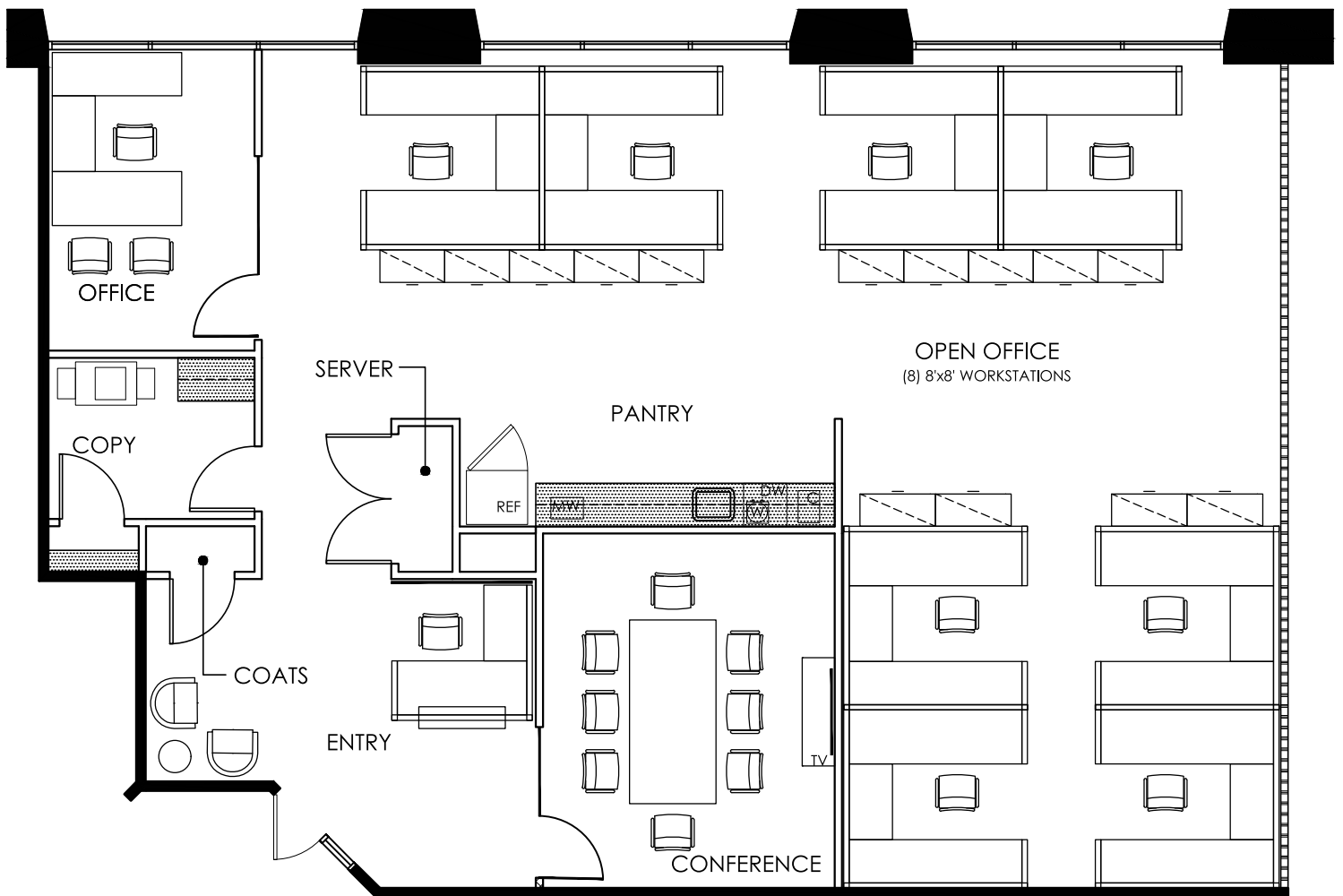
# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

**8th Floor:**  
**2,774 RSF**



Virtual Tour



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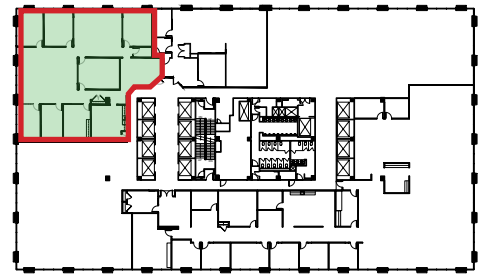
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# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

