

# MSC SANSOM STREET

MIDTOWN VILLAGE  
PHILADELPHIA, PA

TURNKEY SECOND GENERATION  
RESTAURANT IN MIDTOWN VILLAGE:  
4,055 SF (PLUS BASEMENT) WITH  
UNBEATABLE OUTDOOR PATIO FOR LEASE

Sushi & Sake

Moberg Analytics Intergalactic Headquarters  
No Sushi & No Sake



# 1225 SANSOM STREET

## JOIN NEIGHBORING TENANTS

*El Vez*

DOUBLE  
KNOT

*VanLeeuwen*

Open House  
HOME & GIFT

modern  
eye

THE LITTLE GAY PUB

Kilwins  
CHOCOLATES FUDGE ICE CREAM

SAMPAN.

*Verde*

## PROPERTY DETAILS

- ▶ Iconic Midtown Village restaurant for lease at the nexus of eateries, bars, boutiques, offices, apartments, and hotels
- ▶ Expansive footprint spanning an entire city block and fronting two major streets
- ▶ Includes 1,540 SF private outdoor patio, one of the only of its kind in the neighborhood
- ▶ All existing FF&E and restaurant infrastructure to remain
- ▶ Available immediately

## DEMOGRAPHICS

Center City Trade Area  
From the River to River between Girard Avenue & Tasker Avenue (6 Square Miles)

