

MSC

112

S. 18TH STREET

RITTENHOUSE SQUARE | PHILADELPHIA, PA

2,500 SF BI-LEVEL BAR/RETAIL FOR LEASE

112 S. 18TH STREET

PROPERTY DETAILS

- ▶ *Iconic bar / retail for lease in the heart of Rittenhouse - Philadelphia's hottest and most trafficked neighborhood*
- ▶ *Bi-Level space with 2 built-out bars, and all infrastructure in place*
- ▶ *Exceptional co-tenancy on 18th Street, including: Di Bruno Brothers, Van Leeuwen, Tria Cafe, The Dandelion, The Ground Rittenhouse, The Continental Midtown, and &pizza*
- ▶ *Rittenhouse Square offers a dense and affluent residential population with national retail, daytime office, and Philadelphia's top restaurants and hotels*
- ▶ *Available now*

DEMOGRAPHICS

Center City Trade Area
From the River to River between Girard Avenue & Tasker Avenue

EST. POPULATION

206,964

EST. MEDIAN HH INCOME

\$95,215

EST. EMPLOYEES

227,743

EST. MEDIAN AGE

35.5

JOIN THESE AREA TENANTS

WINE BAR
TRIA
EST. 2004 • PHL

The Dandelion

BOTLD

PARC

1 TIPPLING PL
PHILADELPHIA

Cavanaugh's
RITTENHOUSE
PHILADELPHIA

&pizza

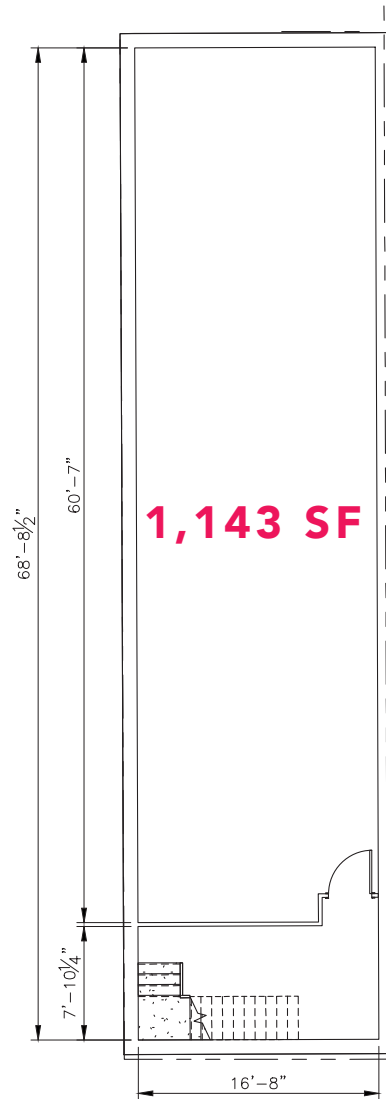
BLACK SHEEP
