



DOCHTER & ALEXANDER
RETAIL ADVISORS



1828 L STREET NW

WASHINGTON, DC | CBD

OWNED AND MANAGED BY



Square Footage | 1,852 SF

Rent/Nets | Negotiable

Timing | Immediate

CENTRAL BUSINESS DISTRICT

CONTACT

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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



sweetgreen

tend

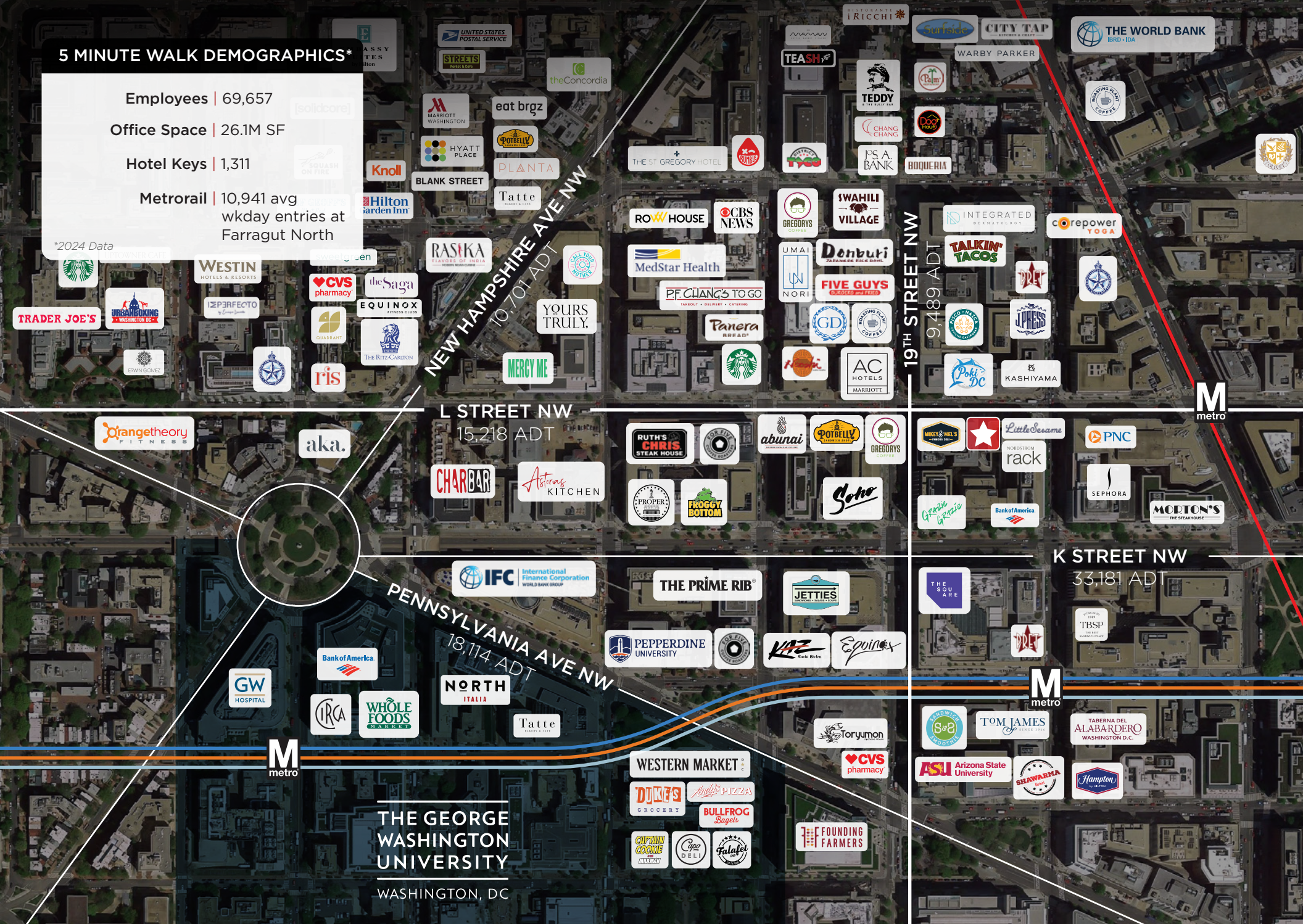
LittleSesame



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

