

LANDMARK SPACE @ THE COMMONWEALTH | DOWNTOWN PITTSBURGH



OVERVIEW

The Commonwealth, located in Downtown Pittsburgh's historic Fourth Avenue corridor, is currently undergoing dramatic improvements to become one of Pittsburgh's premiere residential buildings. When completed, the property will house 140-apartments and approximately 7.75K SF+ of retail space which can be subdivided (see plans for breakout) across the ground floor, mezzanine, and lower level ideally suited for an F&B operator. The interior features dramatic ceilings (26 feet), a historic bank vault, and marble floors.

All information furnished regarding property for sale, rental or financing is from sources deemed reliable. No representation is made as to the accuracy thereof, and it is submitted subject to errors, omissions, change of price, rental, or other conditions, prior sale lease, financing or withdrawal without notice. Hanna Langholz Wilson Ellis will make no representation, and assume no obligation, regarding the presence or absence of toxic or hazardous waste or substances or other undesirable material on or about the property.

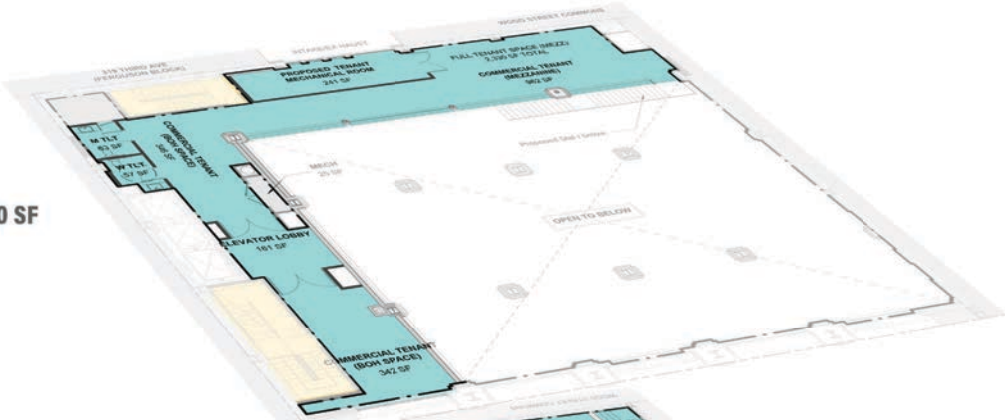
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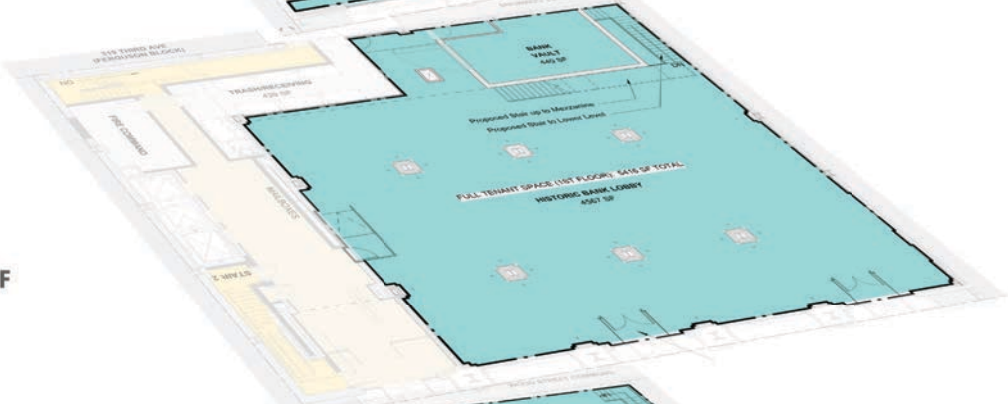
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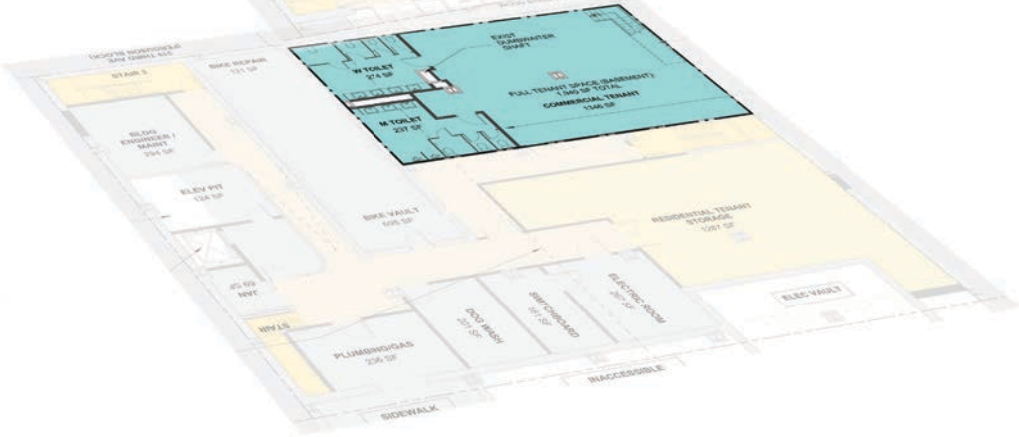
MEZZANINE LEVEL | 2,330 SF



