

**101 NORTH
INDEPENDENCE
MALL E.**

PROPERTY OVERVIEW

**STRATEGICALLY
LOCATED AT 101 NORTH
INDEPENDENCE MALL E.,**
the property offers a premier
office opportunity in the heart
of Philadelphia's historic Old City
district. This highly visible address
places tenants directly within
the city's civic and commercial
core, surrounded by landmark
institutions, dining, retail, and
cultural amenities.

The building features efficient
floor plates, flexible leasing
opportunities, and convenient
access to SEPTA Regional
Rail, subway lines, and major
commuter routes. With immediate
proximity to Independence Mall
and the broader downtown
business district, 101 North
Independence Mall E. delivers
a highly connected, amenity-
rich environment ideal for
organizations seeking a strong
Philadelphia presence.



101 NORTH
INDEPENDENCE
MALL E.

BUILDING SIGNAGE

PROMINENT BUILDING SIGNAGE OPPORTUNITY

- High-profile exposure along Market Street in the heart of Philadelphia's Historic District.
- Excellent visibility to both pedestrian and vehicular traffic.
- Prominent building signage opportunity offering exceptional corporate branding and visibility.



101 NORTH
INDEPENDENCE
MALL E.

BUILDING SPECIFICATIONS

101 NORTH
INDEPENDENCE
MALL E.

Available space	Floor 2	46,657 SF
	Floor 3	46,657 SF
	Floor 4	46,657 SF
	Floor 5	46,657 SF
	Floor 6	46,657 SF
	Floor 7	46,657 SF
	Floor 10	46,657 SF
	Floor 11	46,657 SF
Power redundancy	Three (3) independent 13.2 kV electrical services from two (2) separate PECO substations Dual 1.5 MW generators, 7,500 gallons of fuel storage, three-source power redundancy, N+1 cooling	
On-site parking	154 spaces in secured, underground garage	
Loading	Secured 12K SF underground loading dock with access and parking for oversized vehicles and direct freight elevator access	
Security	24 x 7 with key card access	



HVAC	Cooling via central plant. VAV distribution. Heating via Steam Loop
Passenger elevators	9 elevator cabs in 2 bays 4,000 lbs capacity
Freight elevators	Two (2) freight cabs in separate bay 6,000 lbs capacity
Floor to floor height	12.5 ft

KEY FEATURES

IN THE HEART OF IT ALL

- Direct adjacency to Independence Mall, National Constitution Center, and major civic institutions
- Highly accessible location with immediate proximity to SEPTA Regional Rail, Market-Frankford Line, and multiple bus routes
- Efficient and flexible floor plates supporting a range of tenant uses and layouts



101 NORTH
INDEPENDENCE
MALL E.

- Strong walkability to Center City business district and waterfront destinations
- Surrounded by dense amenity base including dining, retail, hotels, and cultural attractions
- Excellent regional connectivity to I-95, I-676, and the Ben Franklin Bridge
- Positioned within one of Philadelphia's most recognizable and high-visibility corridors

RECEPTION



101 NORTH
INDEPENDENCE
MALL E.

EXTERIOR ENTRANCE

101 NORTH
INDEPENDENCE
MALL E.



INTERIOR ENTRANCE

101 NORTH
INDEPENDENCE
MALL E.



COFFEE BAR & LOUNGE

101 NORTH
INDEPENDENCE
MALL E.



NEARBY AMENITIES



KEY

1. 3J's Cafe
2. City Pizza
3. Almanac
4. Fork
5. Café Tolia
6. ICI Macarons & Cafe
7. Old City Coffee
8. Tu Rinconcito
9. Café Square One
10. IDK Smash Burgerz & Nashville Hot Chicken
11. Coffee Tea & Company
12. Liberty Scoops
13. Masala Fusion Indian Restaurant
14. The Loft Upscale Restaurant & Lounge
15. Hangry Joe's Hot Chicken & Wings
16. PrimoHoagies
17. Sonny's Famous Steaks
18. Oh Brother Philly
19. Cuba Libre Restaurant & Rum Bar
20. National Mechanics Bar and Restaurant
21. Buddakan
22. Stratus
23. Menagerie Coffee
24. Bubble Tea Room

