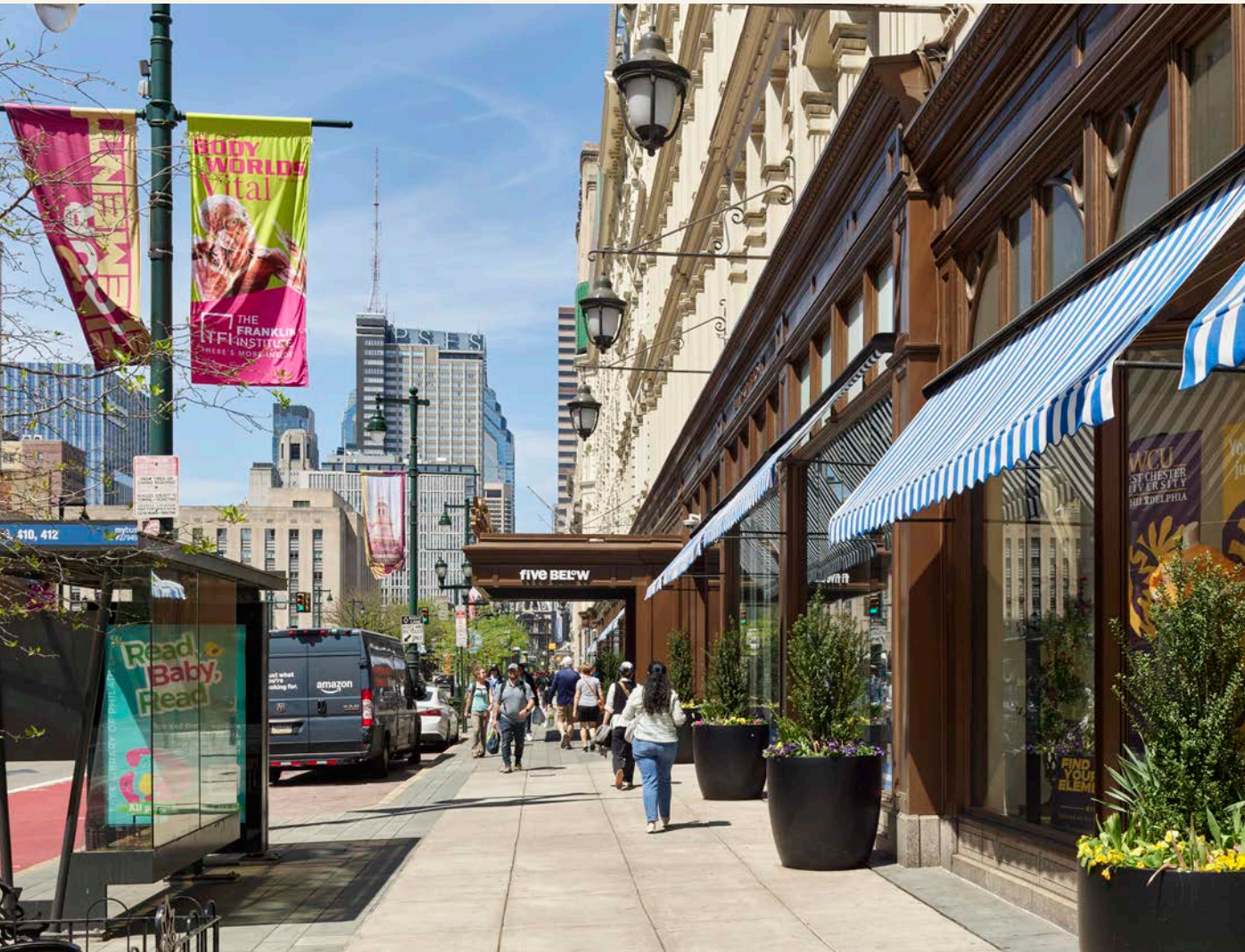


THE *Lits Building*



RETAIL LEASING

701 Market Street | Philadelphia, PA



# 701 MARKET ST

Located a stones throw from Independence Mall where Market East begins, The Lit Brothers Building is on the National Register of Historic Places and dates back to East Market Streets origins as Philadelphia's premier shopping destination. Bolstered by a program of thoughtful capital improvements, the Lits Building continues to shine as a mixed-use complex, anchoring the continued evolution Philadelphia's Market East district.

