



DOCHTER & ALEXANDER
RETAIL ADVISORS



801 17TH STREET NW

WASHINGTON, DC | CBD

Square Footage | 2,169 - 2,210 SF

Timing | Immediate

Rent/Nets | \$70 NNN

FARRAGUT WEST PROPERTY

CONTACT

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HIGHLIGHTS

- Located next to the **Farragut West** Metro Station
- One block from popular tourist destinations, the **White House** and **Renwick Gallery**
- Modern storefront design** with **prominent frontage** in a trophy office building

NEARBY TENANTS

La COLOMBE



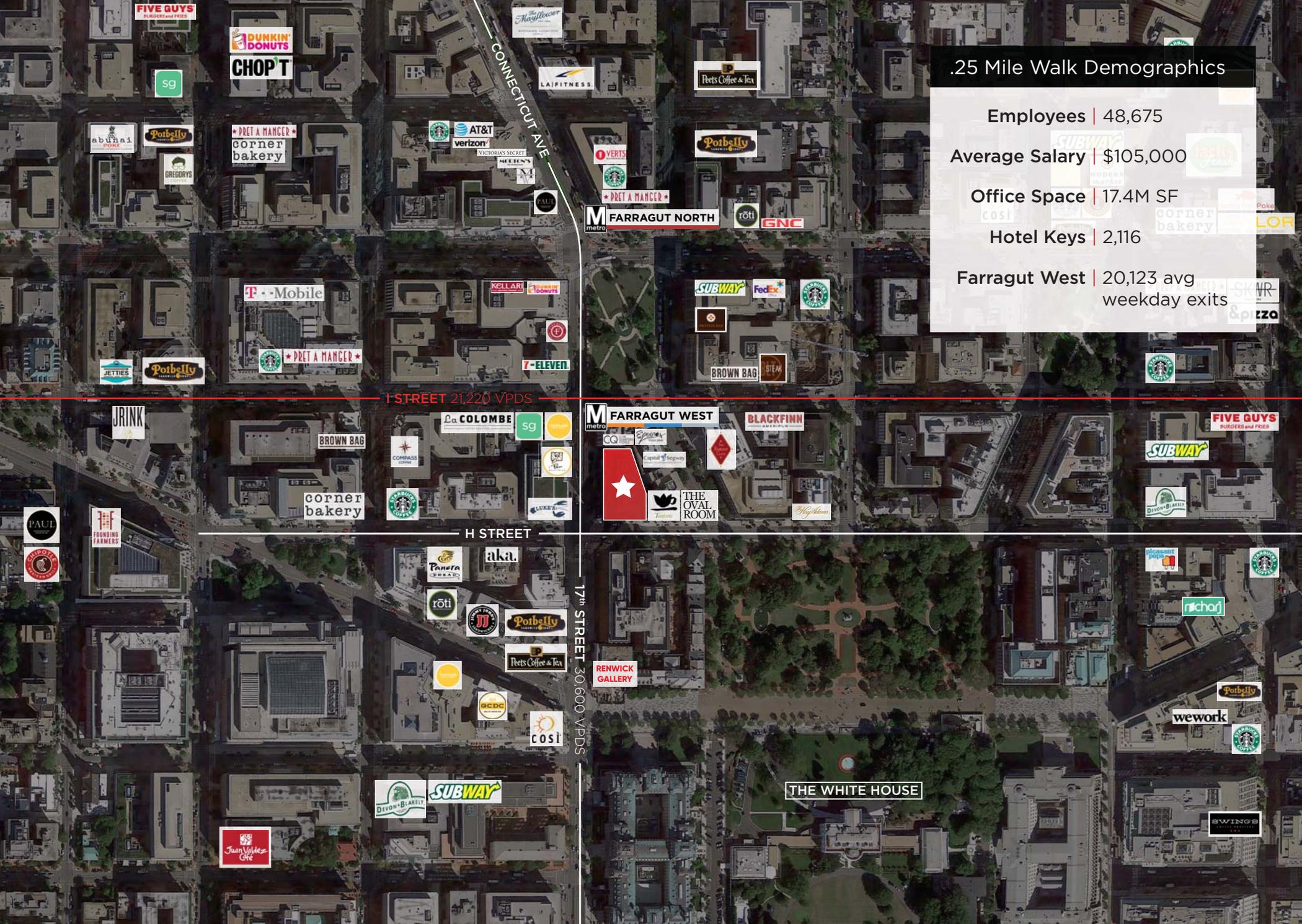
sweetgreen

GNC

TAYLOR GOURMET

★ PRET A MANGER ★





.25 Mile Walk Demographics

Employees | 48,675

Average Salary | \$105,000

Office Space | 17.4M SF

Hotel Keys | 2,116

Farragut West | 20,123 avg weekday exits

CONNECTICUT AVE

I STREET 21,220 VPDS

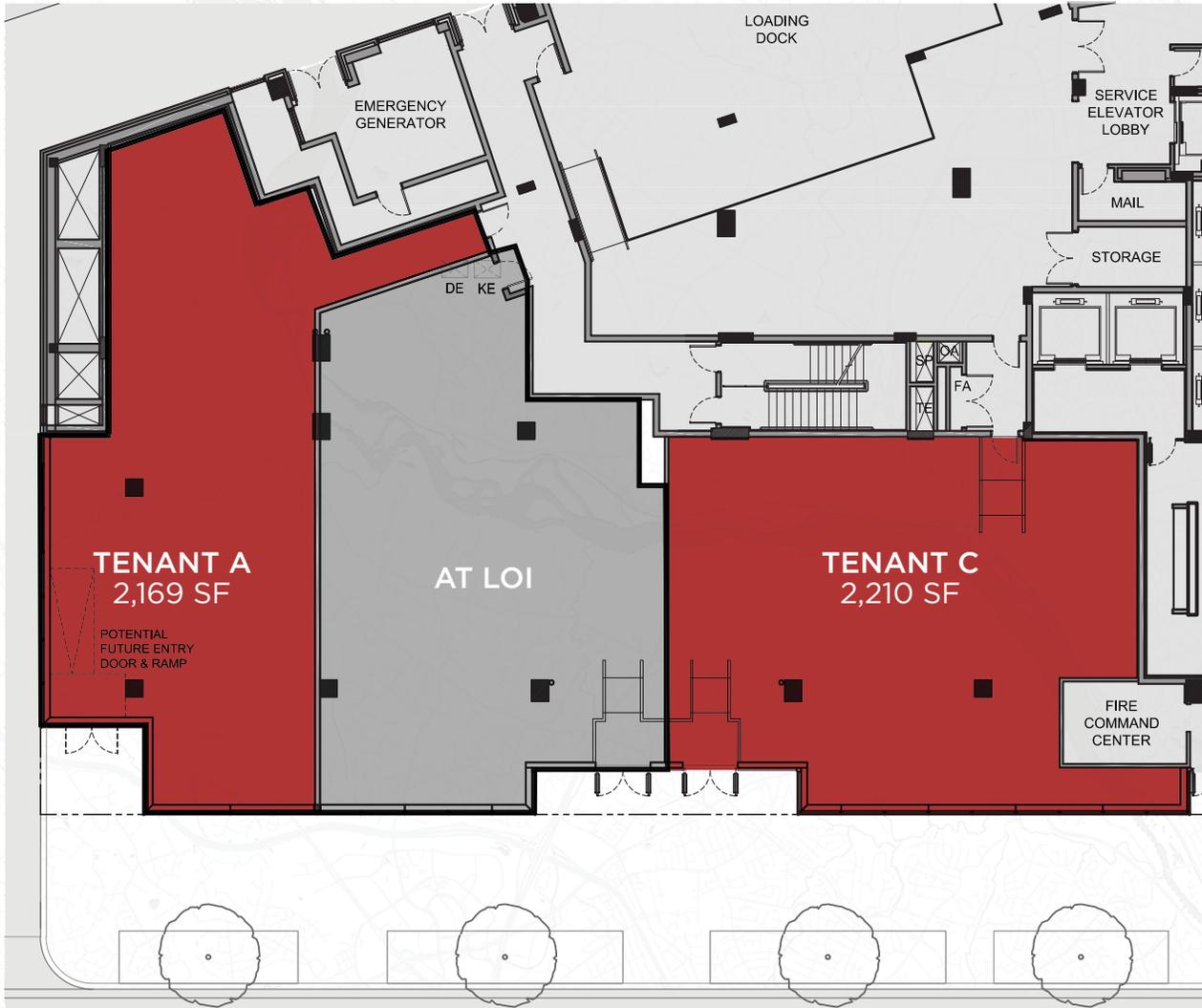
H STREET