EST. POPULATION

**188,131**

EST. MEDIAN HH INCOME

**\$99,150**

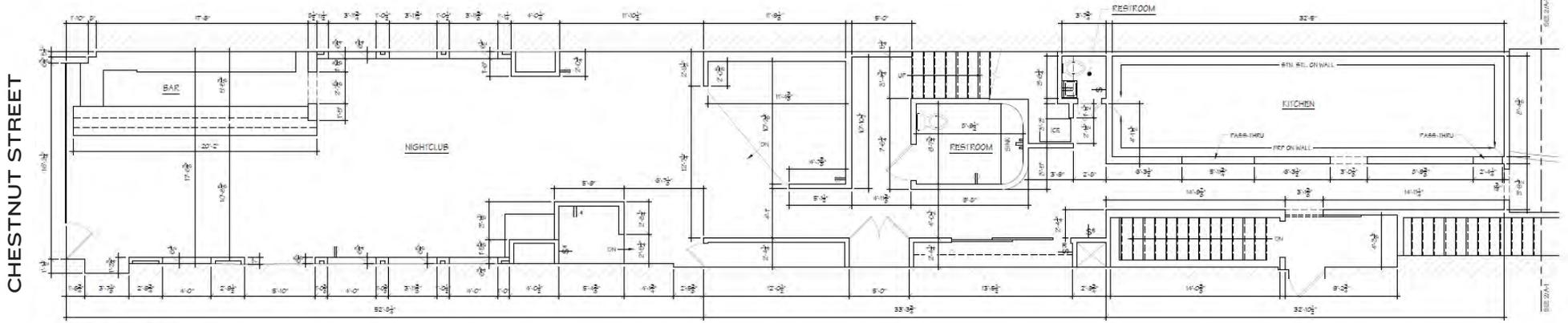
EST. MEDIAN AGE

**35**

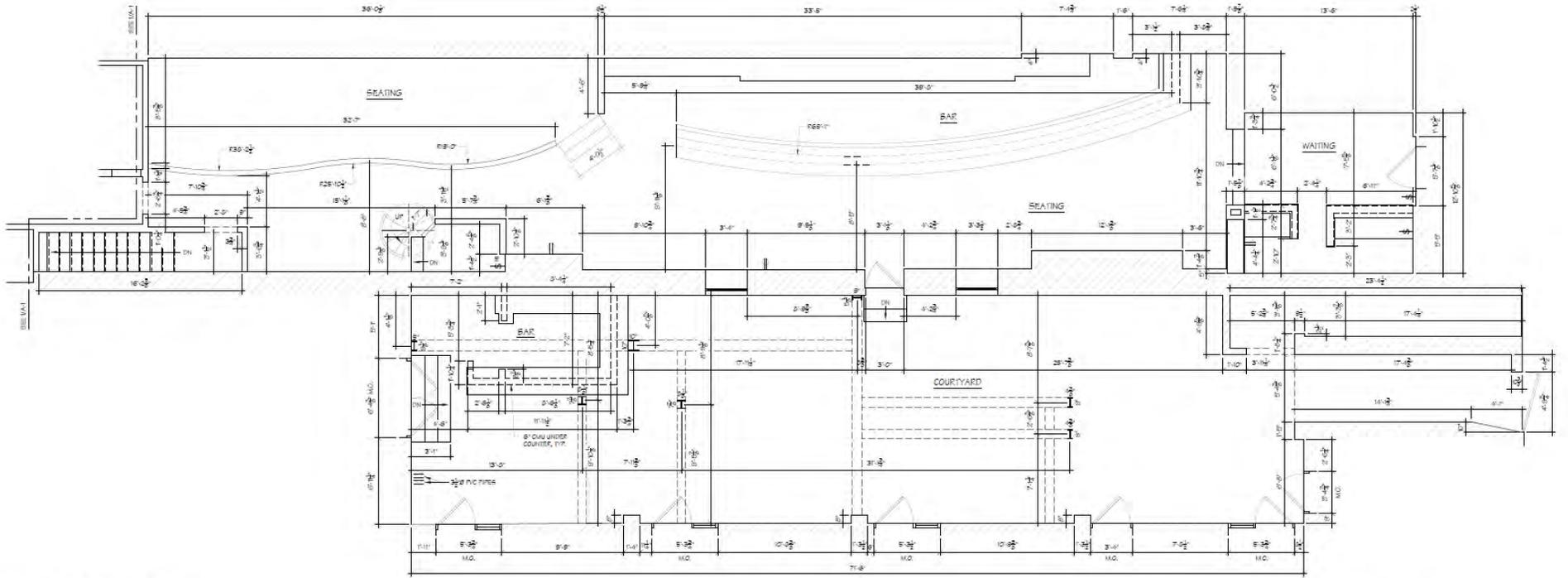
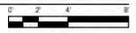
EST. EMPLOYEES

**258,822**

# FLOOR PLAN



1 FIRST FLOOR PLAN  
SCALE: 1/4" = 1'-0"



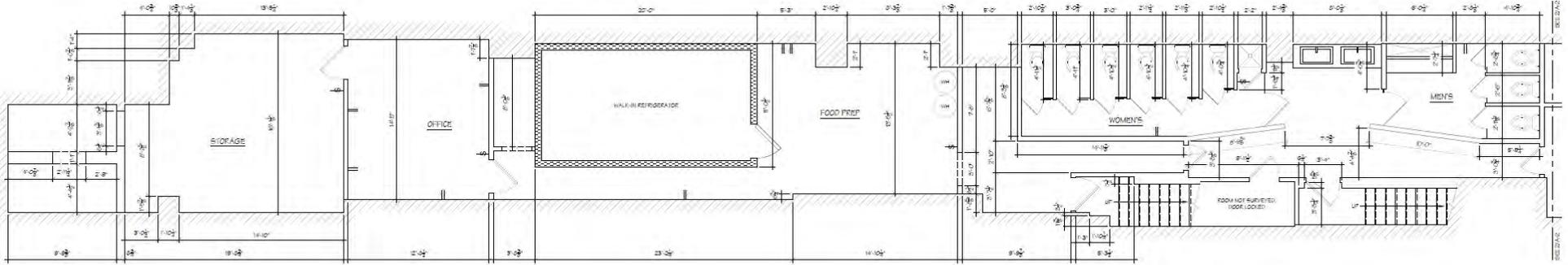
2 FIRST FLOOR PLAN  
SCALE: 1/4" = 1'-0"



SANSOM STREET

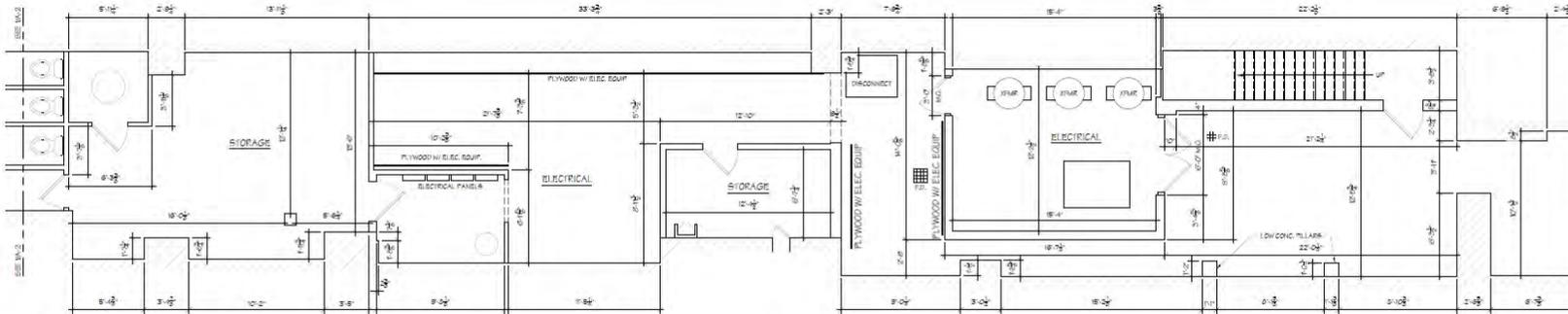
# FLOOR PLAN

CHESTNUT STREET



1 BASEMENT PLAN

SCALE: 1/4" = 1'-0"