AVAILABLE FOR LEASE

**641 SF – 53,000 SF**

## BUILDING FEATURES

### HIGH TRAFFIC LOCATION

- 8,500 transit riders per day
- 14,000 pedestrians per day
- 27,000 vehicles per day
- 650,000 SF office tenants above

### NEARBY TOURISM ATTRACTIONS

- Reading Terminal Market - 6M annual visitors
- Independence Mall: 3M annual visitors
- Convention Center: 945k annual visitors

### CENTER CITY DEMOGRAPHICS

- 300,000 worker per day
- 206,000 residents
- \$100,000+ annual HHI

### OTHER FEATURES

- Highly visible rooftop digital signage & facade lighting
- Full size loading docks in rear
- New streetscape & storefront awnings
- Iconic historic building with full block of Victorian Architecture



*Lit Brothers*

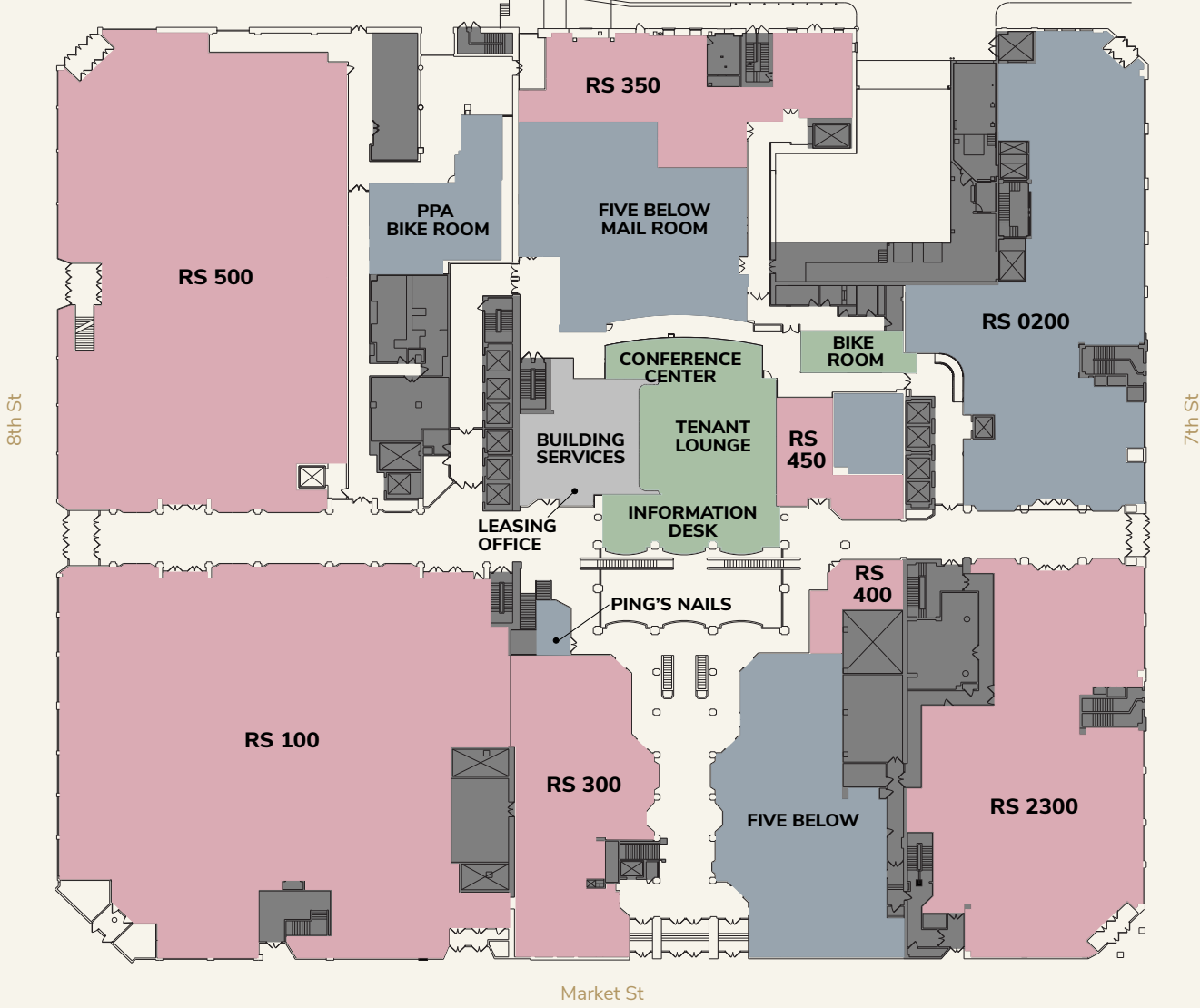
RETAIL

**five BELOW**

High visibility in the heart of Philadelphia's historic core

Filbert St

# LEASING DIAGRAM



- AVAILABLE
- OCCUPIED
- AMENITY
- BUILDING CORE

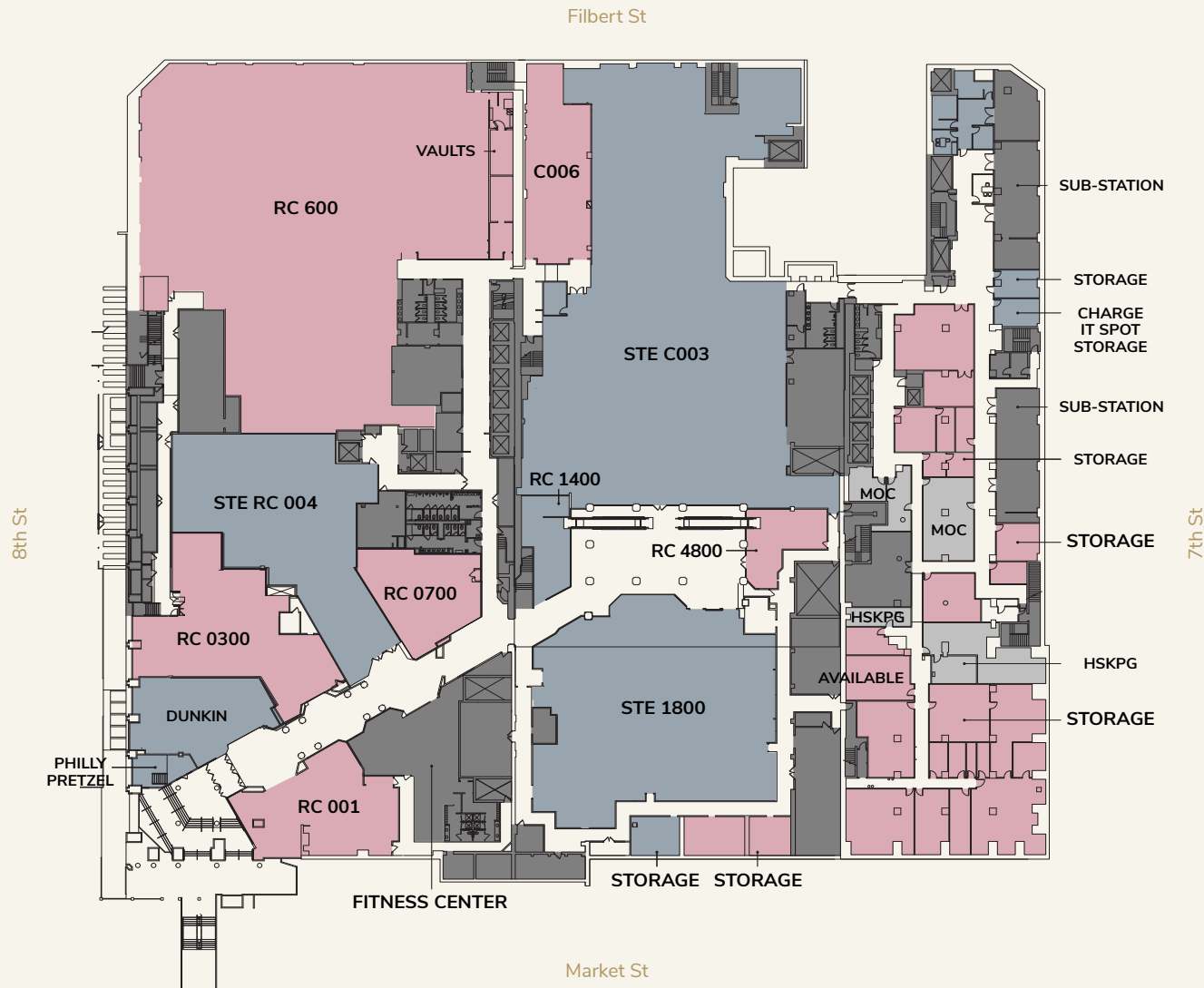


## AVAILABLE SUITES

<b>RS 100</b> 22,510 SF	<b>RS 2300</b> 11,315 SF
<b>RS 500</b> 17,570 SF	<b>RS 300</b> 6,000 SF
<b>RS 450</b> 1,372 SF	<b>RS 350</b> 4,396 SF
<b>RS 400</b> 819 SF	

# STREET

# LEASING DIAGRAM



- AVAILABLE
