



THE BORN BUILDING

NOW LEASING

1831 Murray Avenue
Pittsburgh PA 15217

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PROPERTY HIGHLIGHTS

FEATURES:

- **Position your business in the heart of Squirrel Hill. This highly visible property on bustling Murray Avenue offers outstanding foot traffic, strong neighborhood demographics and unbeatable proximity to top local shops, restaurants, and community destinations.**
- Zoning: Ideal for retail, office, or service-based business
- Exceptional street frontage with large display windows
- Easy access to public transit and nearby parking
- Surrounded by national and local favorites - cafes, boutiques, grocers, and more in one of Pittsburgh's most walkable districts
- Newly remodeled restrooms - 2026



TOTAL SIZE:

10,480 Square Feet

AVAILABLE SUITES:

First Floor: 875 SF

580 SF

Second Floor:

Suite #203/#204 767 RSF

Suite #210 726 RSF

Suite #214 264 RSF

LEASE PRICE:

1st Floor: \$25.00 psf + all utilities

2nd Floor: \$17.00 psf (Full Service)



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LOCATION & DEMOGRAPHICS

DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
2025 Population	24,524	186,033	363,325
Median HH Income	\$95,109	\$59,216	\$62,809



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