



PUBLIC LEDGER

Classic Meets Contemporary

600 Chestnut Street Philadelphia, PA



- New ownership and major capital improvements underway
- Abundant natural light from all sides
- Creative buildout opportunities with modern upgrades, wood/beam exposed ceilings and historic features
- Flexible and efficient floorplates
- 12' ceilings throughout; 16' on the second floor
- New retail amenities including Super Wawa on ground floor

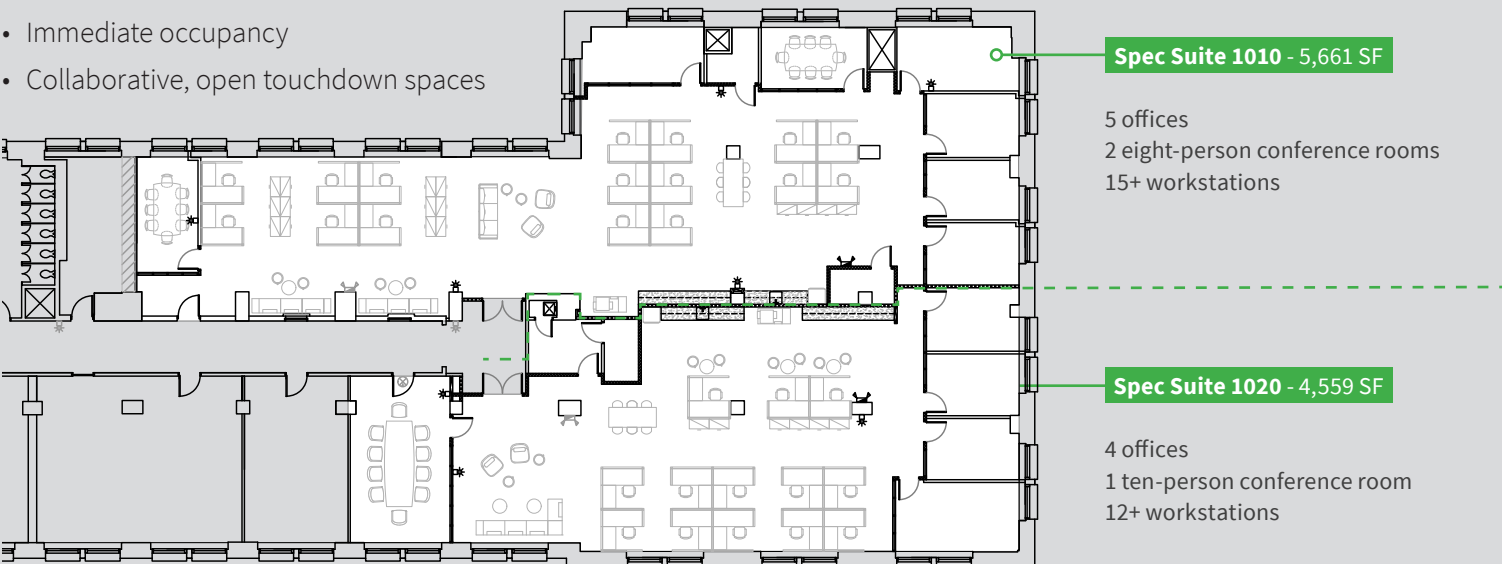


Street to suite upgrades underway

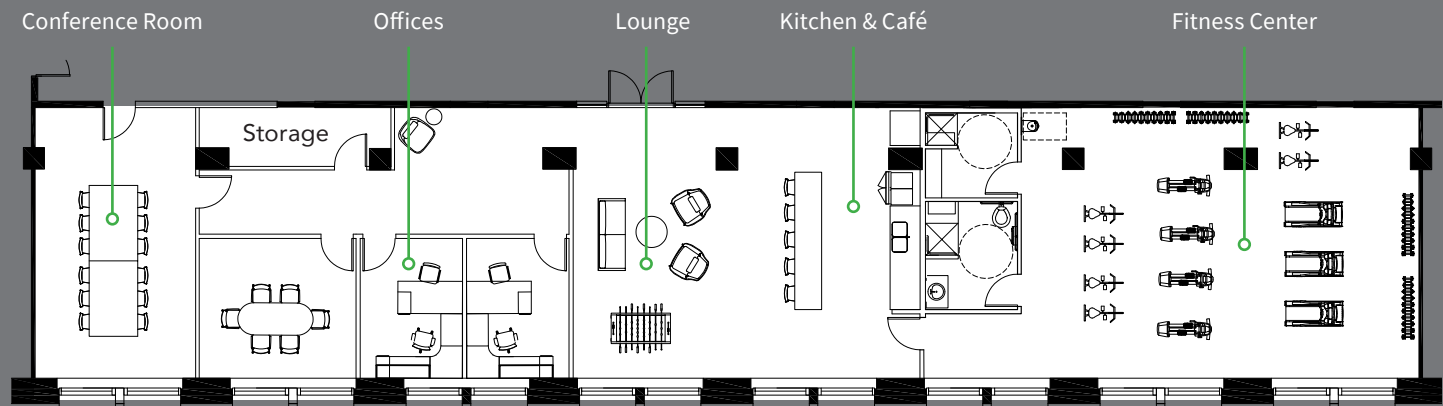
- Turn-key build-outs available within 90 days with top-quality construction and finishes
- New elevators
- New bathrooms
- New conference rooms, fitness center and lounge space with private Mother's room
- New, efficient building systems including chiller, boiler and main pumps