2 BASEMENT PLAN

SCALE: 1/4" = 1'-0"



SANSOM STREET

PHOTOS



PHOTOS

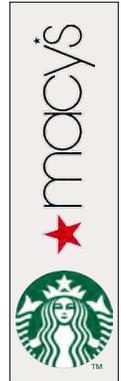


# MIDTOWN VILLAGE RESTAURANT MAP

Broad Street



Juniper Street



Locust Street

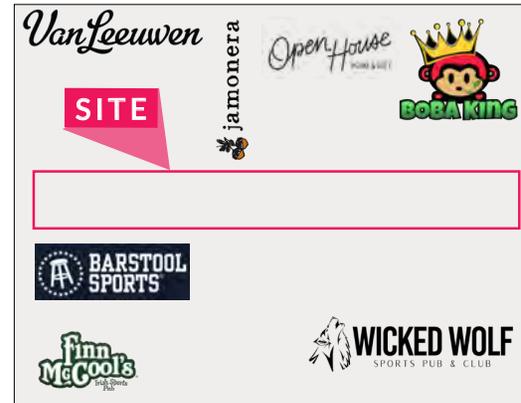
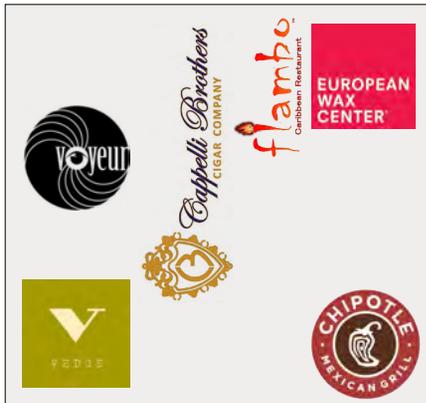
Walnut Street

