



TRI STATE COMMERCIAL®
PRECISION
REAL ESTATE EXPERTS

PREMIER RE-DEVELOPMENT GROUND FLOOR RETAIL SPACE

1600 CALLOWHILL ST.
PHILADELPHIA, PA

900 SF

CONTACT

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215.300.9688



LISTING DETAILS

1600 CALLOWHILL STREET | PHILADELPHIA, PA

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PROPERTY HIGHLIGHTS

- Ground Floor Retail Space
- 900 SF
- 25' of frontage
- Beneath 95 apartments and a boutique hotel
- Close proximity to the Philadelphia Museum of Art, Logan Square and PA Convention Center
- Easy access to I-76, I-676 and Broad Street
- Within a two block radius of 2000 new residential units including Logan Lofts, The Alexander, The Hamilton, Hanover North Broad, The Granary and Franklin Towers



 WALK SCORE | **93**  TRANSIT SCORE | **100**  BIKE SCORE | **76**

Demographics

	.25 Miles	.5 Miles	1 Mile
 EST. POPULATION	2,849	17,466	83,802
 AVERAGE AGE	34.7	34.2	34.5
 EST. AVG HH INCOME	\$95,172	\$121,740	\$107,442
 EST. TOTAL EMPLOYEES	7,778	58,817	192,875