Meat & Cheese



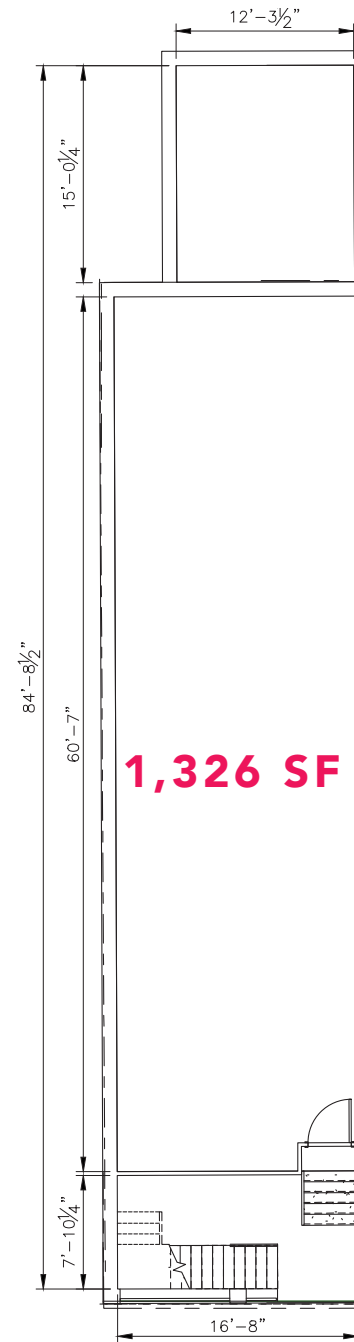
ROUGE

Dear Daphni

FLOOR PLAN



LOWER LEVEL

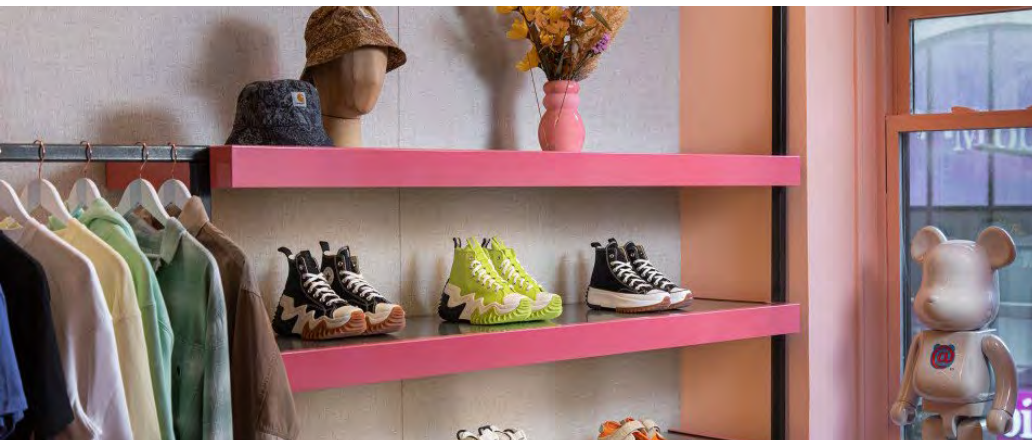


UPPER LEVEL

S. 18TH STREET

AERIAL





RITTENHOUSE SQUARE IS THE MOST FAMOUS NEIGHBORHOOD IN PHILADELPHIA

serving as the epicenter of retail, dining, daytime office traffic, hotels, affluent residential, and nightlife. The trade area is positioned with unmatched access to Center City's most impactful traffic drivers. From an ultra-affluent residential base, to over **44M SF of office**, to an acclaimed arts district and a flourishing tourism base, it truly is a live/work/play 24 hour neighborhood. As the **5th most walkable downtown** in the country, it is easily accessed by the various other highly connected and flourishing Philadelphia neighborhoods. It provides maximum exposure along with unparalleled national co-tenancy in a downtown setting and serves as the ideal city entry point for most national retailers and restaurants.

WALNUT STREET

RETAIL

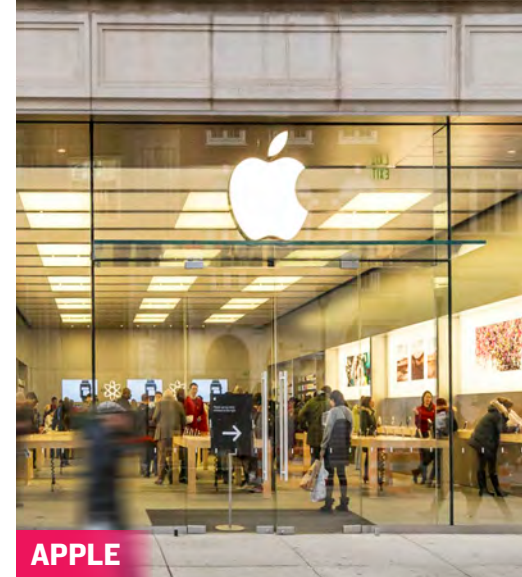


rag & bone
NEW YORK

ARITZIA



ALO



APPLE

Glossier.



