



Centre Square

# 1500 MARKET STREET

Philadelphia, PA

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Up to 173,000 SF Premier  
Center City Office Space

**Available for Sublease**



# MAKE YOUR MARK AT 1500 MARKET STREET

One of the most sought-after spaces in the city's most distinguished towers, Centre Square holds a prime location in the heart of Philadelphia. Marked by the iconic Clothespin sculpture, 1500 Market Street is steps from City Hall and Dilworth Park, Center City's center of the action. Upon entering Centre Square, the updated grand glass atrium mirrors the contemporary office spaces, furnished with top-quality furniture. Tenants can enjoy the conveniences of various retail amenities, including Starbucks and FedEx, all without exiting

the building. Surrounding the towers, experience the city's top-rated retail and dining amenities via 16th Street, adjacent to the buildings. Centre Square's central location boasts unmatched commuter access, with direct concourse access to SEPTA's Suburban Station, 15th Street Station, as well as access to underground parking. With full floor availabilities and divisible space totaling 173,000 SF, make your mark at Center City's landmark sublease opportunity.

## PROPERTY HIGHLIGHTS

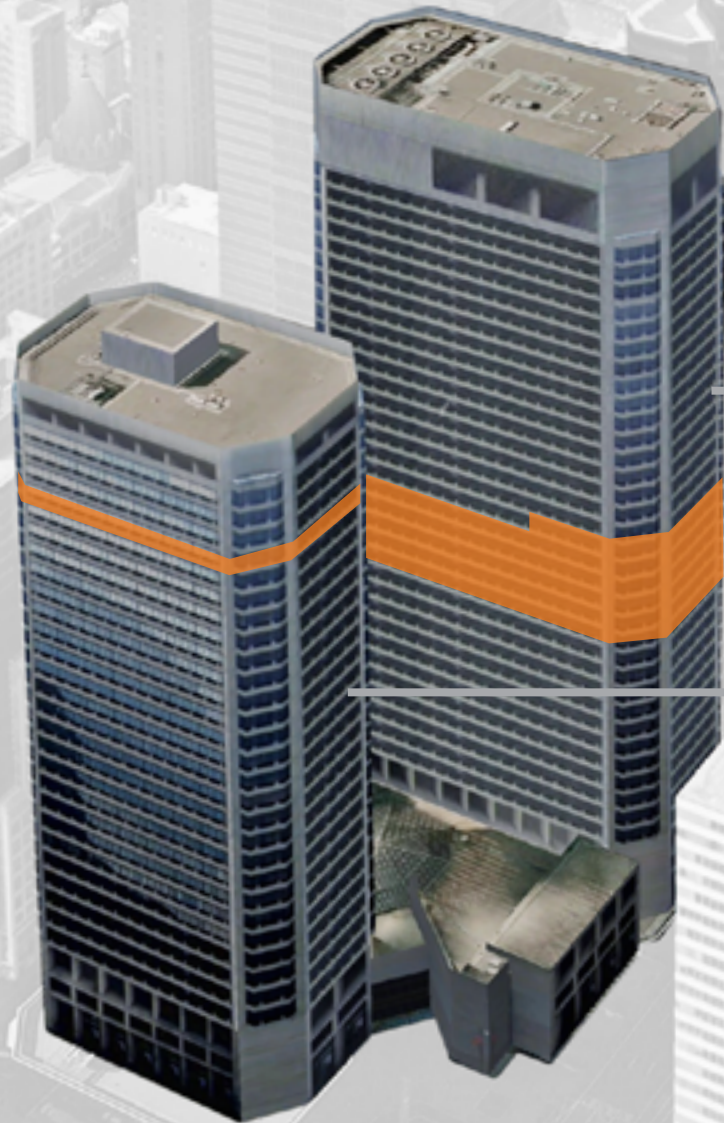
- » 173,000 SF available in total, including 140,000 SF of full floor spaces
- » Sleek, contemporary finishes, with existing high-end furniture
- » Newly upgraded grand glass atrium lobby
- » On-site amenities include Nuts to You, Starbucks, FedEx Shipping Center, Santander Bank, newsstand, and on-site preschool
- » Ultimate commuter access with direct concourse access to Suburban Station, 15th Street Station, and 450-space on-site parking garage
- » Centrally located in Center City with easy access to nearby retail and dining amenities







# AVAILABILITIES



## Center Square West Tower

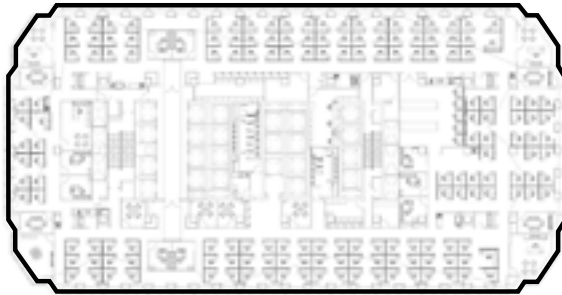
149,952 RSF contiguous  
over six floors (15-20)

## Center Square East Tower

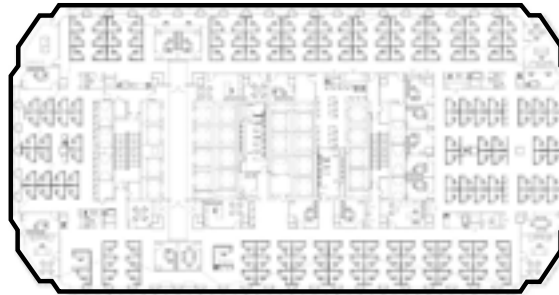
23,453 RSF  
32nd floor

# WEST TOWER

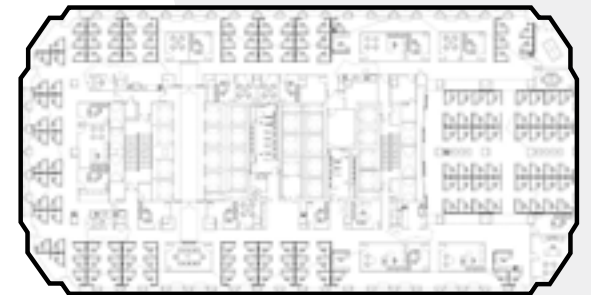
149,952 RSF contiguous | Available: Immediate | Term: Through 8/31/2032