New spec suites available on 10th floor

- Delivering Q1 2023
- Exposed ceilings
- Glass office fronts
- Immediate occupancy
- Collaborative, open touchdown spaces

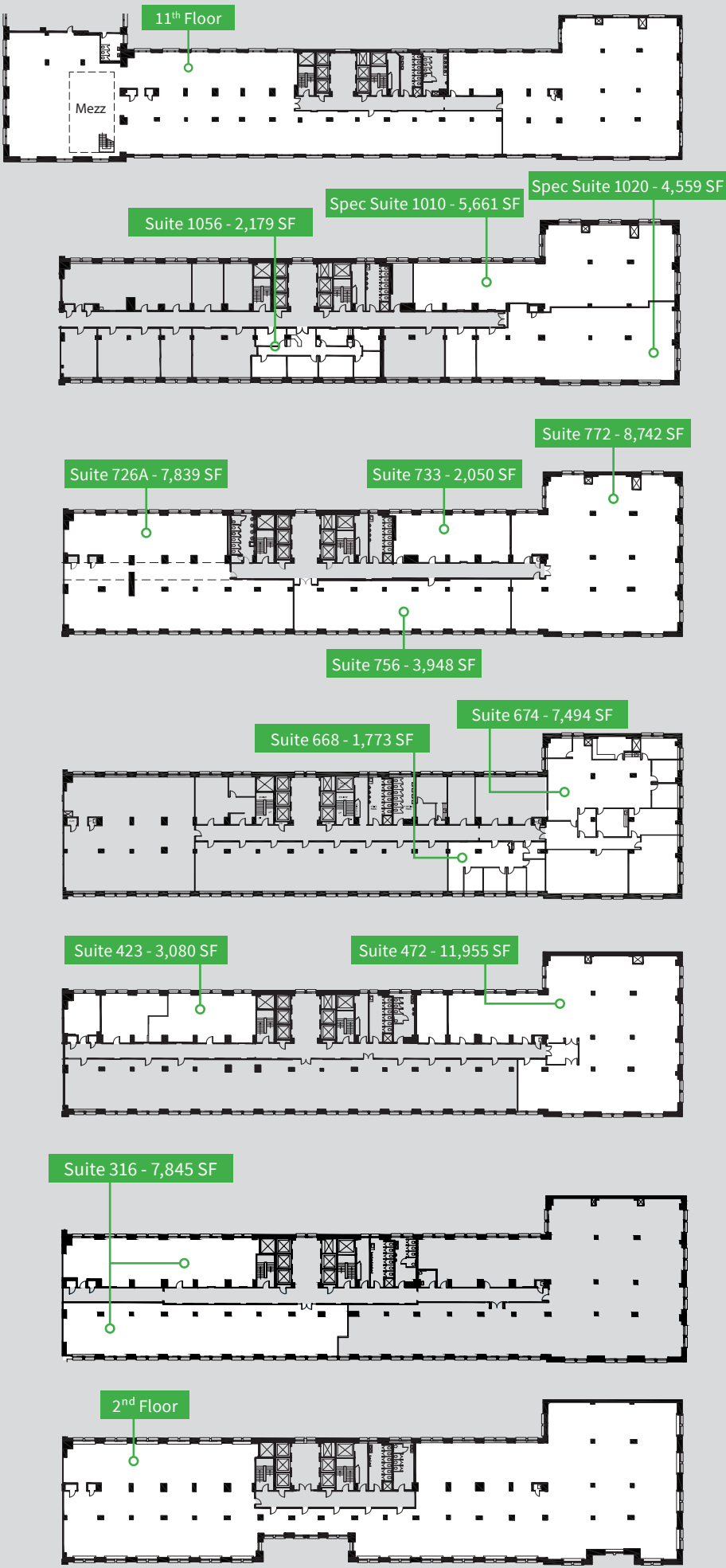


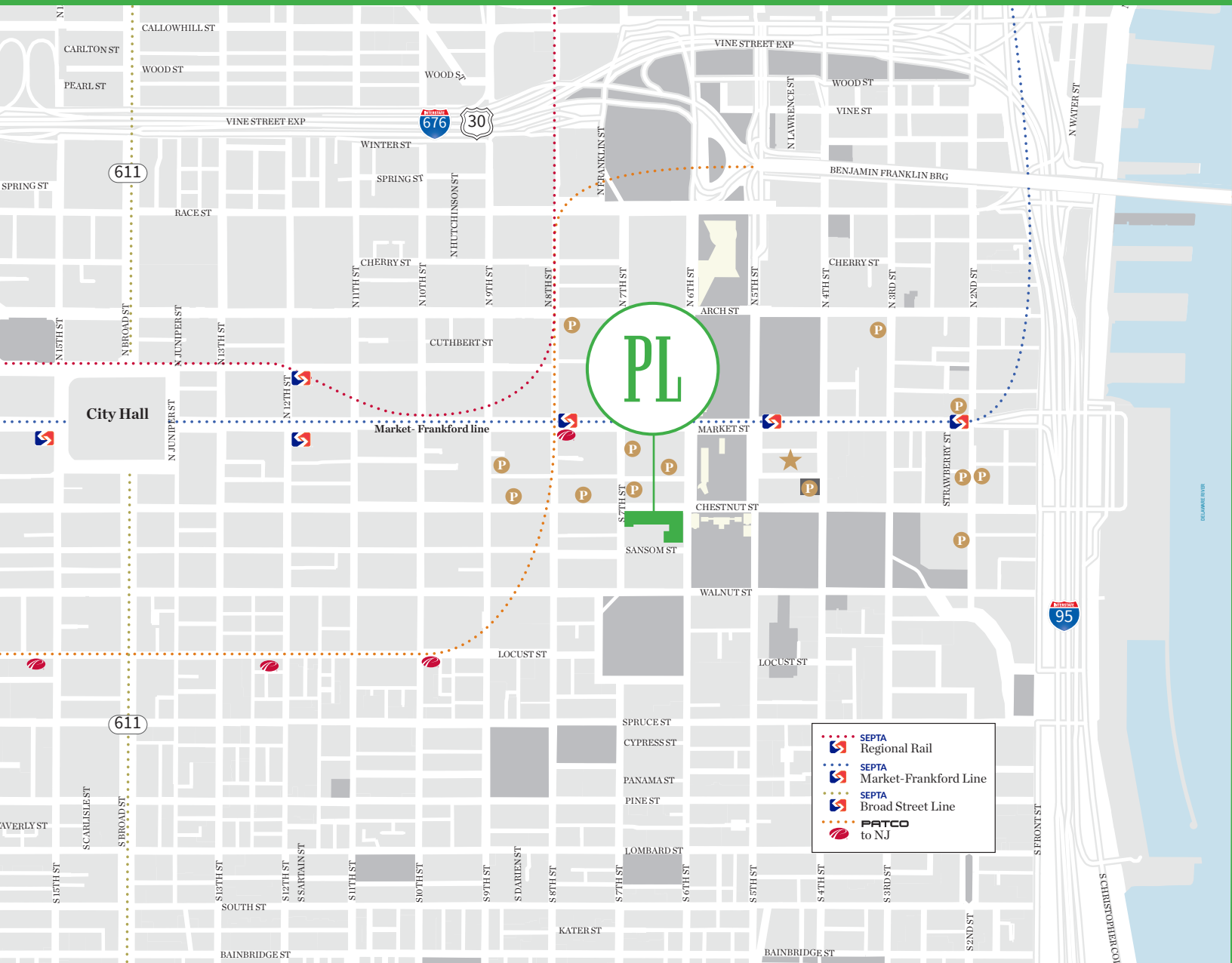
Conference Center & Fitness Center under construction



Availabilites

11 th Floor	27,991 SF contiguous
Spec Suite 1010	5,661 SF
Spec Suite 1020	4,559 SF
Suite 1056	2,179 SF
7 th Floor	22,579 SF contiguous
Suite 674	7,494 SF
Suite 668	1,773 SF
Suite 472	11,955 SF
Suite 423	3,080 SF
Suite 316	7,845 SF
2 nd Floor	20,295 SF contiguous





Location

Situated adjacent to Independence Mall, The Public Ledger Building offers one of Philadelphia's most desirable locations. With easy access to many of the city's top amenities, the building is a short walk to dozens of places to eat and drink, shops, entertainment destinations, and other highlights including many of the nation's most significant historical sites.



Walk Score
99



Transit Score
100



Bike Score
97

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