

1518 SPRUCE



A prestigious residential address, 1518 Spruce is an intimate, 4-story row house. Right next door to the beautiful Touraine building, this traditional New York style walkup is cozy, comfortable and full of character. If you're looking for a smaller residential community located in the best part of Philadelphia, 1518 Spruce is the place for you.

A classic brownstone, the interior is home to just nine studio and one-bedroom units. The architectural details have been meticulously preserved and complemented with a host of contemporary amenities. Hardwood oak floors and handsome wood trim run throughout. Large windows offer an abundance of natural light and impressive street views.



FEATURES

- Spacious, bright studios and generously sized 1-bedroom units
- Fully-equipped, European-style kitchens
- Ceramic-tiled baths and floors
- Telephone intercom entry system
- Hardwood floors
- Elegant brownstone located on a tree-lined street
- Rittenhouse Square area & short walk to the Avenue of the Arts
- Pet friendly (restrictions apply)

ARTS. SOPHISTICATION. LOCATION.

A classic building located in one of the most beautiful areas of center city Philadelphia, 1518 Spruce is minutes from Rittenhouse Square, the Kimmel Center, the Academy of Music and the theatre district. Its character is intimate and its appointments sophisticated – a wonderful address to call home.

TRANSPORTATION

Many public transportation options serve the neighborhood around 1518 Spruce, including SEPTA bus routes running east and west along Walnut, Lombard and Chestnut - all 3 streets adjacent to Spruce. The Broad Street Subway Line with citywide service and the PATCO rail line to New Jersey are just minutes away. Amtrak Rail service can be accessed nearby from Suburban Station and major highways are readily accessible.

WHAT'S NEARBY

The shops and restaurants of Rittenhouse Row, Rittenhouse Square, the Kimmel Center for the Performing Arts, Wilma Theatre and the Academy of Music are just a short walk away. Too many dining options to name will tempt your palate and are within walking distance, as are a number of fitness facilities. An easy commute from all major Philadelphia universities, 1518 Spruce is also within walking distance of most of Center City's major employers.

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