GROUND FLOOR | 5,416 SF



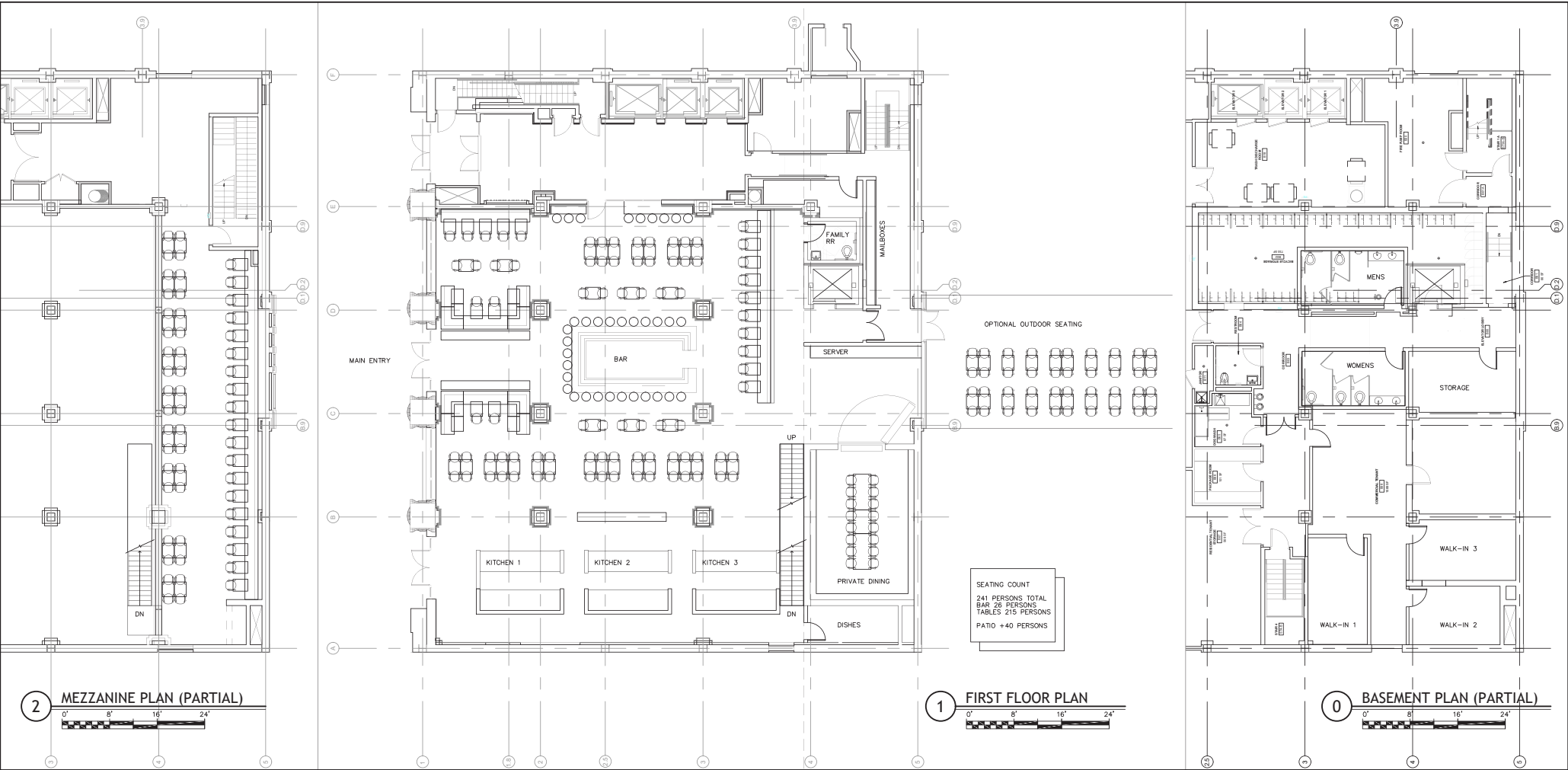
LOWER LEVEL | 1,960 SF



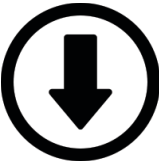
CLICK HERE TO DOWNLOAD FULL SET OF FLOOR PLANS



FOOD HALL CONCEPT PLAN



[CLICK HERE TO DOWNLOAD FOOD HALL CONCEPT PLANS](#)





Ground Floor Facing Mezzanine



Ground Floor Facing Street





Current Lobby Condition - Active Staging Area



Inspiration - The Bank, Sacramento CA



LOCATION | NEIGHBORHOOD



FOOD & BEVERAGE

- 1 Simple Greek
- 2 Brueggers
- 3 Dunkin
- 4 City Works
- 5 Molinaro
- 6 Noodles
- 7 DiBella's
- 8 Chipotle
- 9 Moe's Southwest Grille
- 10 Starbucks
- 11 Primanti's
- 12 Five Guys
- 13 Harris Grill
- 14 Ruth Chris
- 15 SoFresh
- 16 Gloria Jeans
- 17 Vallozzi's
- 18 Corner Merchantile
- 19 La Gormandine
- 20 Forbes Tavern
- 21 Zorba's
- 22 Starbucks
- 23 Yuzu
- 24 Hello Bistro

RETAIL SERVICES

- 1 Bank of America