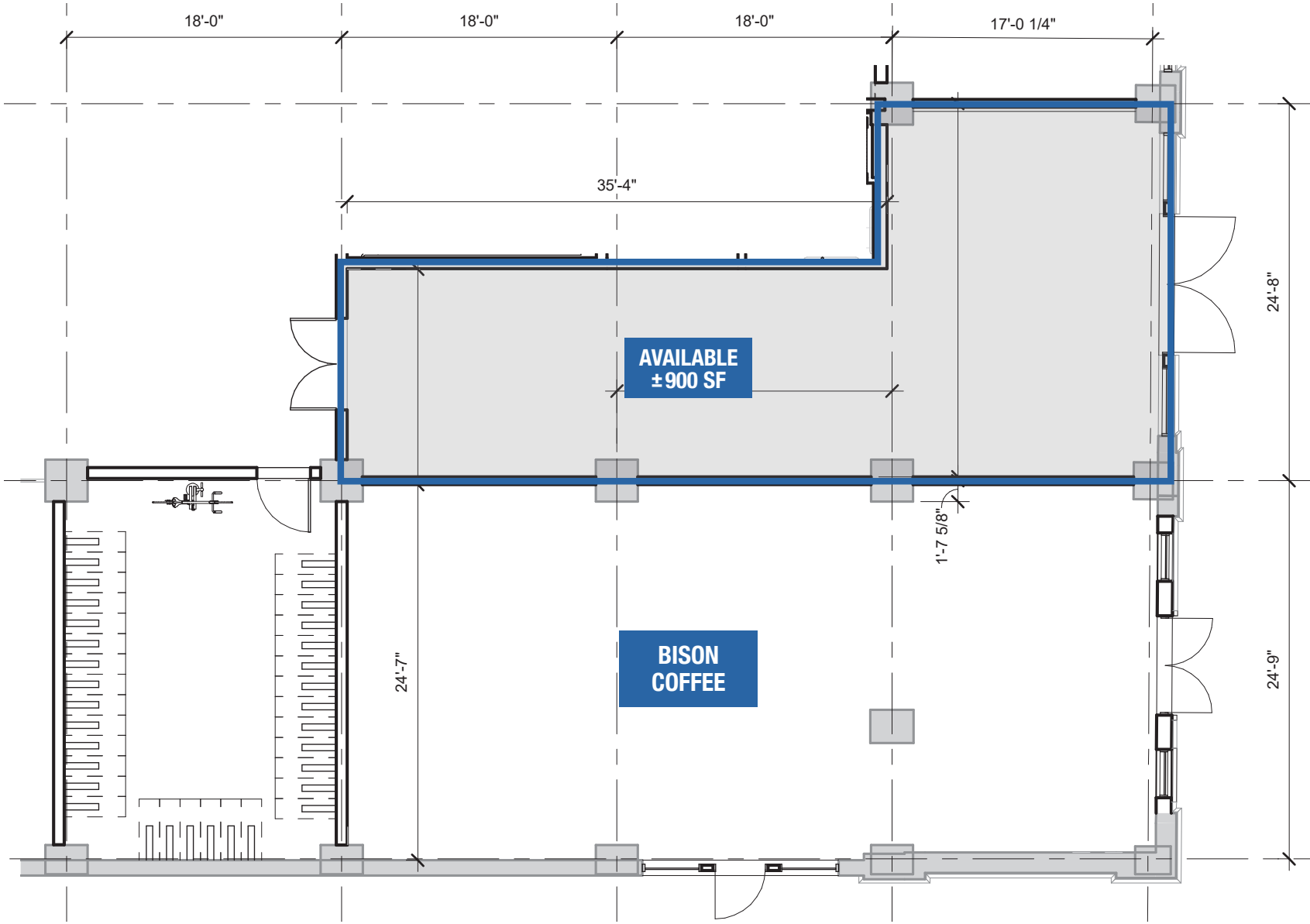
FLOOR PLANS

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16TH STREET

CARLTON STREET

