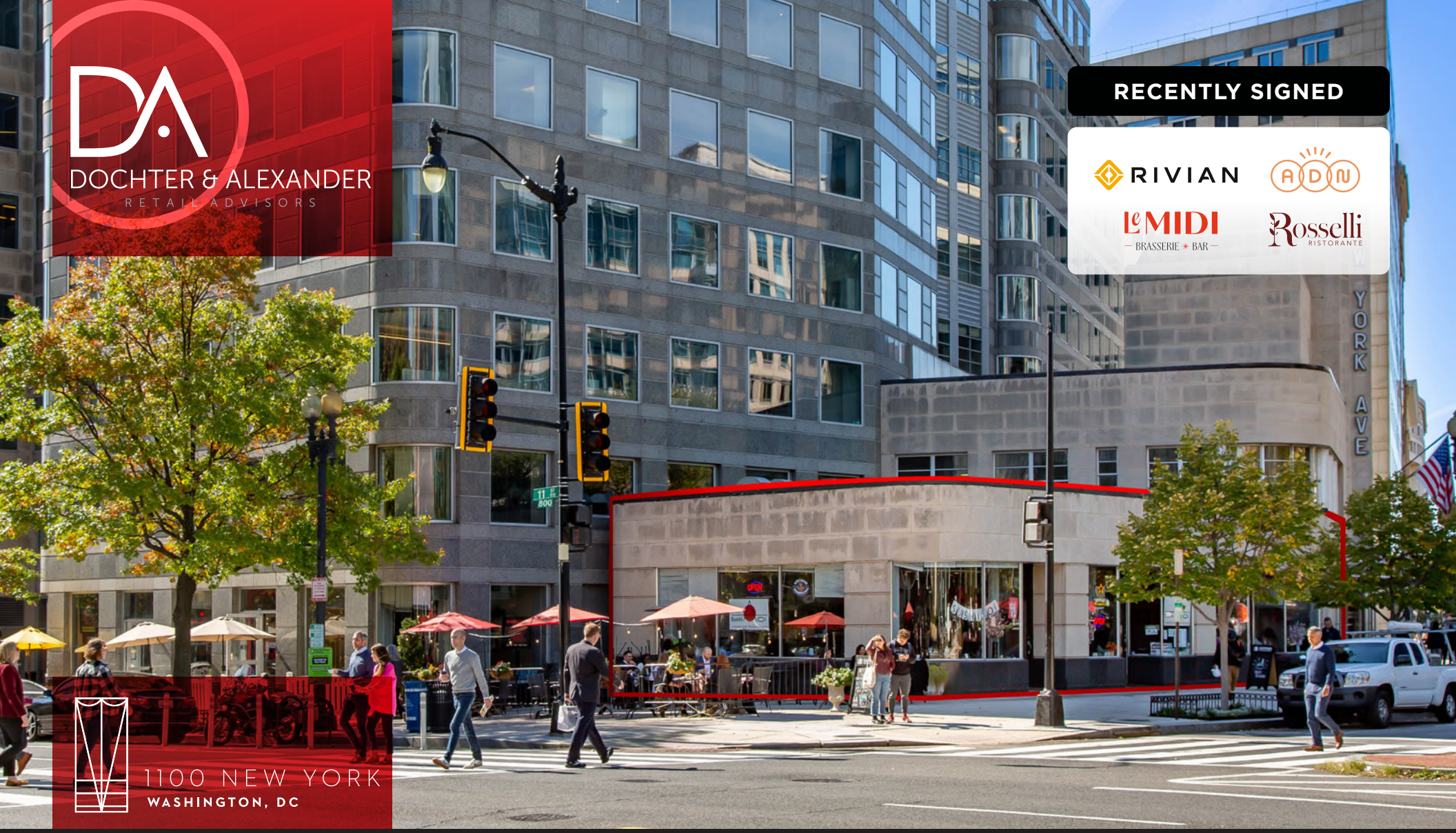
DOCHTER & ALEXANDER
RETAIL ADVISORS

1100 NEW YORK
WASHINGTON, DC



RECENTLY SIGNED

RIVIAN · ADN · LE MIDI BRASSERIE * BAR · Rosselli RISTORANTE

Square Footage | 2,767 SF **Rent/Nets |** Negotiable **Timing |** Arranged **Ceiling Heights |** 11' 10" slab to slab **EAST END PROPERTY**