- 2 Surmeasure
- 3 CVS
- 4 Seven 11
- 5 Joseph Orlando
- 6 Dollar Bank
- 7 PLCB
- 8 CVS

LOCATION | DOWNTOWN AMENITIES



STATION SQUARE

- Buz's
- Red Star
- The Milling Pot
- Joe's Crab Shack
- Texas de Brazil

MARKET SQUARE

- Subway
- Primanti Bros
- Noodles
- Yes
- Winghart's
- Dunkin' Donuts
- Chipotle
- Bank of America

CENTRE DISTRICT
RETAIL / OFFICE / HOTEL
NEW DEVELOPMENT

POINT PARK
BOULEVARD OF THE ALLIES



NORTH SIDE
2.9 miles | 7 min drive
National Aviary,
Children's Museum,
Allegheny General Hospital

STRIP DISTRICT
1.4 miles | 7 min drive
Apple, Uber, AC Marriott,
Wholey's Market

NORTH SHORE
0.8 miles | 15 min walk
Steelers, Pirates,
Carnegie Science Center,
RiversCasino

CULTURAL DISTRICT
0.4 miles | 10 min walk
Theatres, Restaurants,
Entertainment, Convention Center

OAKLAND
3.4 miles | 14 min drive
UPMC, Carnegie Mellon,
Univ. of Pittsburgh, Museums

