



REINVENTING AN ICON

601 WALNUT STREET PHILADELPHIA, PENNSYLVANIA

EST. 1910

Owned and Developed By:



Exclusive Leasing Representative:





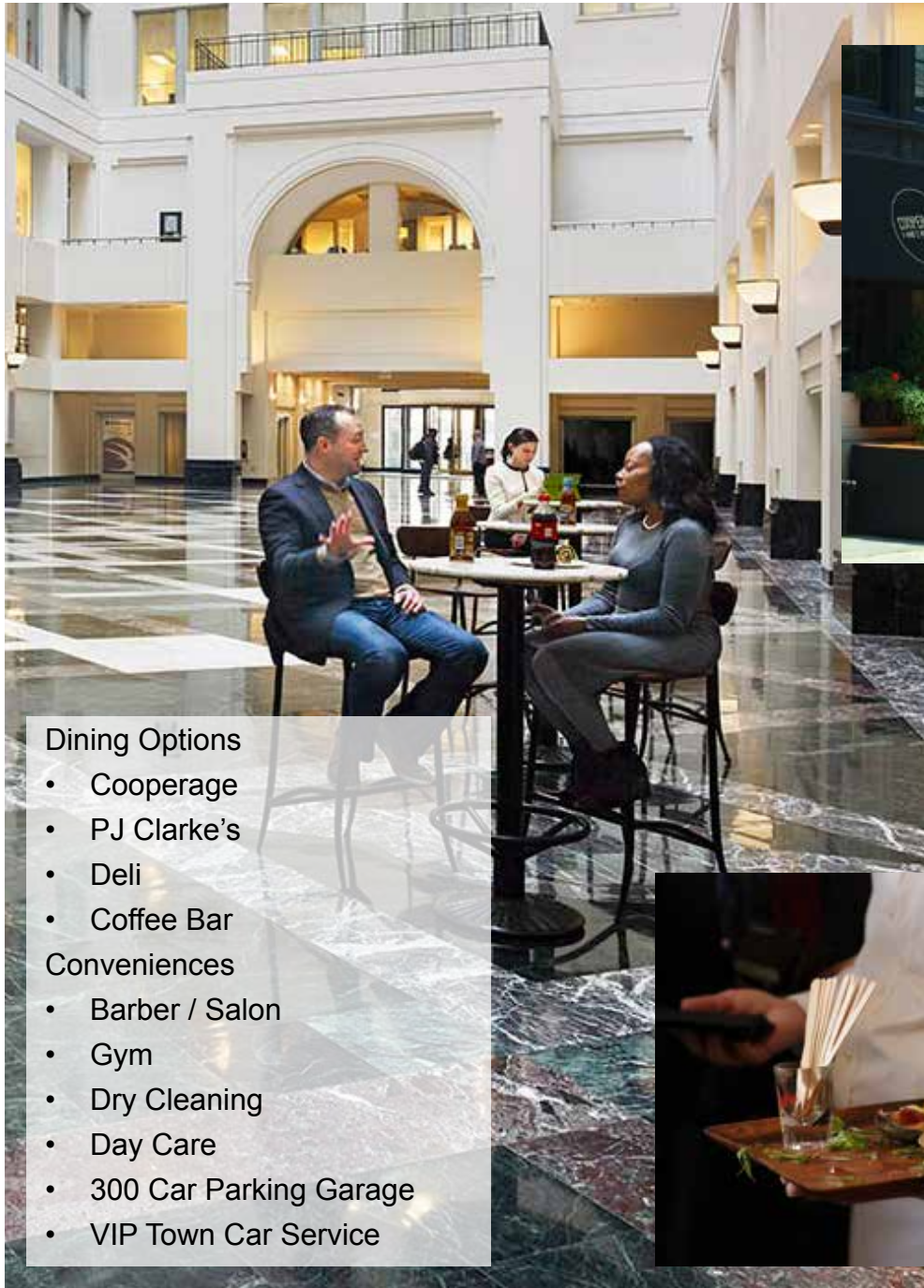
- Adjacent to two national parks
- Office, retail and residential
- World class restaurants
- Historic heart of the city