CONTACT

Matthew Alexander
202.489.3830 | matthew@dochalex.com

David Dochter
410.258.3627 | david@dochalex.com

Elena Alexander
301.300.7690 | elena@dochalex.com

HIGHLIGHTS

- **Centrally located** with **over 48 million SF of office** and **over 8,600 residential units within a half-mile radius**; 1100 New York Ave is a **true 24/7 destination**
- **Second-generation restaurant opportunity** at a **prime DC corner**, **directly across** from CityCenterDC's **Tatte** and along the same stretch as **Rivian**
- A **strong, new lineup** of **best-in-class tenants** such as **Rivian** and **chef-driven concepts** such as **La Midi by Hakan Ilhan**, **Any Day Now by Tim Ma** and **Rosselli by Ashok Bajaj**

NEARBY TENANTS

Rosselli RISTORANTE · CHANEL · RIVIAN · EQUINOX · BURBERRY · Loro Piana · Tatte BAKERY & CAFE · TIFFANY & CO. · LE MIDI BRASSERIE * BAR · ANY DAY NOW

CONCEPTUAL STOREFRONT RENDERING



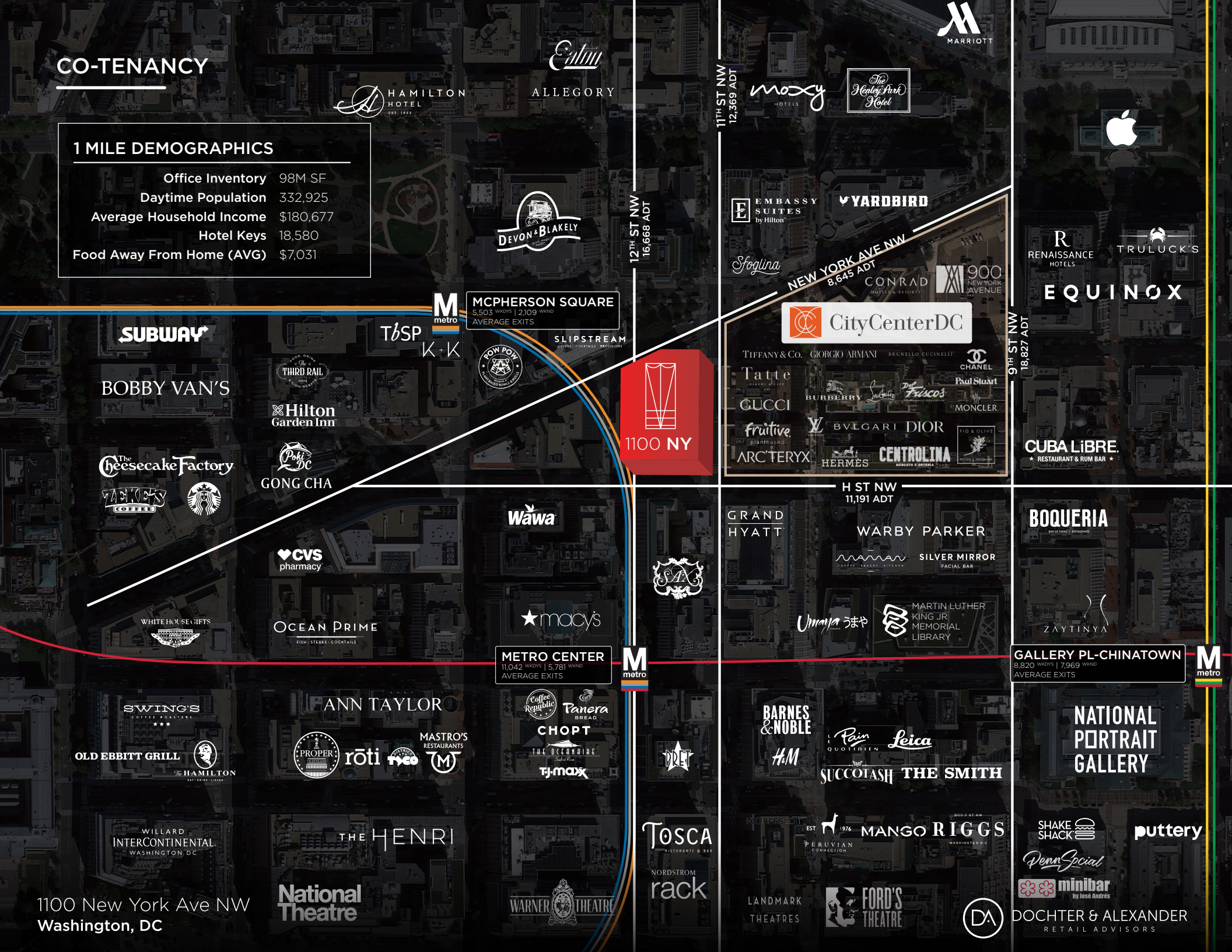
THE MARKET

Proximity to **CityCenterDC**, **The Walter E. Washington Convention Center** and **Capital One Arena** make 1100 New York Ave an ideal retail destination.