- OCCUPIED
- AMENITY



## AVAILABLE SUITES

<b>RC 001</b> 2,710 SF	<b>RC 600</b> 20,385 SF
<b>RC 0300</b> 4,218 SF	<b>C 006</b> 2,642 SF
<b>RC 0700</b> 2,014 SF	<b>RC 4800</b> 889 SF

# CONCOURSE



# COMMUNITY

Sitting at the nexus of Independence Mall, Washington Square, and Franklin Square, where Market East begins.



## Location

On the corner of 8th and Market, the Lits Building offers a convenient location where Market East meets Independence Mall.

## Amenities

In building experiences include retail, convenient parking, a newly renovated tenant lounge, and a secure bike room and fitness center.

## Transit

Situated directly on top of major transit infrastructure, including MFL, BSL Spur, & PATCO with Regional rail 2 blocks west

## Tradition

Become a part of rewriting the Lits' next chapter, while enjoying one of the city's most storied and iconic buildings.



# LOCATION

## Attractions

- 1 Independence Hall
- 2 Liberty Bell
- 3 Constitution Center
- 4 Washington Square
- 5 Franklin Square
- 6 Convention Center
- 7 Museum of American Revolution
- 8 AMC Theatre
- 9 City Winery

## Dining

- 10 LaScala's Fire
- 11 High Street Restaurant & Bar
- 12 Talula's Garden
- 13 PJ Clarke's
- 14 Independence Beer Garden
- 15 La Colombe
- 16 EMei
- 17 Craftsman Row Saloon
- 18 Reading Terminal Market

## Shopping

- 19 Primark
- 20 TJ Maxx
- 21 Ulta Beauty
- 22 Jeweler's Row
- 23 Burlington Coat Factory
- 24 Nike Factory Store
- 25 Levi's Factory Store

# AN ENDURING LEGACY



## 1890

Founded in 1890 by Rachel Lit Wedell, Lit Brothers rose from a humble hat shop to an iconic Market Street landmark, celebrated for its cast-iron façade, subway entrance, and enduring legacy of style and access.



## 1986

Lit Brothers Building acquired by Brickstone affiliate Independence Center Realty which executed an award-winning, certified historic rehabilitation, and adaptive reuse project.



## Present Day

The Lits Building continues to stand as a mixed-use complex, anchoring the continued evolution of Philadelphia's Market East District.



# CONTACT



## Leasing

**MARK MERLINI**  
mmerlini@brickstoneco.com

## Building

701 Market Street  
Philadelphia PA 19106  
215-972-1550

## [brickstoneco.com](http://brickstoneco.com)

Brickstone is a full-service real estate development & management company focused on large-scale historic restoration and mixed-use development projects