- Tiffany Mosaic: Dream Garden
- Designed by Maxfield Parrish
- Dramatic 12 story atrium
- Former home of The Curtis Publishing Company



- 66 luxury residences
- Only 10% of integrated building
- Segregated entrance
- 24 hour manned concierge



Dining Options

- Cooperage
- PJ Clarke's
- Deli
- Coffee Bar

Conveniences

- Barber / Salon
- Gym
- Dry Cleaning
- Day Care
- 300 Car Parking Garage
- VIP Town Car Service





- Modern loft office space
- High, open ceilings
- Oversized framed windows
- Abundant natural light
- Traditional space available
- Breathtaking views



Surrounded by unobstructed views and a vibrant selection of sights and activities

The Curtis is the central hub that's bringing a beautiful neighborhood to life.



Residential
As the beating heart of the city, this neighborhood is naturally dense with over 100,000 living, shopping and entertainment options for residents.

Workplace
In a place that's easy to get to, you won't have to travel far for high-level or casual lunch, coffee and happy hour options.



Retail
In a place that attracts an average of 30 million tourists a year, foot traffic in this historic neighborhood is ideal for the retail community.



BUDDAKAN



- Leader in bike transit
- 3rd most walkable city
- Largest millennial population
- Nationally recognized restaurants
- Historic “Olde City”



