



DOCHTER & ALEXANDER
RETAIL ADVISORS



1828 L STREET NW

WASHINGTON, DC | CBD

OWNED AND MANAGED BY



Square Footage | 1,852 SF

Rent/Nets | Negotiable

Timing | January 1, 2026

CENTRAL BUSINESS DISTRICT

CONTACT

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Matthew Alexander

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Elena Kozak

301.300.7690 | elena@dochalex.com

HIGHLIGHTS

- Prime location along the bustling **19th Street** restaurant corridor
- In the heart of the CBD, steps from **Farragut North** and **Farragut West Metro stations**
- Distinctive branding opportunity in a **high-visibility, high-traffic area**

NEARBY TENANTS



Little Sesame

sweetgreen

tend



5 MINUTE WALK DEMOGRAPHICS*

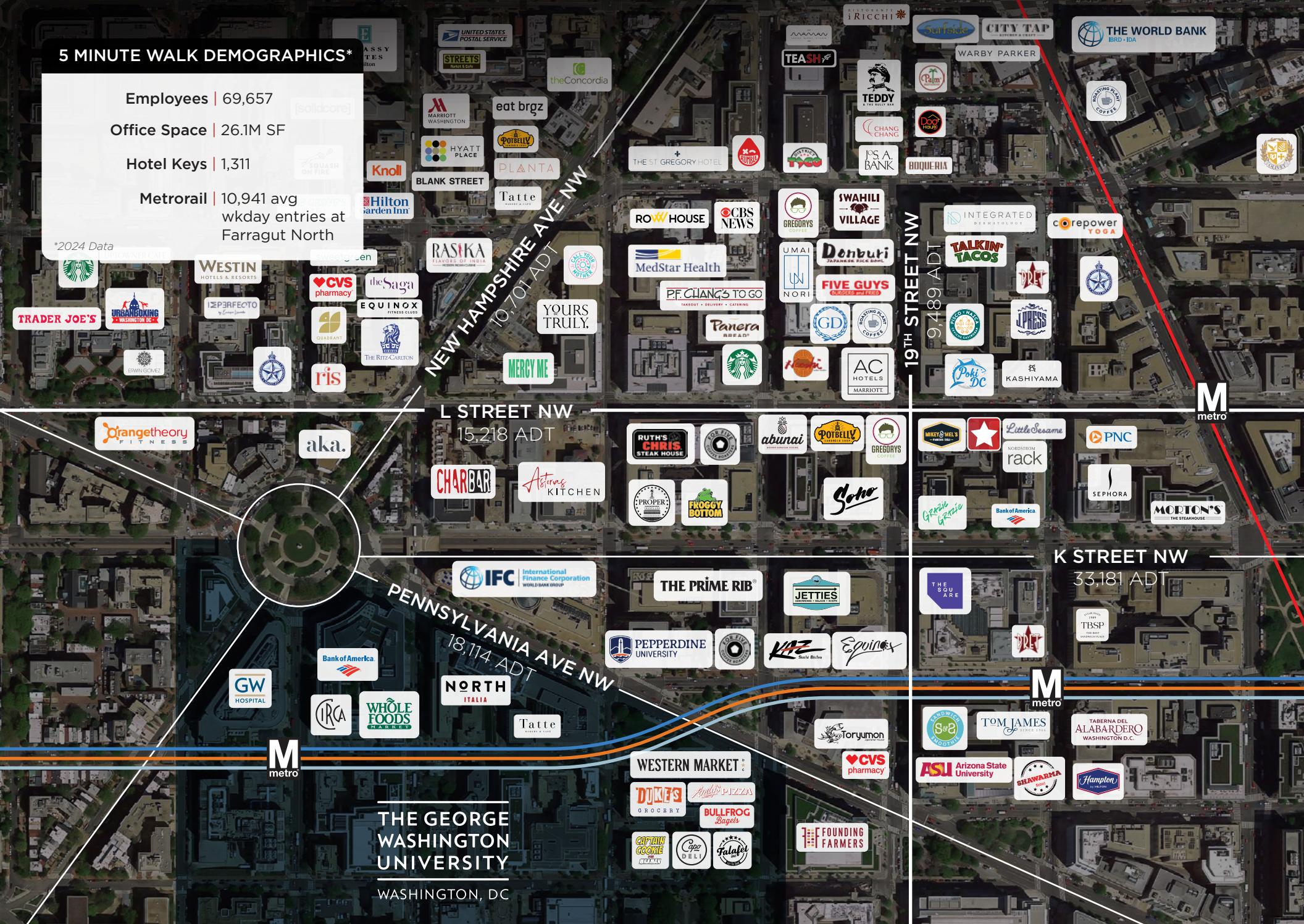
Employees | 69,657

Office Space | 26.1M SF

Hotel Keys | 1,311

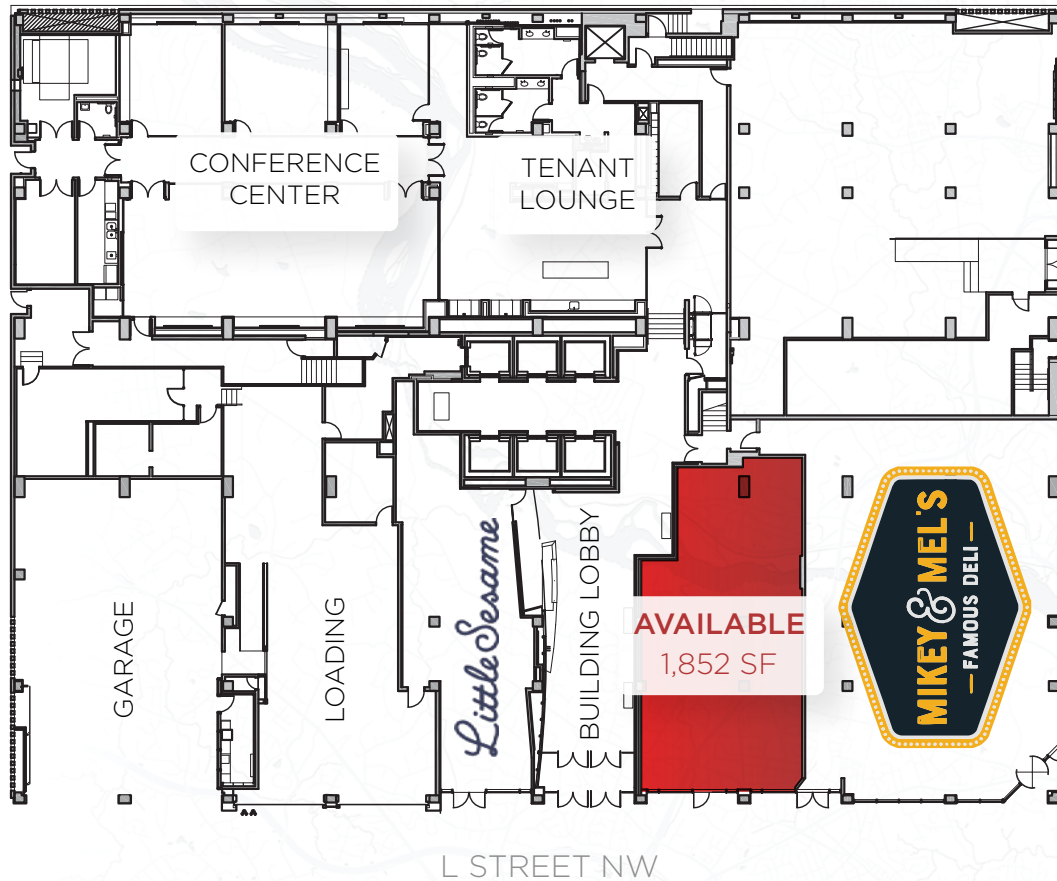
Metrorail | 10,941 avg
wkday entries at
Farragut North

*2024 Data



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FULL FLOORPLAN



SPECS

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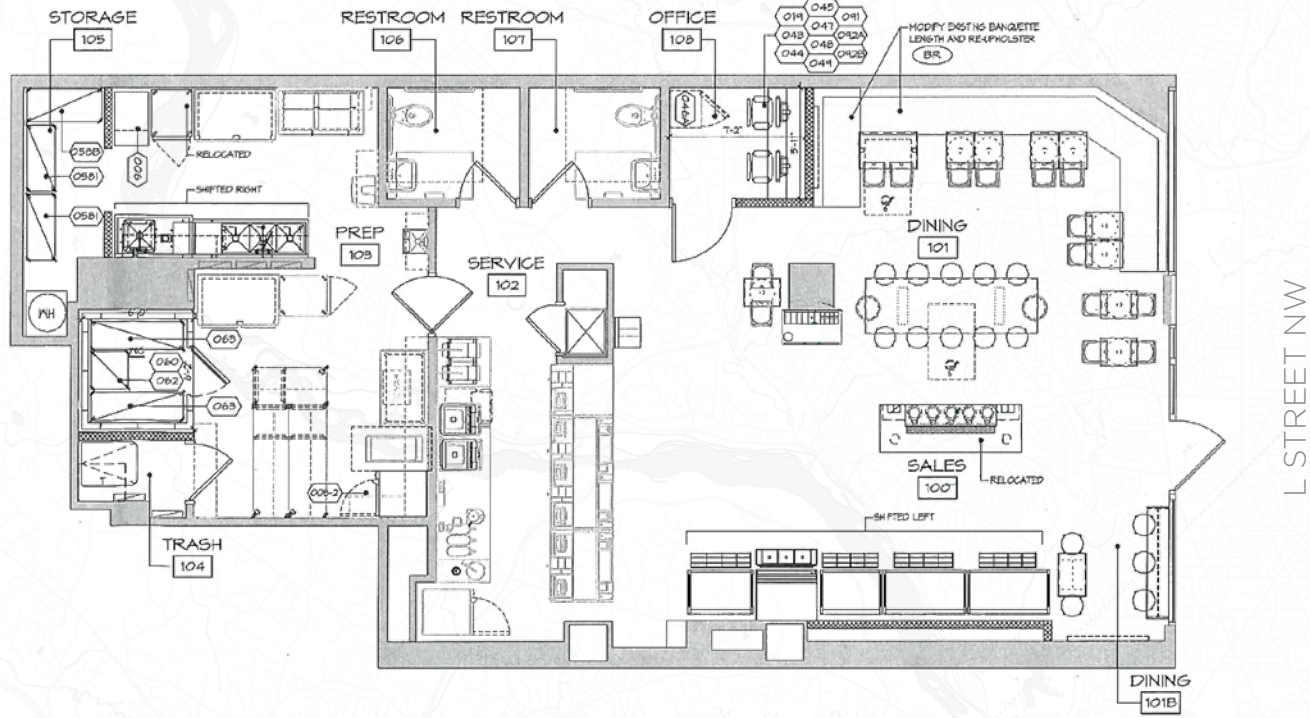
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LAYOUT



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DEMOGRAPHICS*

	.25 Miles	.5 Miles	1 Miles
DAYTIME POPULATION	62,077	154,192	324,821
BUSINESSES	4,207	8,748	16,057
EMPLOYEES	70,932	170,683	338,964
OFFICE SF	26,111,104	55,281,871	95,565,755

**2024 Data*

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