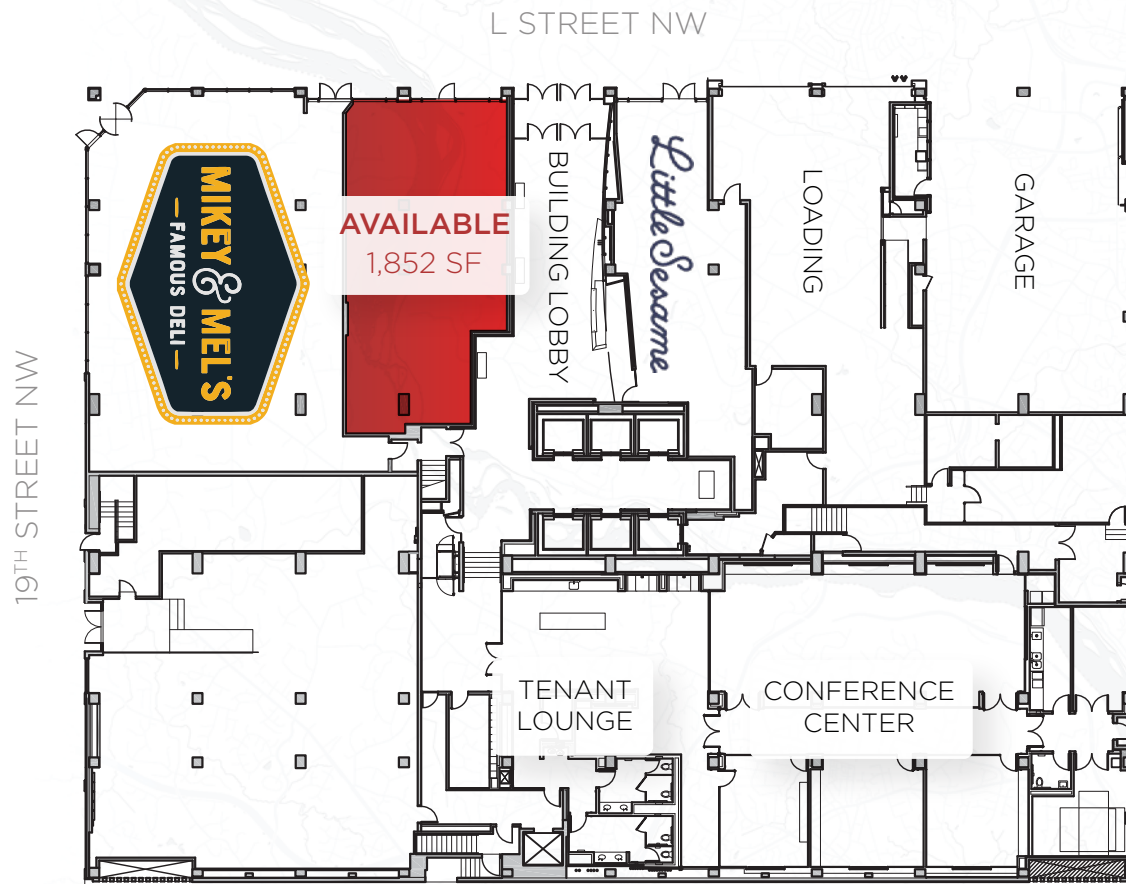
*2024 Data



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FULL FLOORPLAN



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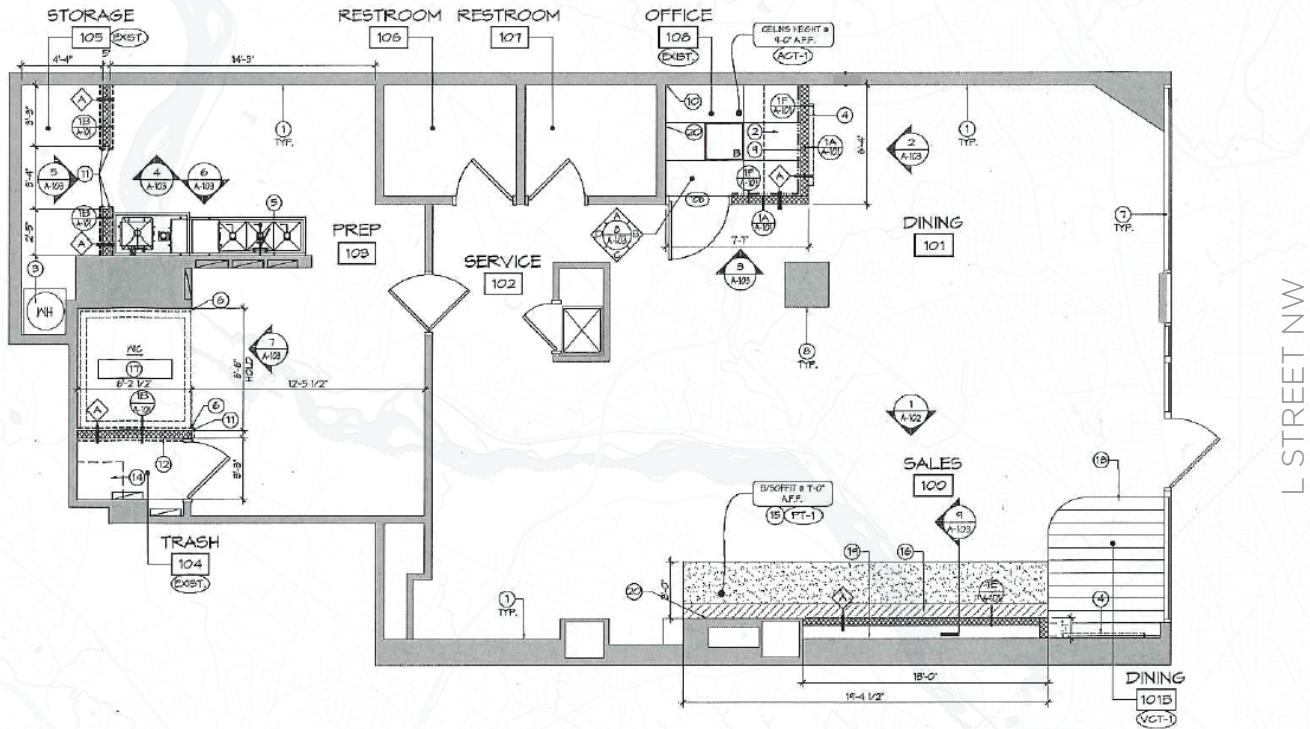
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LAYOUT



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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

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