FARMiCiA
FOOD AND TONICS



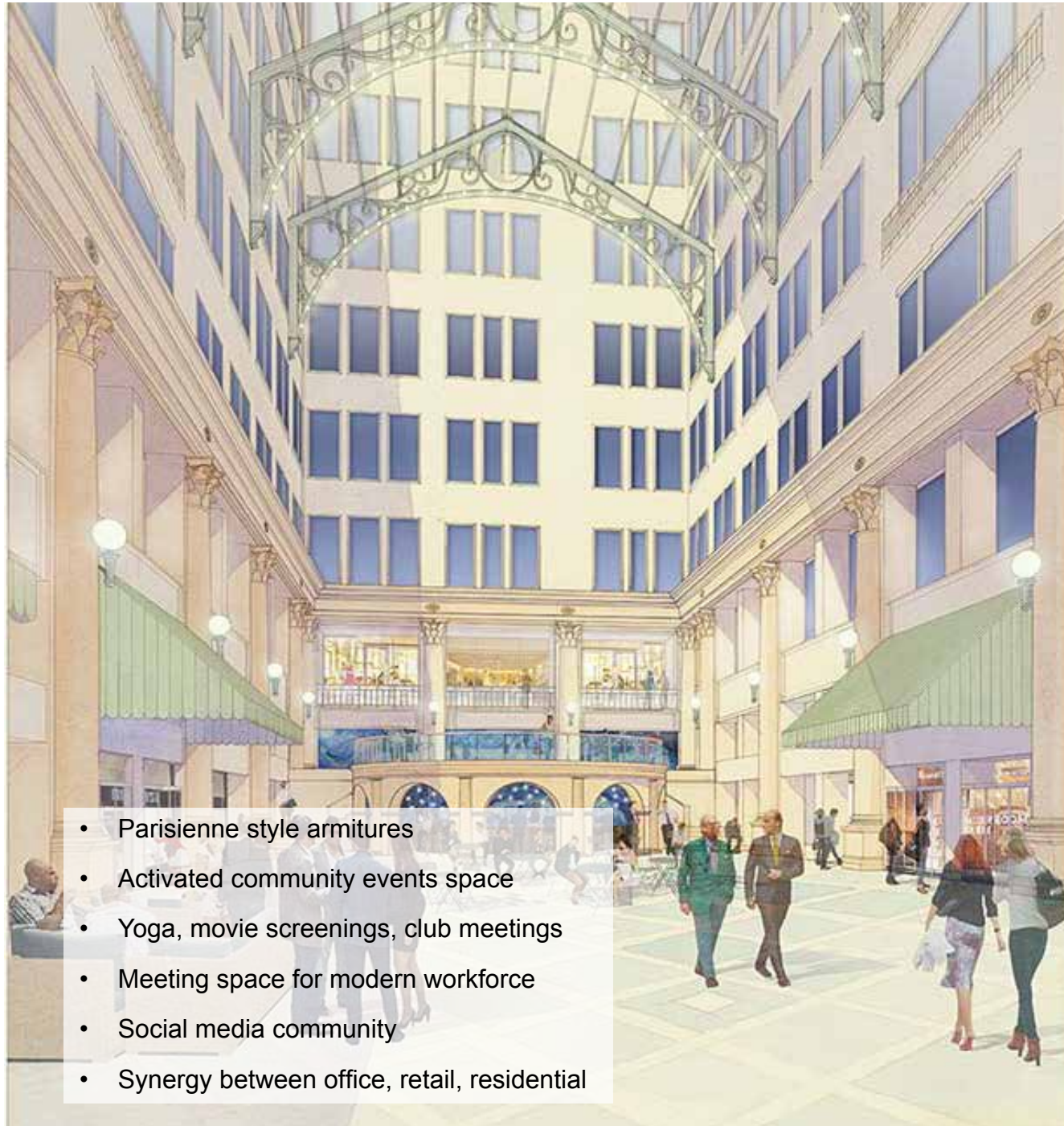
Reason 1: Millennials

The explosive growth of Philadelphia's young-adult population in recent years has been hailed as one of the more positive developments in the city's recent history and a possible key to its future. No major city has experienced a larger increase in 20- to 34-year-olds than Philadelphia, as measured by the change in their percentage of each city's overall population.

Philadelphia is benefiting from a strong affinity for urban life that is widespread among today's young adults, members of one of the largest generations in American history. They value a dense urban setting for the excitement, convenience, and variety of experiences that it provides and for the diversity of people, job opportunities, and lifestyles. Carol Coletta of the Knight Foundation, an expert on the development of cities, said that young adults' preference for close-in neighborhoods is "a 40-year trend that just keeps accelerating."

In addition to all of those elements, Philadelphia has other attributes that make it particularly attractive to millennials. Among them are a relatively low cost of living (compared with some other major East Coast cities), a large and active cultural sector, and a number of up-and-coming neighborhoods not far from the city center. In a recent Pew poll, 66 percent of millennials said they would recommend Philadelphia as a place for young adults to live.



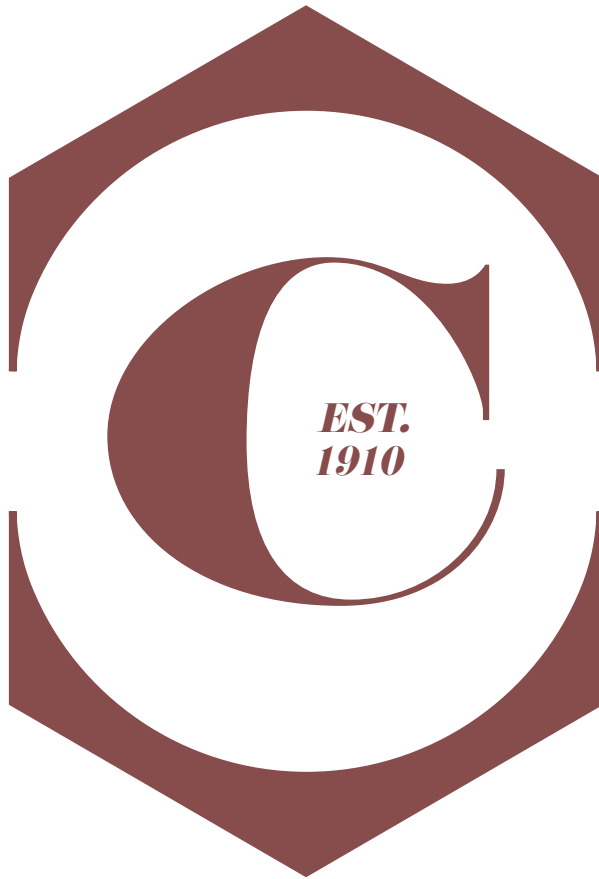


- Parisienne style armatures
- Activated community events space
- Yoga, movie screenings, club meetings
- Meeting space for modern workforce
- Social media community
- Synergy between office, retail, residential



THE CURTIS

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THE CURTIS

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