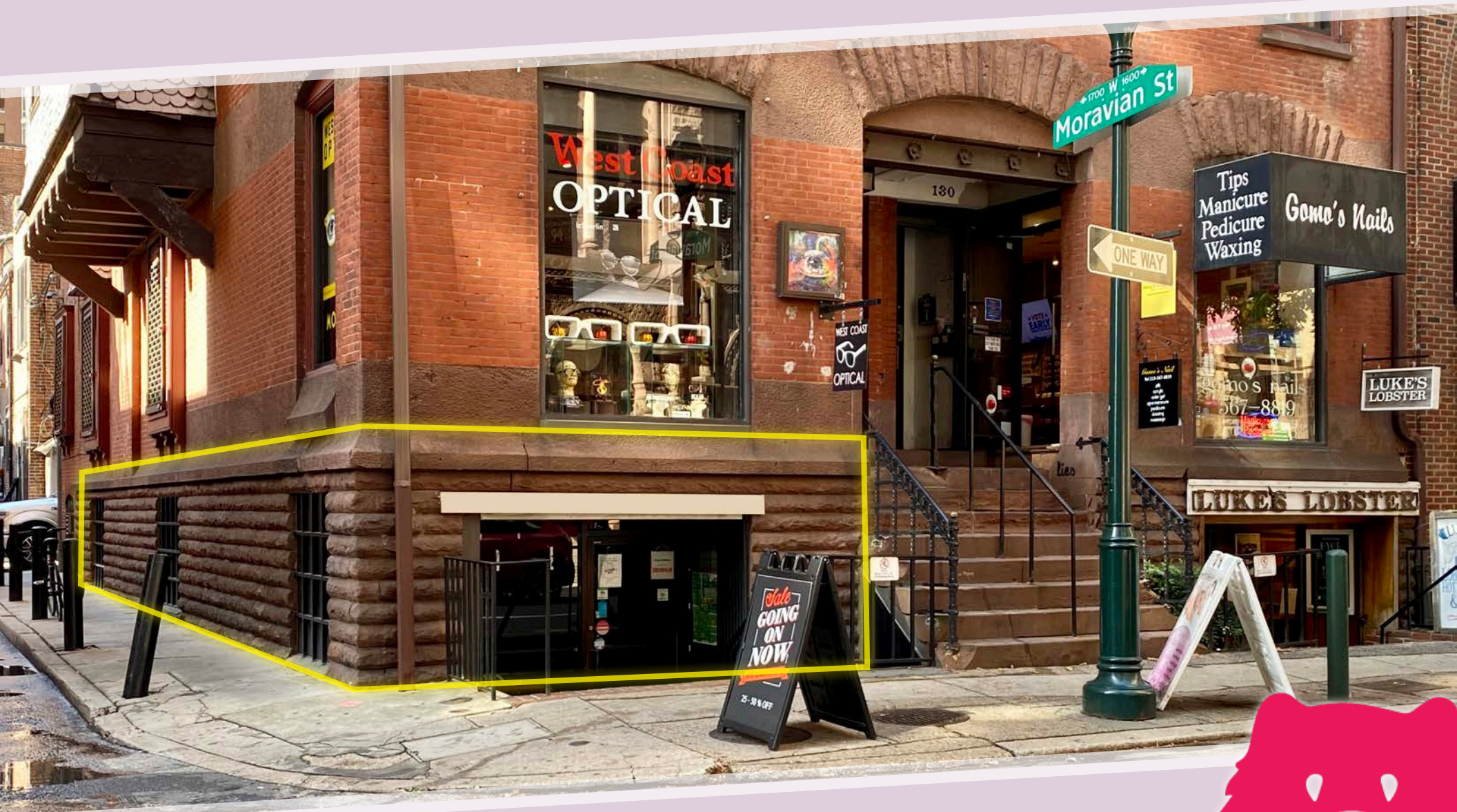


# 132 SOUTH 17<sup>TH</sup> STREET

BETWEEN WALNUT & SANSOM STREETS

# MSC



RITTENHOUSE SQUARE | PHILADELPHIA, PA

950 SF 2nd Generation Restaurant for Lease



# 132 SOUTH 17<sup>TH</sup> STREET

BETWEEN WALNUT & SANSOM STREETS | PHILADELPHIA, PA

## 950 SF 2ND GENERATION RESTAURANT FOR LEASE

### CONTACT

**BRITTANY GOLDBERG**  
bgoldberg@hellomsc.com  
215.883.7405

**JACOB COOPER**  
jcooper@hellomsc.com  
215.883.7402



### JOIN THESE NEARBY TENANTS



### PROPERTY DETAILS


- A rare second-generation vented restaurant opportunity located in the heart of Rittenhouse Square. Ideal for an established operator with a large take-out/delivery component
- Heavily trafficked 7 days a week
- In immediate proximity to numerous hotels (Kimpton, Sofitel, Hyatt Centric, The Rittenhouse Hotel and The Westin)
- Surrounded by dense residential, national retail, daytime office, and a vibrant restaurant/nightlife scene