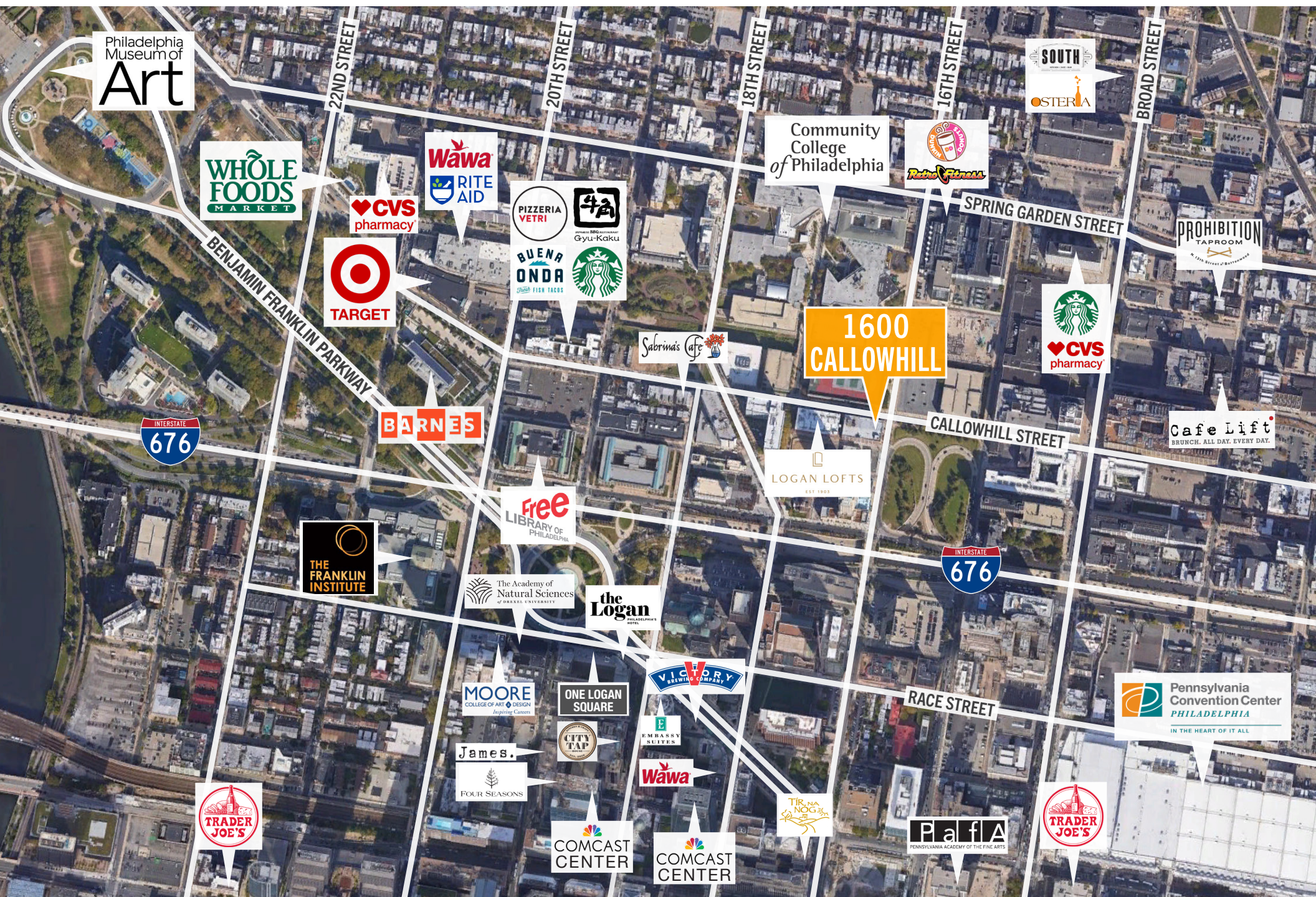
SITE AERIAL

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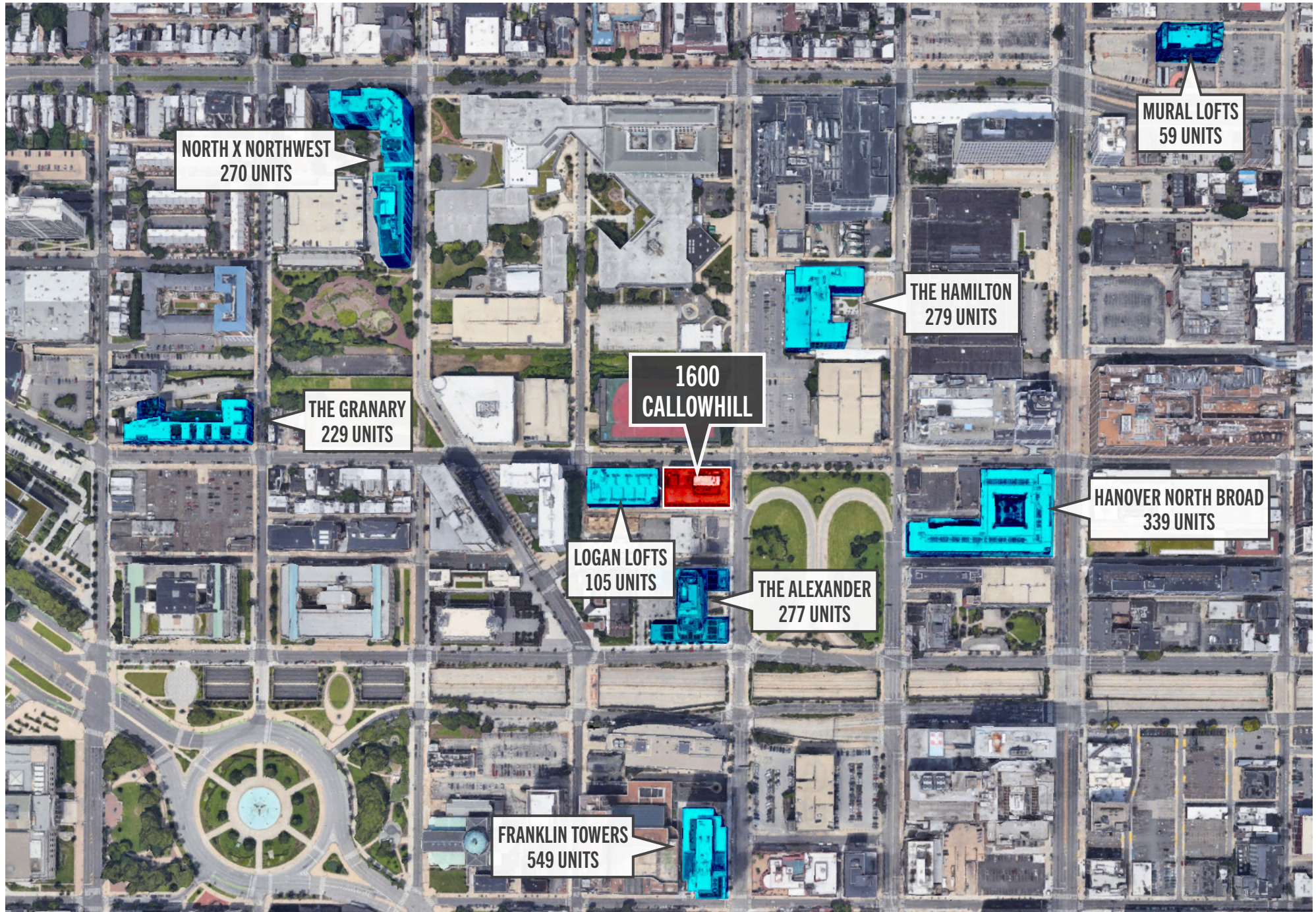
RESIDENTIAL DENSITY