**8th Floor:**  
**5,279 RSF**



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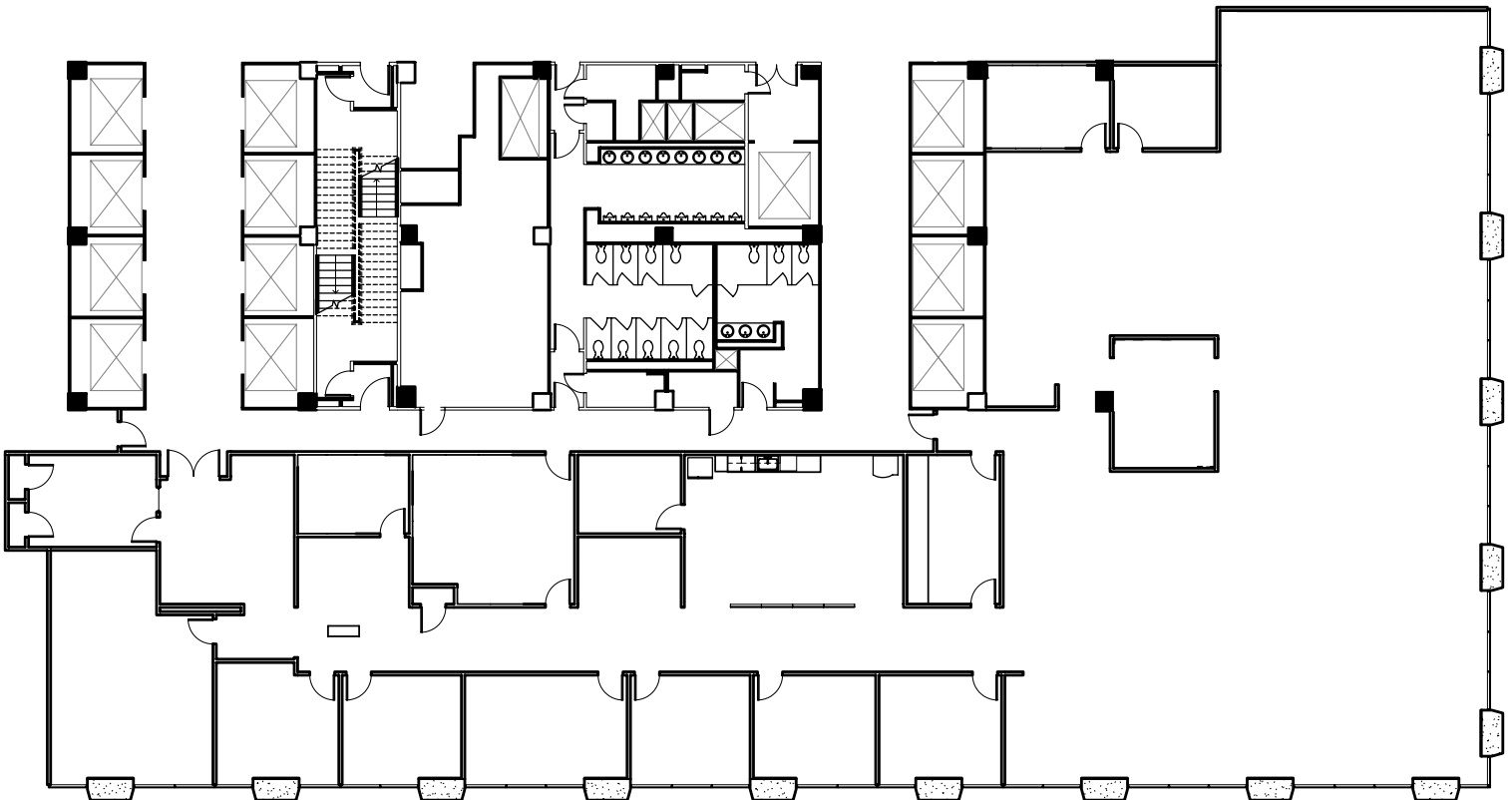
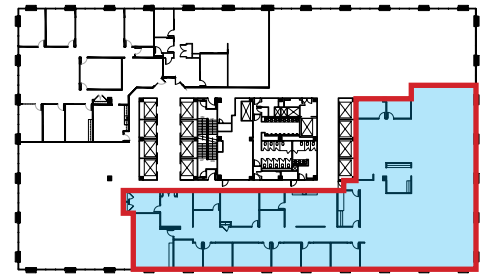
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Office Suites for Lease