NEARBY TRANSIT



STACKING PLAN
UP TO 373,256 SF | SINGLE-FLOOR TO FULL-BUILDING OPPORTUNITIES

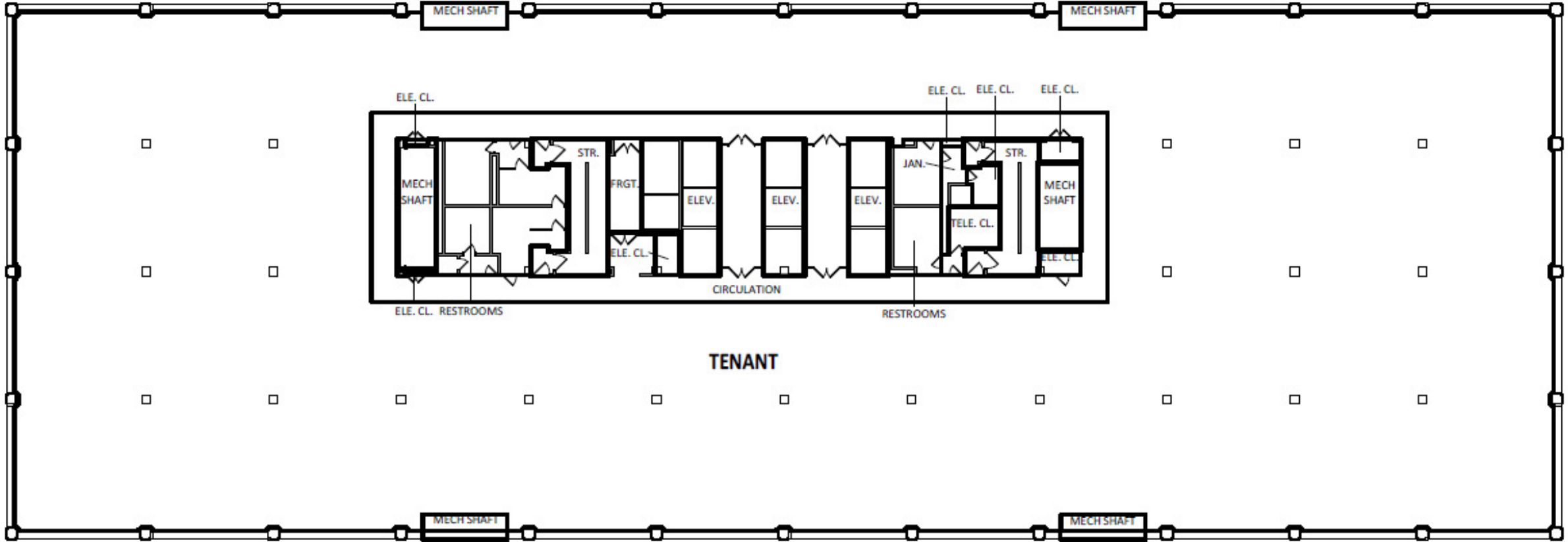
FLOOR

- MECHANICAL
- PENTHOUSE
- 11TH FLOOR
- 10TH FLOOR
- 9TH FLOOR
- 8TH FLOOR
- 7TH FLOOR
- 6TH FLOOR
- 5TH FLOOR
- 4TH FLOOR
- 3RD FLOOR
- 2ND FLOOR
- 1ST FLOOR
- CONCOURSE
- GARAGE



SAMPLE FLOORPLAN

**101 NORTH
INDEPENDENCE
MALL E.**



101 NORTH INDEPENDENCE MALL E.



CONTACT

BRENDAN KELLEY

Principal, Managing Director
215.820.3828
brendan.kelley@avisonyoung.com

WAYNE HUNT

Principal
610.505.8932
wayne.hunt@avisonyoung.com

**AVISON
YOUNG**

© 2026. Avison Young. Information contained herein was obtained from sources deemed reliable and, while thought to be correct, have not been verified. Avison Young does not guarantee the accuracy or completeness of the information presented, nor assumes any responsibility or liability for any errors or omissions therein.