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CENTER CITY

1430 SOUTH STREET | PHILADELPHIA, PA

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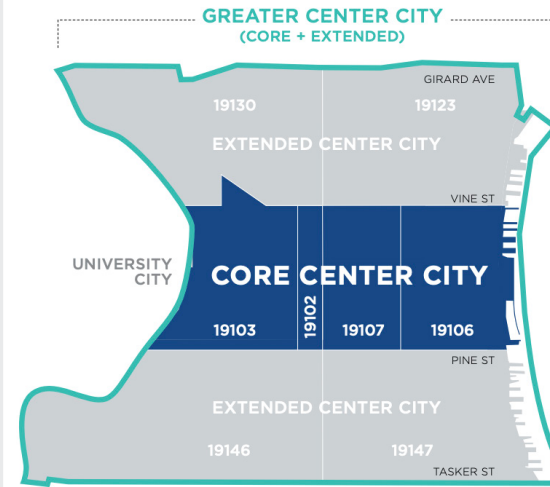
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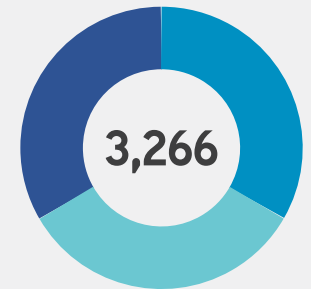
“Philadelphia’s downtown retail market has been comprised of a diverse mix of locally owned stores and national brands. While more than 90 nationals opened in Center City during the last five years, local retailers still make up more than 75% of the overall tenant mix. Downtown shops and restaurants provide a mix of entry-level and skilled jobs for city residents and help contribute to Center City’s prominence as a regional shopping and dining destination offering unique brands and experiences.”

(Center City District)



CENTER CITY PHILADELPHIA KEY FACTS

Center City Storefronts, 2020



RETAILERS	978
FOOD ESTABLISHMENTS	1,058
SERVICE PROVIDERS	1,230

Reading Terminal Market

7,306,336
VISITORS

Convention Center

1,168,000
VISITORS

Kimmel Center

1,500,000
VISITORS

Workers 300,100

Office Occupancy 89.9%

Hotel Rooms 12,767

Residential Pop. 193,000

College Students 111,000

Retailers 3,266

Arts & Culture 360

(Center City District)