CB2

VINCE.

FAHERTY



ANTHROPOLOGIE

lululemon  athletica

WARBY PARKER



VERONICA BEARD

MADEWELL

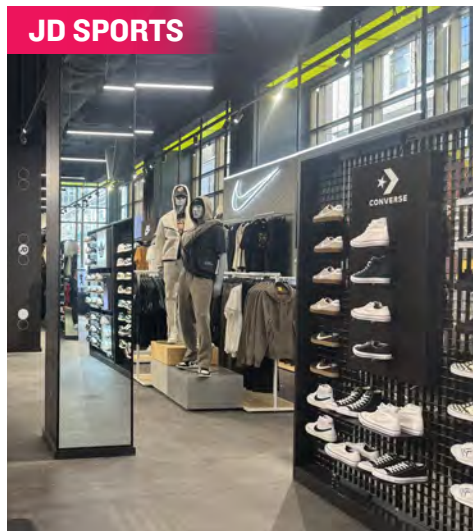
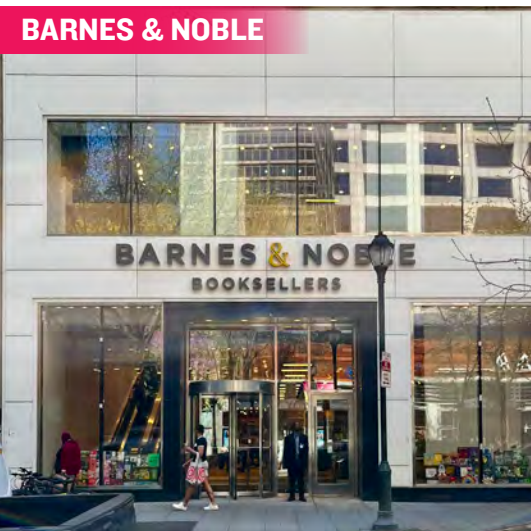


 gorjana

Walnut and Chestnut Streets, along with the connecting numbered streets, have become attractive locations for both high-end and fast-fashion retailers who value the city's highly concentrated, cosmopolitan and diverse customer base. Walnut Street is the city's premier "high street" retail corridor with four primary blocks that span Broad Street to 18th Street. With a mix of upscale apparel/contemporary stores, athleisure, digitally native brands, jewelry, and furniture, **WALNUT STREET'S LEASING ACTIVITY IS THE STRONGEST IT HAS EVER BEEN.**

CHESTNUT STREET

RETAIL



BIGGER BOX TENANTS

such as Barnes & Noble, Bloomingdale's Outlet, Uniqlo, Nordstrom Rack and Sephora mixed with local fashion institutions such as Boyds Department Store, makes Chestnut Street a vibrant and diverse retail corridor that benefits from strong pedestrian counts and cross-shopping with neighboring Walnut Street.



HEYDAY



RESCUE SPA



BARRYS BOOTCAMP

FITNESS, HEALTH & WELLNESS



SOULCYCLE



COREPOWER YOGA



EQUINOX



SOLIDCORE

HOTELS



NIGHT LIFE

RESTAURANTS

From renowned Stephen Starr, Michael Schulson and Cook N Solo restaurants to local James Beard award-winning chefs, Rittenhouse Square is a culinary mecca and receives national recognition for its booming restaurant scene.



vernick
food & drink



QSR / SPECIALTY

Rittenhouse Square's density, day-time population and unparalleled exposure makes it an ideal location for national QSRs looking to enter the Philadelphia market.

VanLeeuwen



CAVA





MSC

JULIA MCMANUS

jmcmanus@hellomsc.com

267.622.3098

JOSH WEISS

jweiss@hellomsc.com

215.883.7389