Sansom Street

Chestnut Street

13th Street

12th Street



# MIDTOWN VILLAGE NEIGHBORHOOD MAP



FILBERT STREET

MARKET STREET

CHESTNUT STREET

SANSOM STREET

WALNUT STREET

LOCUST STREET

SPRUCE STREET



BROAD STREET

JUNIPER STREET

13<sup>TH</sup> STREET

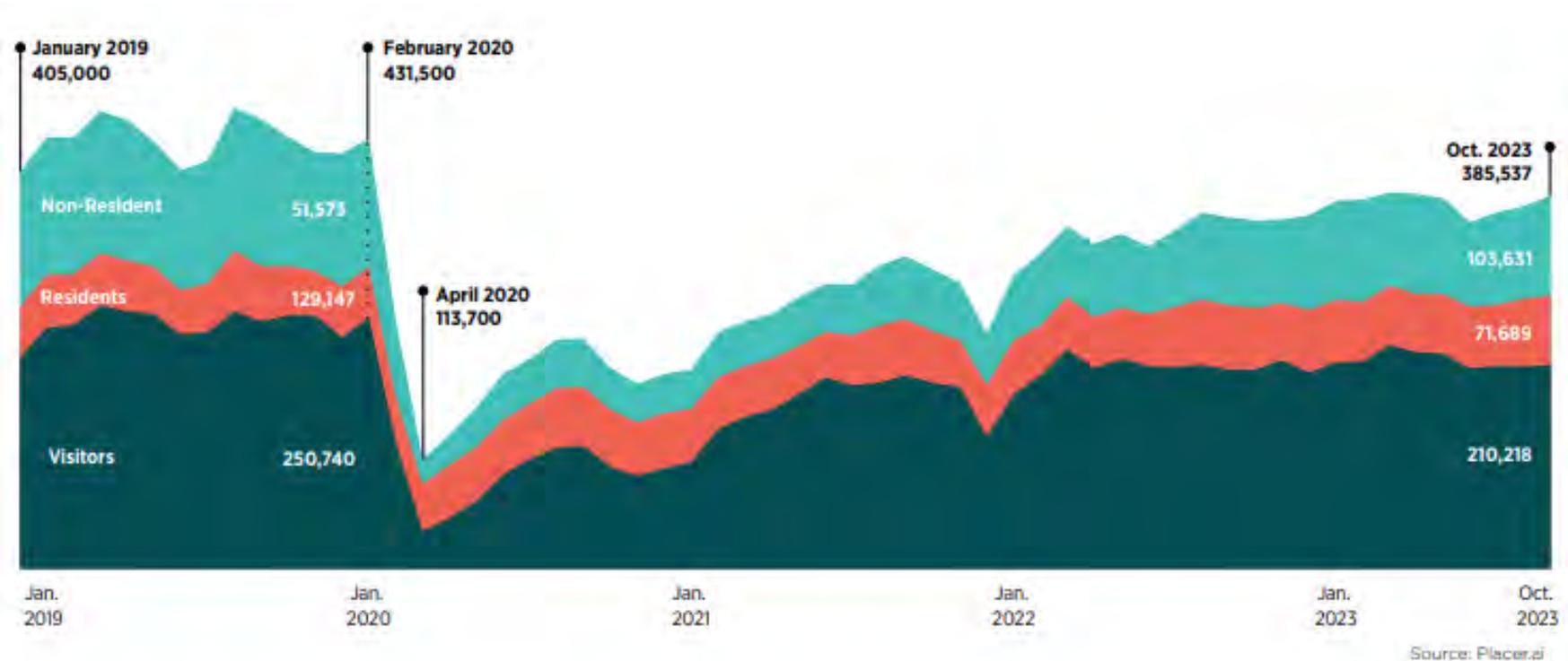
12<sup>TH</sup> STREET

11<sup>TH</sup> STREET

10<sup>TH</sup> STREET

# CENTER CITY DISTRICT REPORT

- By October 2023, daily foot traffic in core center city reached 82% of 2019 levels
- Weekend evening pedestrian volumes are at 89% of 2019 volumes and weekends are at 95% of 2019 volumes.
- Average daily population: 385,537



**Figure 7: Average Daily Population in Center City**

According to Placer.ai, the combined pedestrian volume of workers, residents, and students in Center City at the end of October reached 385,537 – 83% of 2019 levels.

# MIDTOWN VILLAGE IN THE MIDDLE OF IT ALL



## OVERVIEW

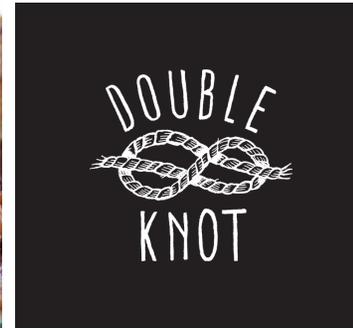
Breakfast, brunch or business lunch; date night or late night, you're guaranteed to find fun at any time of day in Midtown Village. The gathering place, anchored by vibrant 13<sup>th</sup> Street, has been bustling with renovations and new openings since an ambitious revival mission began in 2006. The contagious momentum continues today, bringing noteworthy independent boutiques and contemporary cuisine to this pocket of Philadelphia.

MSC

**MSC**

## PHILLY'S FAVORITE RESTAURANTS

Midtown Village is home to some of Philadelphia's best eateries. Helmed by top-notch restaurateurs like Marcie Turney and Val Safran, Stephen Starr and Michael Schulson, few neighborhoods rival the concentration of fun, eclectic dining options that Midtown boasts. Whether you're grabbing a snack on the go or booking reservations for a celebratory dinner, Midtown Village is sure to hit the spot.



## THE CITY'S BEST NIGHTLIFE

When locals and tourists are looking for a good time, Midtown Village is where they go! From the best happy hour haunts, to tried and true sports bars, all the way to underground nightclubs, bowling alleys, and magic-themed taverns, Midtown Village has something for everyone!

## FANTASTIC RETAIL FROM NEAR AND FAR

Midtown Village sits at the crossroads of commerce which connects multiple retail districts such as Rittenhouse Square, the Fashion District and Old City. Midtown village is the epicenter of Philly shopping, where national and local brands meet. Quaint storefronts nestled between the hottest restaurants are inviting to both locals and visitors. Do not skip out on the chance to join tenants such as Macy's, Mitchell & Ness and BOTLD in this bustling neighborhood.



## EXPLOSIVE COMMERCIAL & RESIDENTIAL DEVELOPMENT

With so much exciting retail and restaurant activity happening, it's no surprise that Midtown Village is experiencing monumental residential and employment growth to match. Booned by the construction of Jefferson University's new medical pavilion and the thousands of employees coming with it, few neighborhoods are witnessing the same number of residential towers, development projects and vertical momentum of this corridor.

# FRESH ON THE SCENE

pressed  
juicery

*VanLeeuwen*



BARSTOOL SPORTS



PRUNELLA



4EVERYOUNG

4EVERYOUNG  
ANTI AGING SOLUTIONS



KILWIN'S



Pearl & Mary  
OYSTER BAR



WM MULHERIN'S SONS

WITH  
**MORE**  
COMING  
SOON!



# MSC

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