

Square Footage | 12,370 SF

Timing | January 2020

Rent/Nets | Negotiable

A GALLERY PLACE PROPERTY

CONTACT

David Dochter 202.971.8989 david@dochalex.com

Matthew Alexander 202.971.8788 matthew@dochalex.com

HIGHLIGHTS

- High profile retail spaces connected to Gallery Place development
- Sightlines from **DC's busiest intersection** at 7th & H with frontage opportunities on H Street and 7th Street
- On the same block as Capital One Arena, which brings in 2.7 million people annually

NEARBY TENANTS







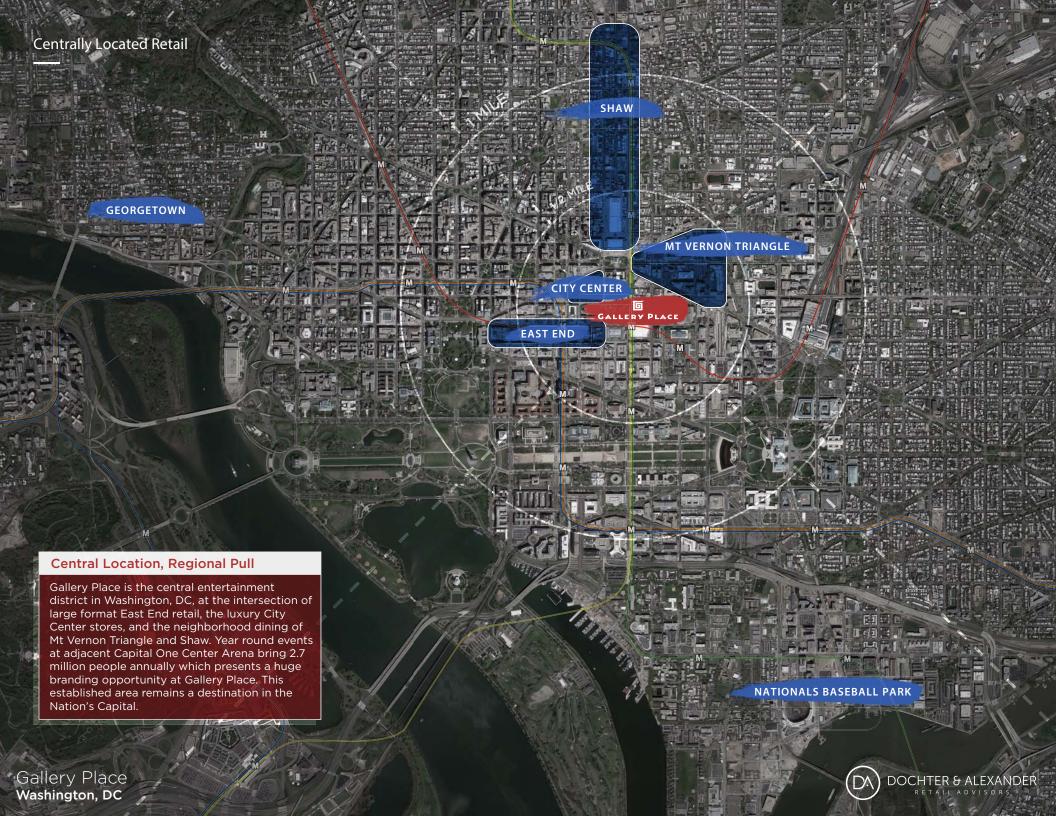


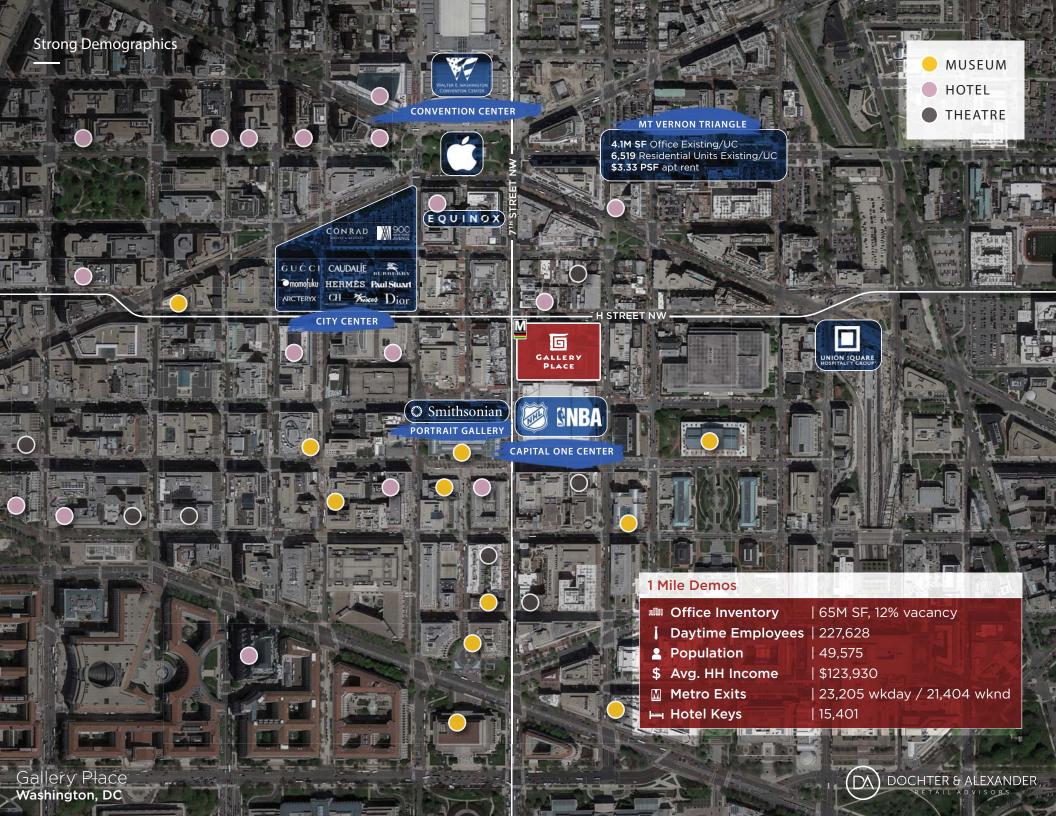