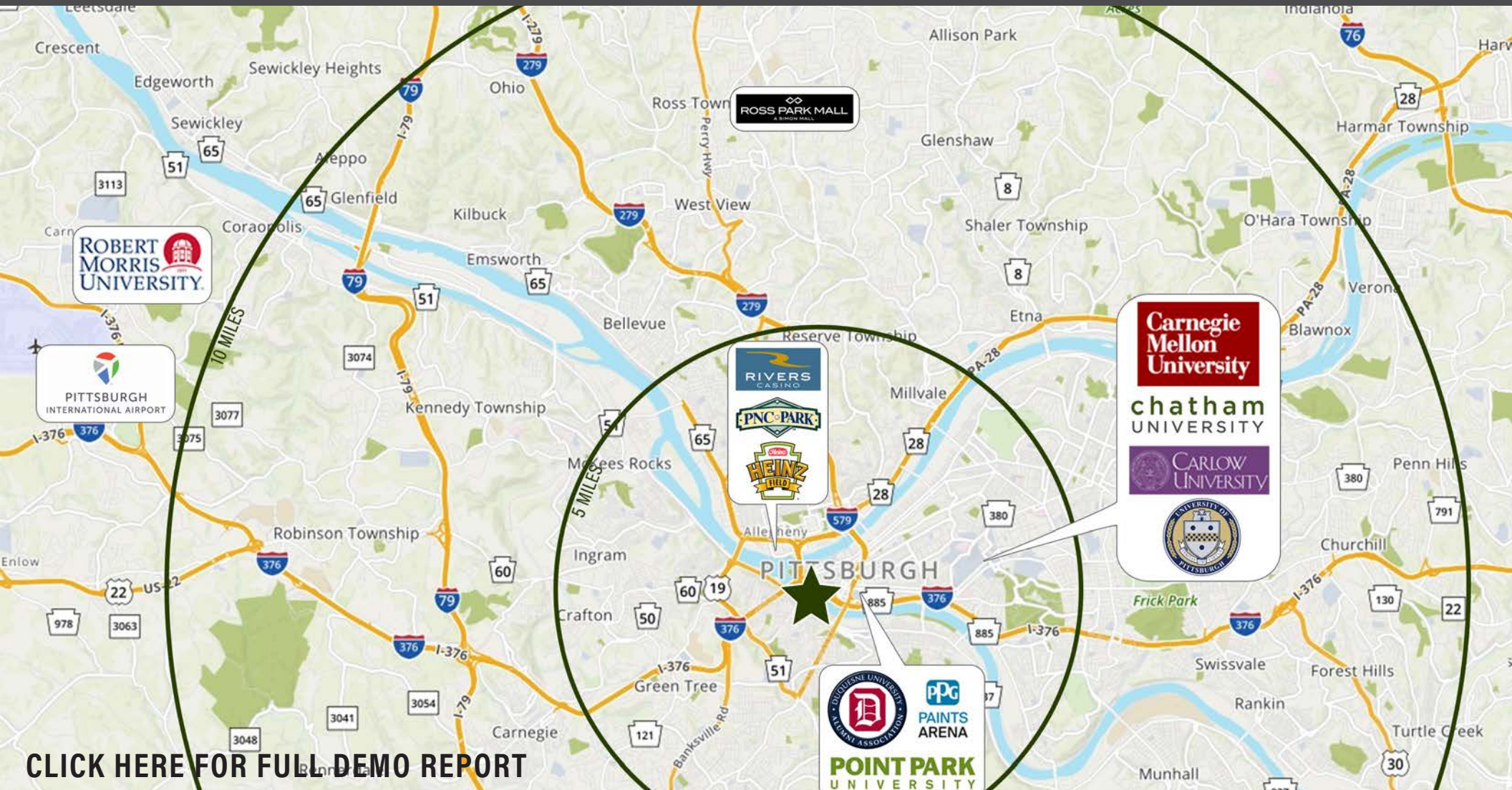
UPTOWN
1.1 miles | 25 min walk
Duquesne University, UPMC
Mercy, Penguins

MARKET SQUARE
0.1 miles | 5 min walk
Chipotle, DiBella's, Starbucks
Primanti's, Capital Grille

STATION SQUARE
Melting Pot, Texas de Brazil,
Joe's Crab Shack,
Hard Rock Cafe

SOUTH SIDE
2.2 miles | 8 min drive
Hofbrau Haus, REI, Fat Heads
Cheesecake Factory

LOCATION



CLICK HERE FOR FULL DEMO REPORT

	0.25 mile	0.5 mile	1 mile	1.5 miles
Population	2,001	9,975	20,260	45,916
Households	415	2,005	7,729	20,710
Average HH Income	\$60,011	\$62,466	\$60,906	\$59,835
Daytime Population	18,415	127,836	155,640	187,165
Student Population	2,383	4,146	11,988	16,966