# Duane Morris Plaza

30 South 17th Street, Philadelphia, PA

**8th Floor:  
12,307 RSF**



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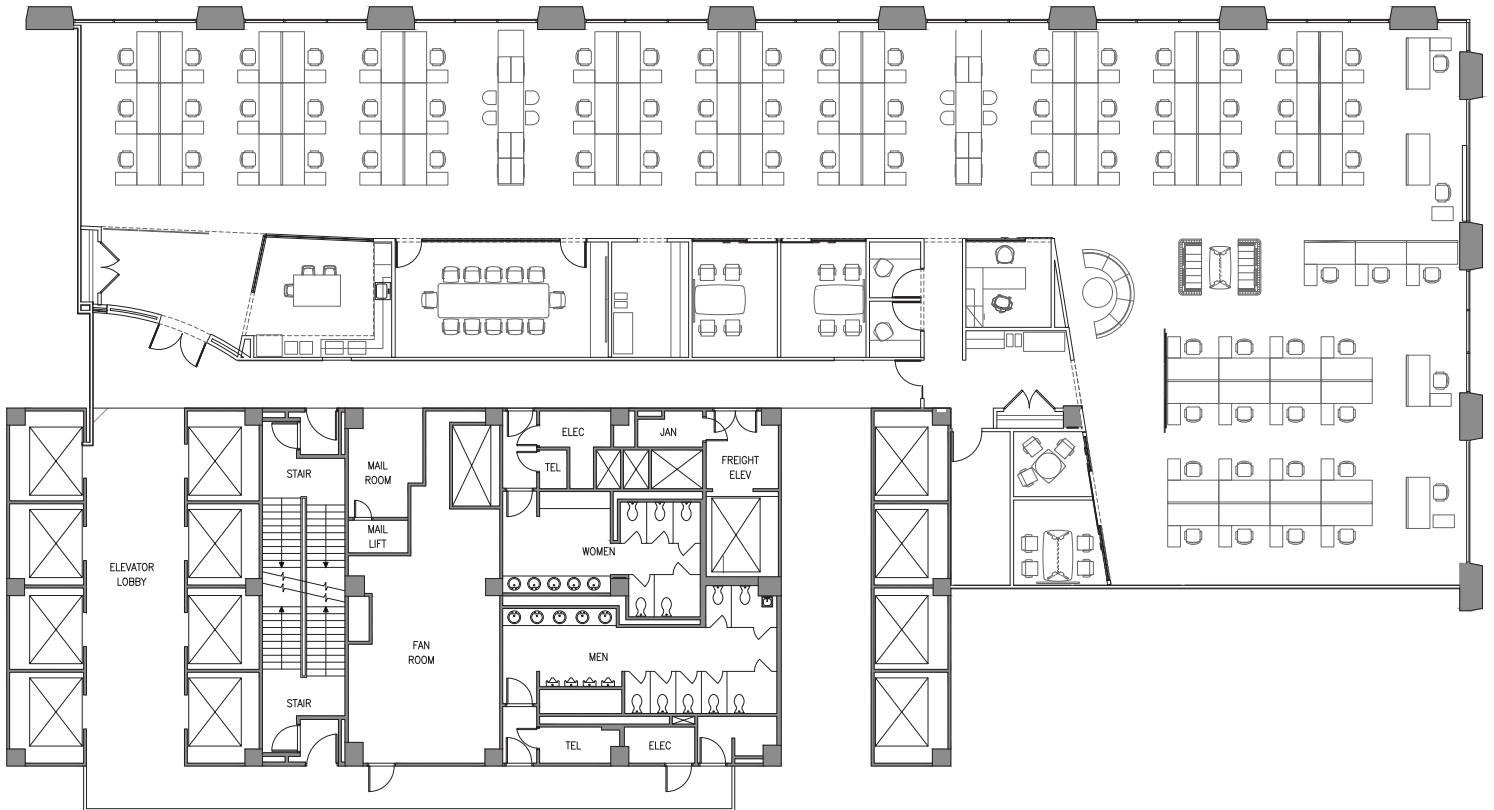
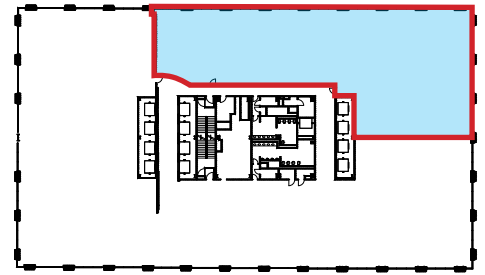
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**14th Floor:**  
**10,142 RSF**