studio xfinity

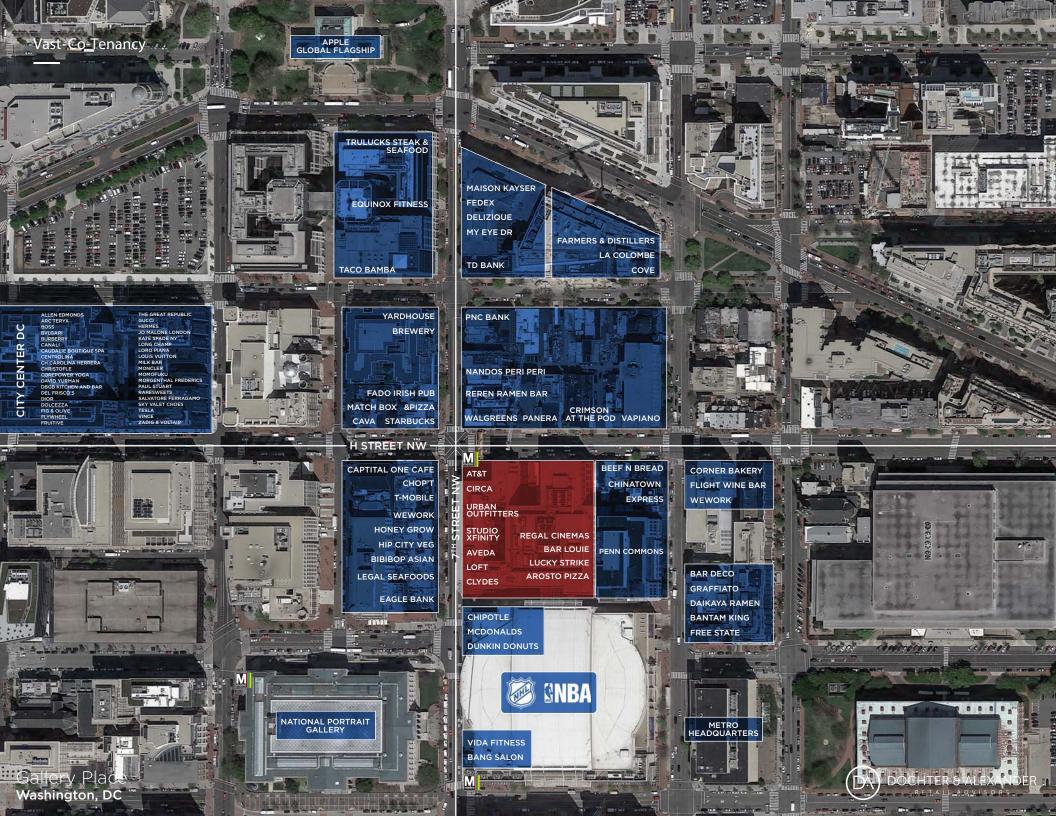




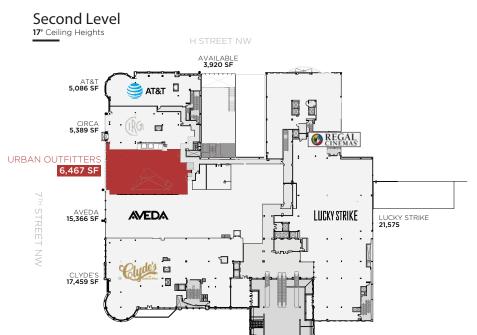


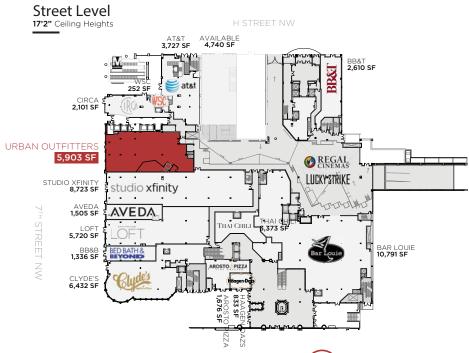












DOCHTER & ALEXANDER









OFFICE SF WITHIN A MILE

65M SF

CONVENTION CENTER
ANNUAL ATTENDEES

1.2M

AVERAGE METRO RIDERS
AT GALLERY PLACE METRO

23,205 21,404 £

CAPITAL ONE ARENA TICKETS
SOLD ANNUALLY

2.7M

DEMOGRAPHICS	1 Miles	2 Miles	3 Mile
POPULATION	51,601	220,665	370,476
AVERAGE HOUSEHOLD INCOME	\$127,146	\$135,068	\$127,956
EDUCATION: BACHELOR'S+	69%	75%	69%
EMPLOYEES	221,655	489,273	595,935

