

1330 CHESTNUT STREET

Philadelphia, PA

Located along the most rapidly appreciating retail rental corridor in the Philadelphia area, 1330 Chestnut consists of a three-level plus high-ceiling basement former Woolworth Department store with approximately 83,000 SF of gross building area, situated on a 21,345 SF plot. The property has 94' feet of frontage on the south side of Chestnut Street between Juniper and Broad Streets, extends through the block south to Sansom Street, has an entrance on Sansom Street and a loading dock with freight elevator access. Philadelphia is only 80 miles from New York City and 125 miles from Washington DC at the crossroads of the most prosperous and densely populated region in the United States. Philadelphia is the second largest city on the east coast and the sixth largest city in the United States. Center City is comprised of 45 million square feet of office space, 23,000 multifamily units, 11,000 hotel rooms and a population 180,000, making it the third largest CBD in the United States.



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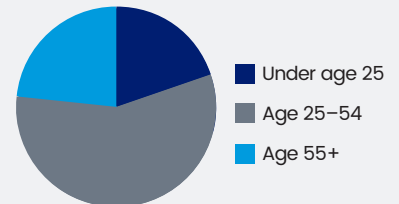
 **PARKING**
STREET + DECK SPACES

 **+83,000**
TOTAL RETAIL SQUARE FEET

 **88,000**
1-MILE POPULATION

 **\$120,000**
1 MI. AVERAGE HH INCOME

 **1 MILE POPULATION BY AGE**
Median Age: 34



 **LOCATION**
Center City Philadelphia, Chestnut Street, east of Broad Street

 **REGIONAL ACCESS**
Interstates 95, 76, 676

 **DESCRIPTION**
Multi Story, Center City Retail and Entertainment

MAJOR STORES:

LUCKY STRIKE west elm 

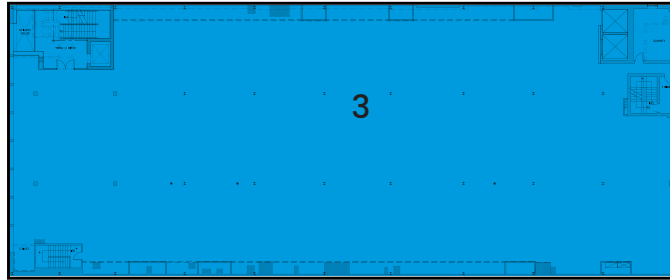
10 East Palisade Avenue, Englewood, NJ 07631 | TEL: 201-871-8800 x 221 | FAX: 201-871-4081 | afish@treecocenters.com

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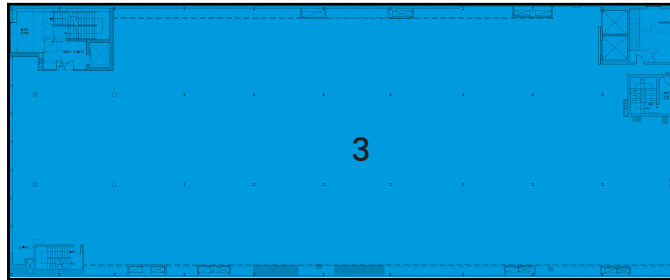
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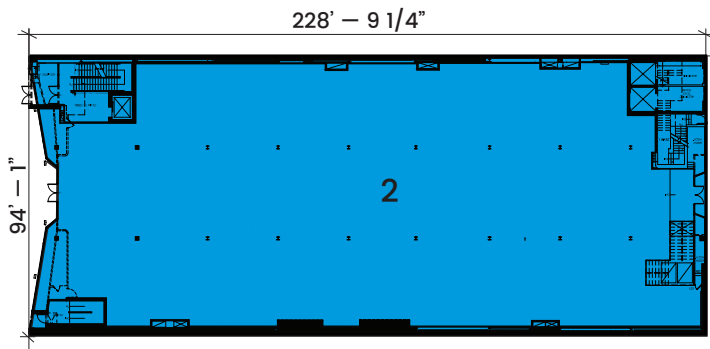
Third Floor



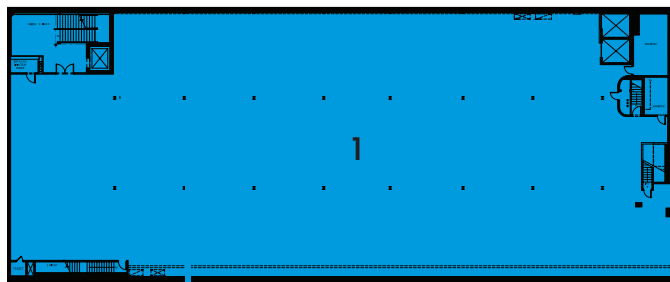
Second Floor



Ground Floor





Lower Level



Chestnut Street

Samson Street

 Available
 Street + Deck

TENANTS

1. Blick Art Materials	21,524 sf
2. West Elm	21,524 sf
3. Lucky Strike (2 Levels)	43,048 sf