

# \$2,990,000 - 1818 Delancey St, PHILADELPHIA

MLS® #PAPH2495932

**\$2,990,000**

5 Bedroom, 4.50 Bathroom, 4,500 sqft

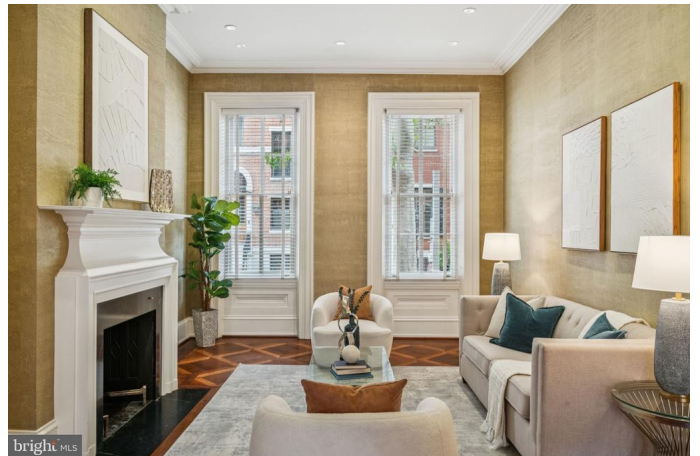
Residential on 0.03 Acres

RITTENHOUSE SQUARE, PHILADELPHIA, PA

Welcome to 1818 Delancey Place—a magnificent 20-foot-wide historic residence with Garage Parking, nestled on one of Philadelphia’s most iconic and coveted blocks. Just one block from Rittenhouse Square, this elegant Federal-style home offers over 4,300 square feet of sun-drenched, beautifully proportioned living space, blending timeless architectural detail with modern comfort and flexibility.

Enter through dual arched foyers and ascend two marble steps into a grand, light-filled formal dining room with soaring 12-foot ceilings, intricate crown moulding, and a stately original fireplace. A decorative niche provides the perfect spot to showcase artwork, creating a striking focal point. Custom inlaid flooring flows gracefully through the main level, visually connecting each space. A large archway leads to the refined living room at the front of the home, where tall windows overlook tree-lined Delancey Place and its distinguished facades, filling the space with natural light. Just off the dining room, French doors open to an intimate deck—also accessible from the spacious eat-in kitchen—perfect for morning coffee or evening cocktails.

The expansive kitchen is anchored by a large, south-facing window that floods the space with natural light. With abundant cabinetry and generous proportions, it's ideal for designing



your dream chef's kitchen. A wide hallway connects the kitchen to the dining area and includes a coat closet, powder room, and access to the basement.

The second floor features a sunlit, oversized library at the top of the stairs, complete with custom bookshelves, a wood-burning fireplace, and an adjacent wet bar—perfect for reading, relaxing, or entertaining. At the front of the home, the luxurious primary suite features high ceilings, tall windows, recessed lighting, and a decorative marble fireplace. Dual closets—including a walk-in—lead to the spacious en-suite bath, a marble-and-tile retreat with spa-like elegance.

On the third floor, you'll find two generously sized bedrooms with high ceilings, ample closet space, and en-suite baths. The front bedroom includes a private dressing room, while the rear bathroom exudes vintage charm with a clawfoot tub and beautiful tilework.

The fourth floor offers a versatile front room with original random-width hardwood floors and a large skylight—perfect for a bedroom, studio, home office, or playroom. This level also includes a half bath, additional closets, and access to a potential roof deck. A bonus room adds flexibility as a gym, creative studio, or luggage room, or even a 6th bedroom.

The partially finished basement features a spacious laundry room with double soaking sinks, a temperature-controlled wine cabinet, a half bath, ample storage, and direct access to the one-car garage via a heated driveway on Panama Street.

Additional highlights include three working wood-burning fireplaces, three-zone HVAC, and built-in surround sound. With its

unparalleled location, rich history, and expansive layout, 1818 Delancey Place is a rare opportunity to own a truly exceptional home on Philadelphia’s most admired street.

Built in 1800

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | PAPH2495932            |
| Price          | \$2,990,000            |
| Bedrooms       | 5                      |
| Bathrooms      | 4.50                   |
| Full Baths     | 3                      |
| Half Baths     | 3                      |
| Square Footage | 4,500                  |
| Acres          | 0.03                   |
| Year Built     | 1800                   |
| Type           | Residential            |
| Sub-Type       | Interior Row/Townhouse |
| Style          | Federal                |
| Status         | Active                 |

**Community Information**

|              |                    |
|--------------|--------------------|
| Address      | 1818 Delancey St   |
| Area         | 19103              |
| Subdivision  | RITTENHOUSE SQUARE |
| City         | PHILADELPHIA       |
| County       | PHILADELPHIA-PA    |
| State        | PA                 |
| Municipality | PHILADELPHIA       |
| Zip Code     | 19103              |

**Amenities**

|              |                                                                                                                                                                           |
|--------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Amenities    | CeilingFan(s), Bathroom - Jetted Tub, Stall Shower, Crown Molding, Curved Staircase, Skylight(s), Sound System, Wood Floors, Wine Storage, Wet Bar/Bar, Walk-in Closet(s) |
| Utilities    | Phone Available, Cable TV Available                                                                                                                                       |
| # of Garages | 1                                                                                                                                                                         |

|         |                                                                     |
|---------|---------------------------------------------------------------------|
| Garages | Garage - Rear Entry, Garage Door Opener, Inside Access, Underground |
|---------|---------------------------------------------------------------------|

## Interior

|                   |                                                                                 |
|-------------------|---------------------------------------------------------------------------------|
| Interior Features | Floor Plan-Traditional                                                          |
| Appliances        | Cooktop, Dryer, Oven-Wall, Refrigerator, Washer, Range hood, Built-In Microwave |
| Heating           | Forced Air                                                                      |
| Cooling           | Central A/C                                                                     |
| Has Basement      | Yes                                                                             |
| Basement          | Full                                                                            |
| Fireplace         | Yes                                                                             |
| # of Fireplaces   | 3                                                                               |
| Fireplaces        | Wood                                                                            |
| # of Stories      | 4                                                                               |
| Stories           | 4                                                                               |

## Exterior

|                   |                  |
|-------------------|------------------|
| Exterior Features | Patio, Roof Deck |
| Windows           | Skylights        |
| Foundation        | Stone            |

## School Information

|            |                                     |
|------------|-------------------------------------|
| District   | THE SCHOOL DISTRICT OF PHILADELPHIA |
| Elementary | GREENFIELD ALBERT                   |
| Middle     | GREENFIELD ALBERT                   |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 129             |
| Zoning         | RM1             |

## Listing Details

|                |                                                    |
|----------------|----------------------------------------------------|
| Listing Office | BHHS Fox & Roach At the Harper, Rittenhouse Square |
|----------------|----------------------------------------------------|

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Listing information last updated on October 26th, 2025 at 2:45pm EDT