### DEMOGRAPHICS

#### Center City Trade Area

From River to River between Girard Avenue & Tasker Avenue

 **EST. POPULATION**  
188,131

 **EST. MEDIAN AGE**  
35 years

 **EST. EMPLOYEES**  
258,822

 **EST. MEDIAN HOUSEHOLD INCOME**  
\$99,150

The information contained herein has been obtained from sources deemed reliable. MSC cannot verify it and makes no guarantee, warranty or representation about its accuracy. Any projections, opinions, assumptions or estimates provided by MSC are for discussion purposes only and do not represent the current or future performance of a property, location or market.

**MSC**

# 132 SOUTH 17<sup>TH</sup> STREET

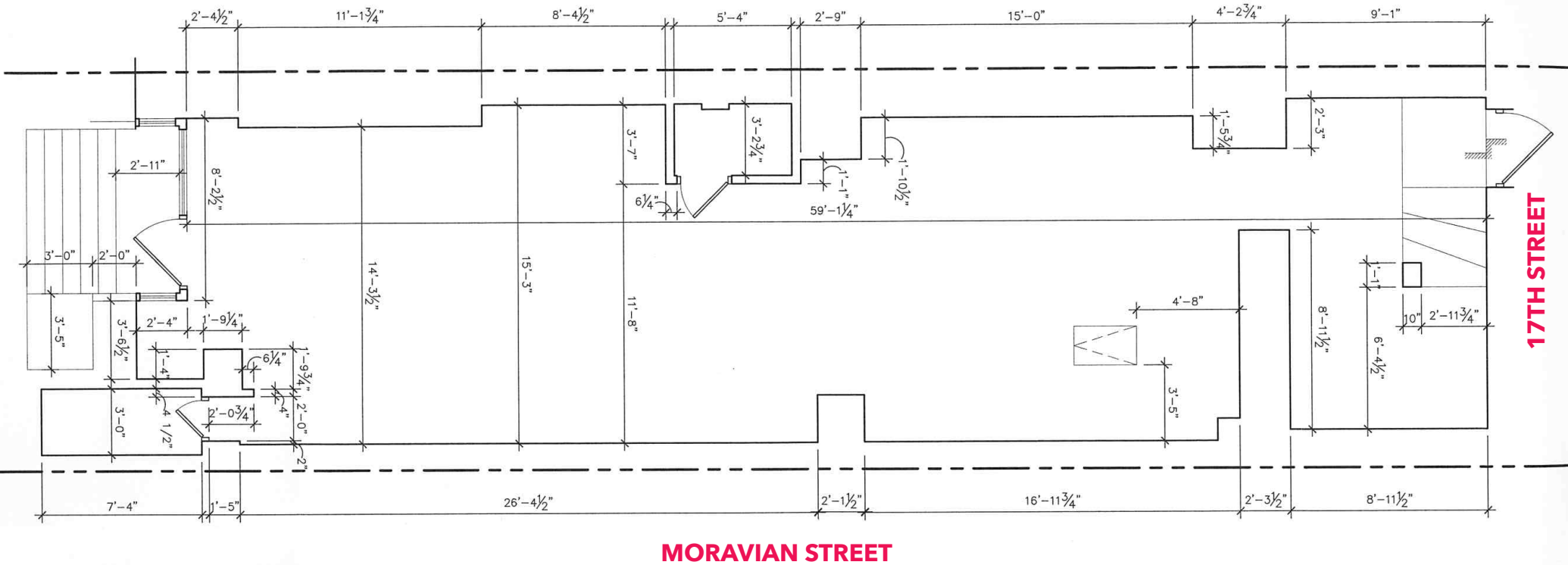
BETWEEN WALNUT & SANSOM STREETS | PHILADELPHIA, PA

## SITE PLAN

### CONTACT

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bgoldberg@hellomsc.com  
215.883.7405

**JACOB COOPER**  
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215.883.7402



# 132 SOUTH 17<sup>TH</sup> STREET

BETWEEN WALNUT & SANSON STREETS | PHILADELPHIA, PA

## MARKET AERIAL

### CONTACT

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215.883.7405

**JACOB COOPER**  
jcooper@hellomsc.com  
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