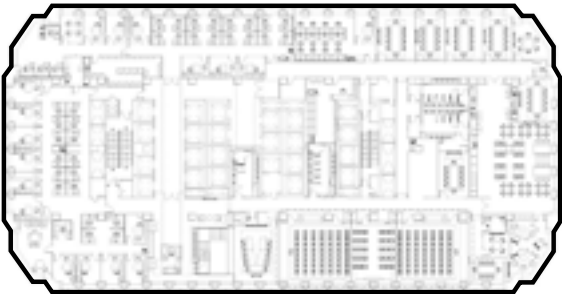
Floor: 15 | Size: 28,368 RSF | Demisable: No



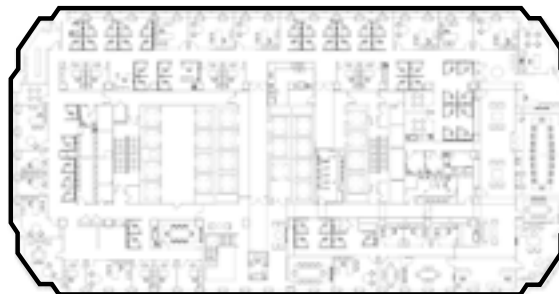
Floor: 16 | Size: 28,368 RSF | Demisable: No



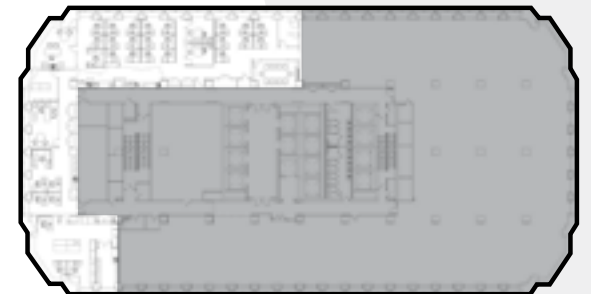
Floor: 17 | Size: 28,368 RSF | Demisable: No



Floor: 18 | Size: 28,652 RSF | Demisable: No



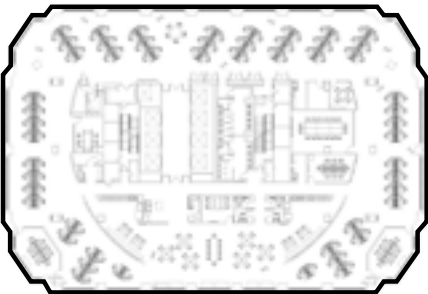
Floor: 19 | Size: 28,009 RSF | Demisable: No



Floor: 20 | Size: 8,187 RSF | Demisable: Yes

# EAST TOWER

23,453 RSF total | Available: Immediate | Term: Through 12/31/2024



Floor: 32 | Size: 23,453 RSF | Demisable: No

# LOCATED AT THE HEART OF CENTER CITY

## NEARBY AMENITIES

### EAT & DRINK

- Starbucks
- sweetgreen
- Au Bon Pain
- Saxbys Liberty Place
- Dilworth Park Café & Air Grille
- Tir na nOg Irish Bar & Grill
- Corner Bakery
- Elixir Coffee 16th and Market
- Tracey's Deli
- La Colombe Coffee Roasters
- Five Guys
- Wendy's
- Wawa
- Dig
- Konditori Coffee
- CAVA
- Gran Caffè L'Aquila
- Harper's Garden
- Del Frisco's Double Eagle Steakhouse

- McCormick & Schmick's Seafood & Steaks
- The Capital Grille
- Fogo de Chão Brazilian Steakhouse
- Just Salad
- Chestnut Street Philly Bagels
- Di Bruno Bros.
- Green Eggs Cafe

### SHOPPING & NECESSITIES

- Santander Bank
- Citizens Bank
- Firsttrust Bank
- PNC Bank
- Nuts To You
- Republic Bank
- The Shops at Liberty Place
- Five Below
- H&M
- UNIQLO
- Old Navy

- Rite Aid
- Wells Fargo Bank
- Buffalo Exchange
- Staples
- Kids Foot Locker
- Foot Locker
- Central Nails
- Nordstrom Rack
- SEPHORA
- MAC Cosmetics
- Drybar
- The UPS Store
- Chase Bank
- Walgreens
- T-Mobile

### HOTELS

- The Westin
- Club Quarters Hotel
- The Ritz-Carlton

## WALK TIMES

**4 MIN** to **Suburban Station** via underground concourse

**5 MIN** to **PATCO high-speed line**

**1 MIN** to **15th Street Station** (Market-Frankford line) via underground concourse

**1 MIN** to **underground parking garage** located on premises



Walk Score

98



Transit Score

100



Bike Score

76



REGIONAL RAIL

SUBURBAN STATION

Ben Franklin Parkway

CRET PARK

LOVE PARK

Broad Street

John F Kennedy Boulevard

1500 MARKET STREET

MARKET-FRANKFORD LINE

TROLLEY LINE

Market Street

DILWORTH PARK

CITY HALL

15TH STREET STATION

BROAD STREET LINE

Chestnut Street

Centre Square

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Philadelphia, PA

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**Available for Sublease**

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