1100 New York Ave NW
Washington, DC

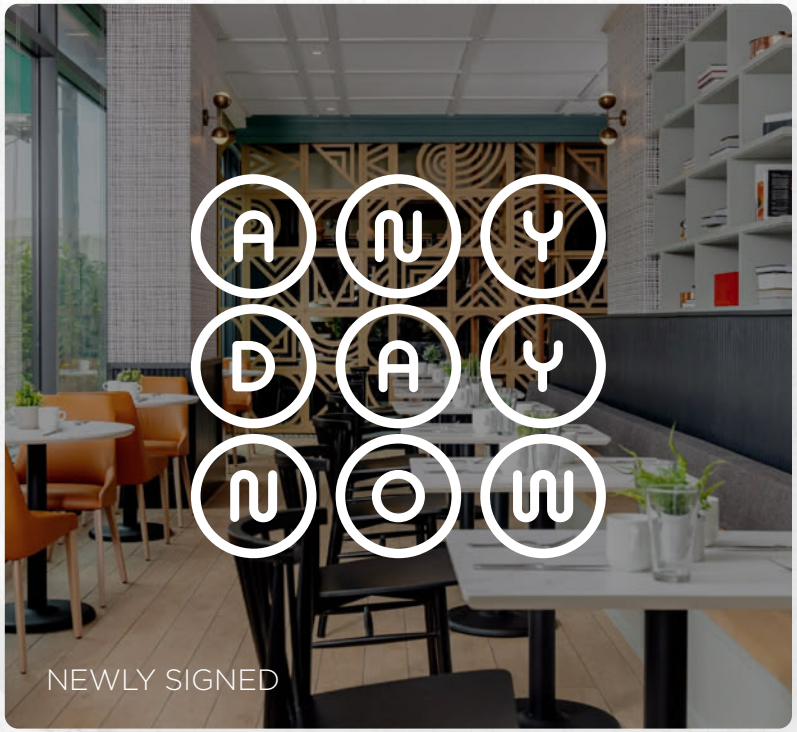
DOCHTER & ALEXANDER
RETAIL ADVISORS


CO-TENANCY
1 MILE DEMOGRAPHICS
Office Inventory 98M SF
Daytime Population 332,925
Average Household Income $180,677
Hotel Keys 18,580
Food Away From Home (AVG) $7,031
HAMILTON HOTEL
ALLEGORY
MARRIOTT
11TH ST NW
12,369 ADT
moxy HOTELS
The Hayley Park Hotel
DEVON & BLAKELY
12TH ST NW
16,668 ADT
EMBASSY SUITES by Hilton
YARDBIRD
Sfoglina
NEW YORK AVE NW
8,645 ADT
CONRAD HOTELS & RESORTS
900 NEW YORK AVENUE
RENAISSANCE HOTELS
TRULUCK'S
EQUINOX
MCPHERSON SQUARE
5,503 WKDYS | 2,109 WKND
AVERAGE EXITS
SLIPSTREAM
SUBWAY
TBSP
K+K
POW POW
CityCenterDC
TIFFANY & CO.
GIORGIO ARMANI
BRUNELLO CUCINELLI
CHANEL
Tatte
Paul Stuart
BURBERRY
Frisco's
GUCCI
MONCLER
Fruitive
BVLGARI
DIOR
ARC'TERYX
HERMÈS
CENTROLINA
FIG & OLIVE
9TH ST NW
18,827 ADT
BOBBY VAN'S
THIRD RAIL
Hilton Garden Inn
1100 NY
CUBA LIBRE
RESTAURANT & RUM BAR
The Cheesecake Factory
ZEKE'S COFFEE
Poké DC
GONG CHA
H ST NW
11,191 ADT
GRAND HYATT
WARBY PARKER
SILVER MIRROR
FACIAL BAR
BOQUERIA
Wawa
CVS pharmacy
Umaya うまや
MARTIN LUTHER KING JR MEMORIAL LIBRARY
ZAYTINYA
WHITE HOUSE GIFTS
OCEAN PRIME
FISH · STEAKS · COCKTAILS
macy's
METRO CENTER
11,042 WKDYS | 5,781 WKND
AVERAGE EXITS
GALLERY PL-CHINATOWN
8,820 WKDYS | 7,969 WKND
AVERAGE EXITS
SWING'S
OLD EBBITT GRILL
The HAMILTON
ANN TAYLOR
PROPER
rōti
fyco
MASTRO'S RESTAURANTS
Coffee Republic
Panera BREAD
CHOPT
THE OCEANAIRE
TJ.maxx
PRET
BARNES & NOBLE
H&M
Pain Quotidien
Leica
SUCCOTASH
THE SMITH
NATIONAL PORTRAIT GALLERY
WILLARD INTERCONTINENTAL WASHINGTON DC
THE HENRI
TOSCA