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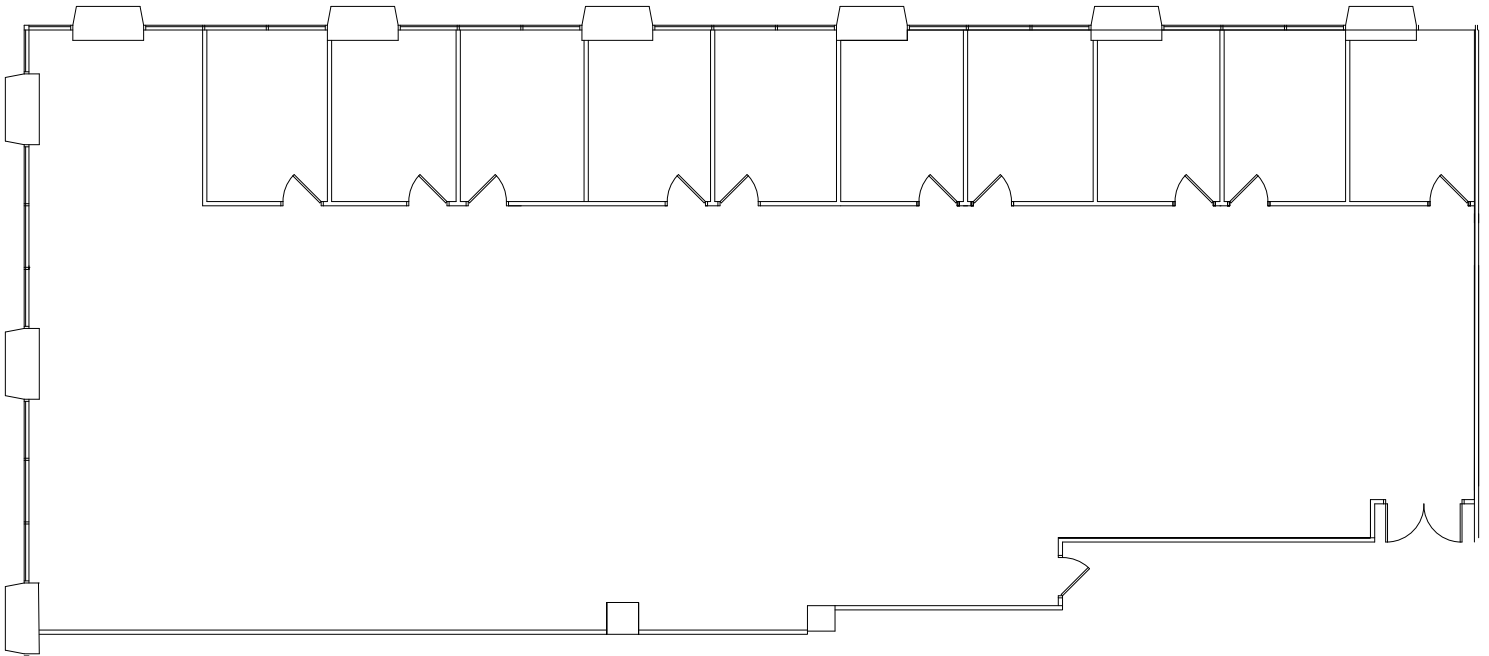
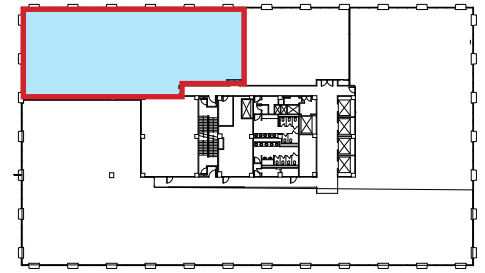
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**15th Floor:  
6,164 RSF**



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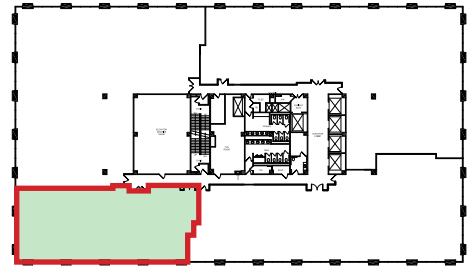
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Office Suites for Lease

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**16th Floor**  
**4,434 SF**



**4,434 SF**

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