17th STREET 30,600 VPDS

M metro FARRAGUT NORTH

M metro FARRAGUT WEST

THE WHITE HOUSE



SPECS

OPTION 1 TENANT A

Square Footage | 2,169 SF

Frontage | 32'

Ceiling Height | 10' 10"

Timing | Immediate

Rent/Nets | \$70 NNN

OPTION 2 TENANT B

Square Footage | 2,154 SF

Frontage | 40'

Ceiling Height | 10' 10"

Timing | Immediate

Rent/Nets | Available Upon Request

OPTION 3 TENANT C

Square Footage | 2,210 SF

Frontage | 65'

Ceiling Height | 10' 10"

Timing | Immediate

Rent/Nets | \$70 NNN

17th Street NW

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801 17th Street NW
Washington, DC



OFFICE ANCHOR
801 17TH ST TENANT

FRIED FRANK

PEDESTRIAN COUNT
PER DAY

6,850

AVERAGE METRO RIDERS
AT FARRAGUT WEST METRO STATION

20,123 EXITS

DEMOGRAPHICS

	.25 Miles	.5 Miles
AVERAGE SALARY	\$105,000	\$105,000
EMPLOYEES	48,675	156,218
BUSINESSES	2,976	8,063
HOTEL KEYS	2,116	5,693