RISTORANTE & BAR
NORDSTROM rack
EXPRESS EDIT
EST 1976 PERUVIAN CONNECTION
MANGO RIGGS
900 F ST NW WASHINGTON D.C.
SHAKE SHACK
puttery
Penn Social
minibar by José Andrés
National Theatre
WARNER THEATRE
LANDMARK THEATRES
FORD'S THEATRE
DOCHTER & ALEXANDER
RETAIL ADVISORS
1100 New York Ave NW
Washington, DC

COTENANCY OVERVIEW

BEST-IN-CLASS & CHEF-DRIVEN CONCEPTS









NEIGHBORS



1100 NEW YORK AVE
NEW COTENANCY



1100 New York Ave NW
Washington, DC

DOCHTER & ALEXANDER
RETAIL ADVISORS

FLOORPLAN

SUITE 1



SPECS

SUITE 1

Square Footage | 2,767

Ceiling Heights | 11’ 10” slab to slab

Timing | Arranged

Rent/Nets | Negotiable

1100 New York Ave NW
Washington, DC

DOCHTER & ALEXANDER
RETAIL ADVISORS

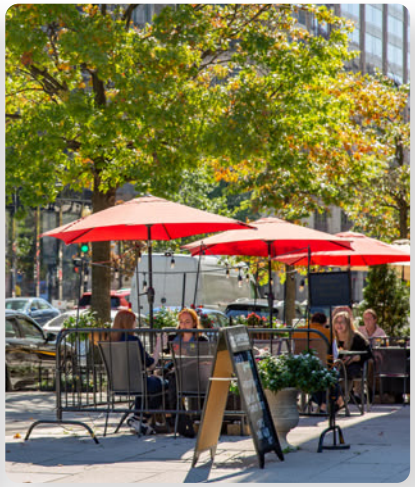
LOBBY & ATRIUM RENDERING



LOBBY & ATRIUM RENDERING








TOTAL OFFICE INVENTORY
WITHIN .5 MILES

47,306,227 SF

NEARBY OFFICE TENANTS

Bloomberg
Arnold&Porter
DFC
American Hospital Association

AVERAGE DAILY METRO RIDERS
ON WEEKDAYS IN 2026

16,641 METRO CENTER

16,774 GALLERY PLACE

DEMOGRAPHICS*	.25 Miles	.5 Miles	1 Mile
DAYTIME POPULATION	38,767	115,111	332,925
AVERAGE HOUSEHOLD INCOME	$202,916	$179,991	$180,677
TOTAL HOUSING UNITS	1,005	8,831	36,005
FOOD AWAY FROM HOME (AVG)	$8,023	$7,075	$7,031

*2025 Data

1100 New York Ave NW
Washington, DC

DOCHTER & ALEXANDER
RETAIL ADVISORS

1100 NEW YORK
WASHINGTON, DC

FOR INQUIRIES, CONTACT

Matthew Alexander
202.489.3830 | matthew@dochalex.com

David Dochter
410.258.3627 | david@dochalex.com

Elena Alexander
301.300.7690 | elena@dochalex.com

DOCHALEX.COM

DOCHTER & ALEXANDER
RETAIL ADVISORS

