



Colliers

1525 CHESTNUT ST. | PHILADELPHIA, PA

Rare small retail space on Chestnut Street **for lease**

Introducing 1525 Chestnut Street, a 6-story multi-tenancy building with ground floor retail, formerly home to office supplier A. Pomerantz and Co.

1525 Chestnut is located in the heart of Center City's office district just steps away from City Hall, giving it optimum accessibility to SEPTA, a variety of high-end shops, boutiques, restaurants, and hotels.

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Accelerating success.

Property Overview

Address	1525 Chestnut Street, Philadelphia, PA 19102
Location	1525 Chestnut is located in the heart of the Central Business District, steps away from City Hall, Love Park, and The Shops at Liberty Place.
Zoning	CMX5
RBA	23,232 SF
RSF	1,455 SF
Stories	6
Typical Floor	3,200 SF
Elevators	2 with 1 freight
Frontage	22' on Chestnut St

DEMOGRAPHIC	1 MILE	3 MILES	5 MILES
Population	102,865	518,029	957,012
Households	60,259	236,302	407,935
Avg. HHI	\$152,476	\$114,985	\$93,556
Employees	250,605	511,042	684,395



A five-minute walk to City Hall with access to BSL, MFL, and trolley stations.



Located in Philadelphia's CBD, with easy accessibility to Rittenhouse Row



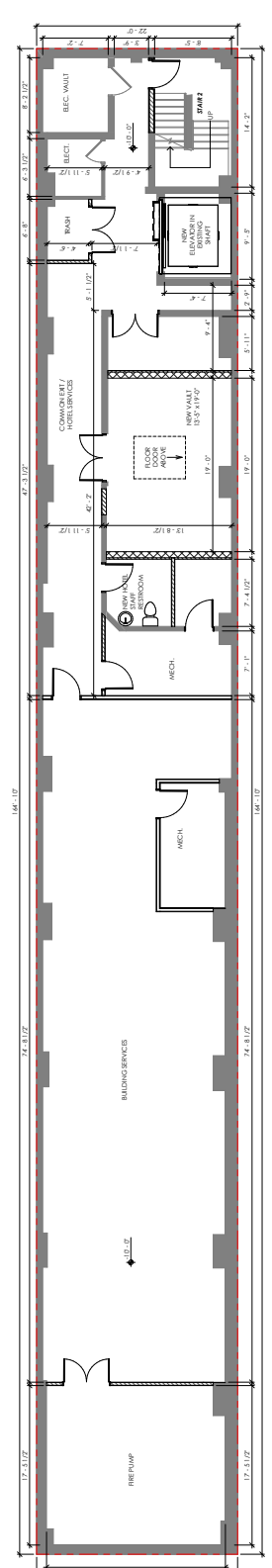
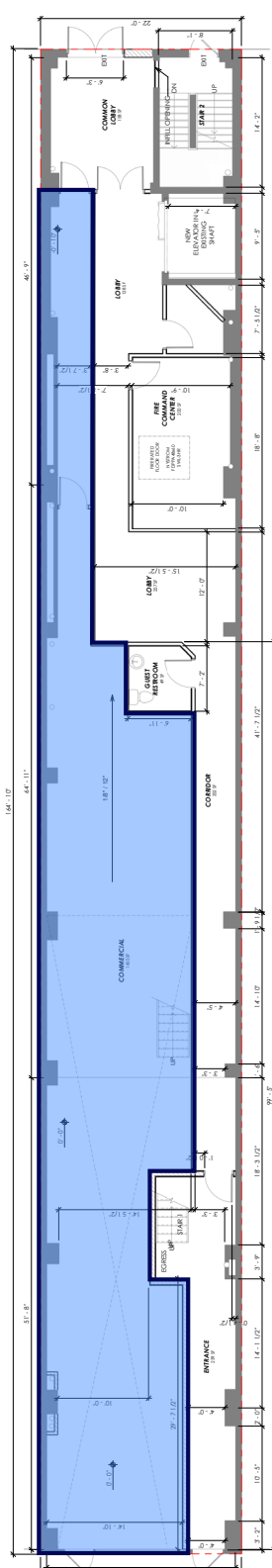
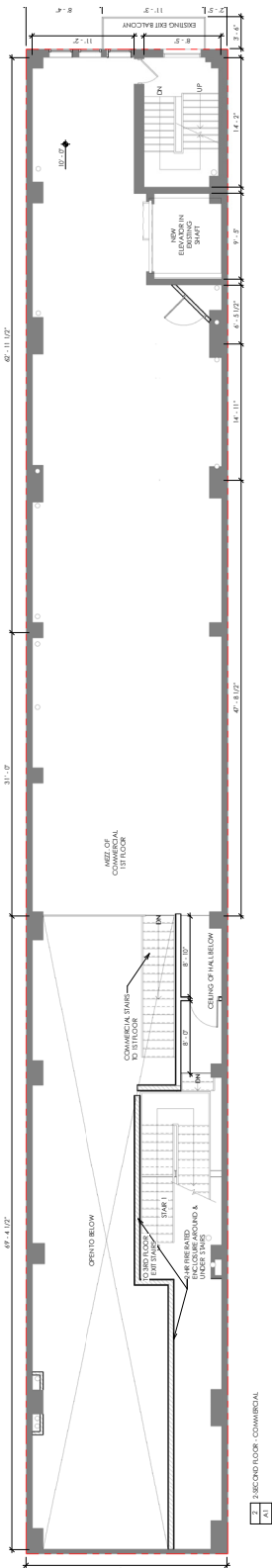
Excellent proximity to traffic generators including Wendy's, Five Guys, Popeye's, Five Below, J. Crew Factory and Footlocker



High pedestrian traffic counts with 15,914 average daily pedestrian volume (Center City District, November 2022)



Floor Plan



Rittenhouse Square

19th St.

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18th St.

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17th St.

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16th St.

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15th St.

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Broad St.

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