



77
SIXTH ST

THERE'S ONLY ONE WAY TO EXPERIENCE 777 6TH STREET. LIVE IT.



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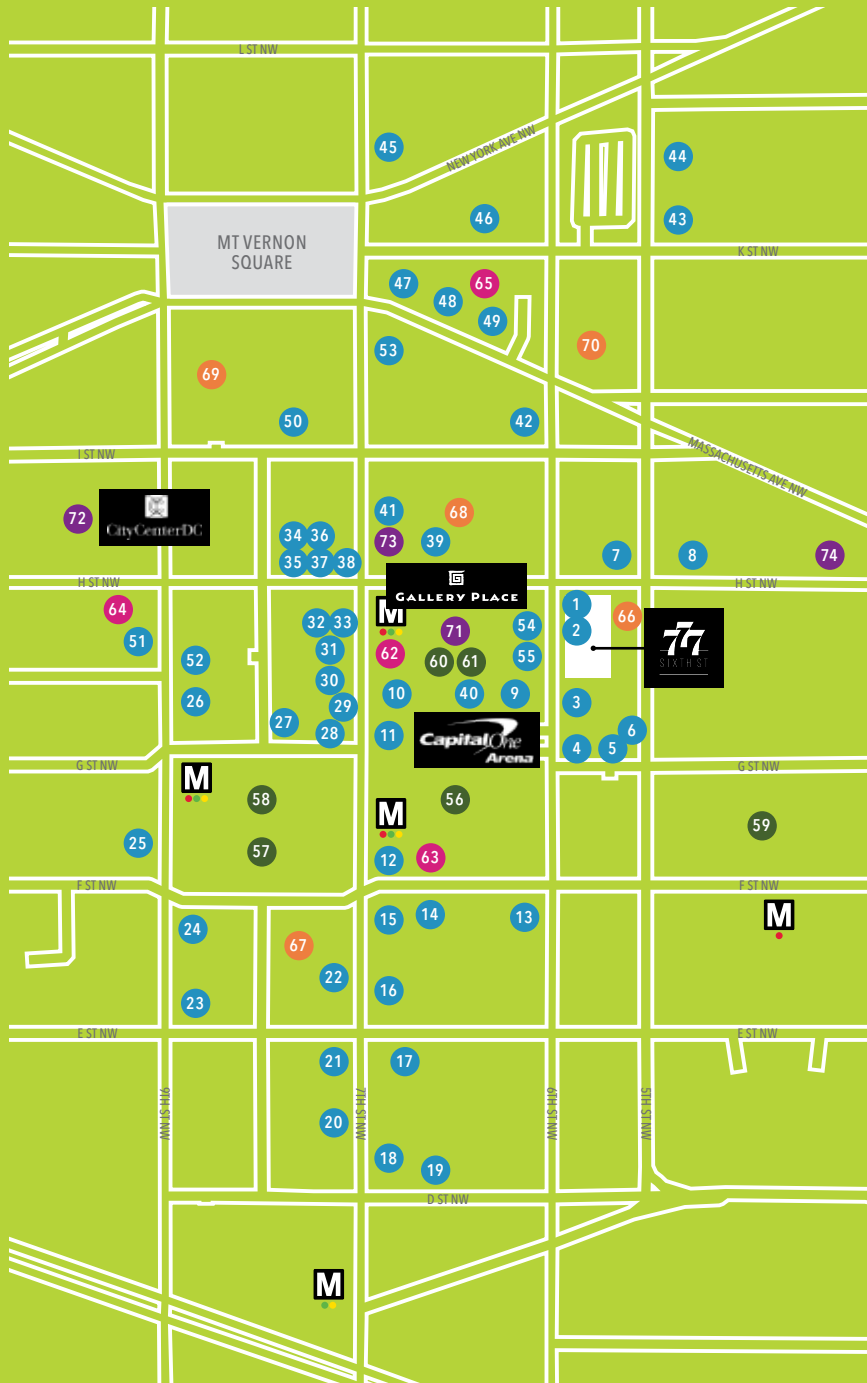
LIVE IT

EXPERIENCE THE AMENITIES, ACTIVITY,
AND ACCESS AT 777 6TH STREET

777 6th Street, NW is a 180,000-square-foot Class A office building in Washington, D.C.'s vibrant Penn Quarter. This 11-story corner building features an iconic corner tower, four sides of glass, and highly efficient floor plates of approximately 18,000 square feet. Located across the street from Gallery Place and Capital One Center, the building offers convenient access to a wide variety of retail and entertainment venues, as well as the Gallery Place/Chinatown Metro Station (Red, Green, and Yellow lines). Premium amenities include a covered rooftop terrace, state-of-the-art fitness center with towel service, and an electronically secured bike facility.

NEIGHBORHOOD





RESTAURANTS & BARS

- 1 Corner Bakery Cafe
- 2 Flight Wine Bar
- 3 Bar Deco
- 4 Daikaya
- 5 Free State
- 6 Bantam King
- 7 Momiji
- 8 Chinatown Coffee Co.
- 9 Penn Commons
- 10 Clyde's
- 11 Chipotle
- 12 Dunkin' Donuts
- 13 Denson Liquor Bar
- 14 Compass Coffee
- 15 Rosa Mexicano
- 16 District Chophouse
- 17 Luke's Lobster
- 18 Oyamel
- 19 Rasika
- 20 China Chilcano
- 21 Jaleo
- 22 Dirty Habit
- 23 Minibar
- 24 Shake Shack
- 25 The Smith
- 26 Zaytinya
- 27 Proof
- 28 Legal Sea Foods
- 29 Hipcityveg
- 30 Honeygrow
- 31 La Tasca
- 32 California Tortilla
- 33 Chop't
- 34 Matchbox
- 35 Potbelly
- 36 Cava Grill
- 37 &pizza
- 38 Starbucks
- 39 Panera Bread
- 40 Bar Louie
- 41 Nando's Peri-Peri
- 42 La Colombe

- 43 Busboys and Poets
- 44 Sweetgreen
- 45 Kinship
- 46 Shouk
- 47 RPM Italian
- 48 Devon & Blakely
- 49 Farmers & Distillers
- 50 Del Campo
- 51 Ruth's Chris Steak House
- 52 Starbucks
- 53 Maison Kayser
- 54 Spice 6
- 55 Little Sesame

ENTERTAINMENT

- 56 Capital One Arena
- 57 National Portrait Gallery
- 58 Smithsonian Amer. Art Museum
- 59 National Building Museum
- 60 Regal Cinemas
- 61 Lucky Strike

FITNESS

- 62 Washington Sports Clubs
- 63 Vida Fitness
- 64 The Bar Method
- 65 Soul Cycle

HOTELS

- 66 Fairfield Inn & Suites
- 67 Hotel Monaco
- 68 Pod Hotel DC
- 69 Renaissance Hotel
- 70 Hampton Inn

RETAIL

- 71 Gallery Place
- 72 CityCenterDC
- 73 Walgreens
- 74 CVS



Corner Class A office building with four sides of glass



Highly efficient floor plates



20' x 30' column spacing



LEED® Silver Certified, Energy Star® labeled



Parking: 1/1,500 SF



Expansive covered rooftop terrace with WiFi



Fitness center with towel service



Fully equipped bike facility



Immediate proximity to Gallery Place, Capital One Center, and Gallery Place Metro Station (Red, Green, and Yellow lines)

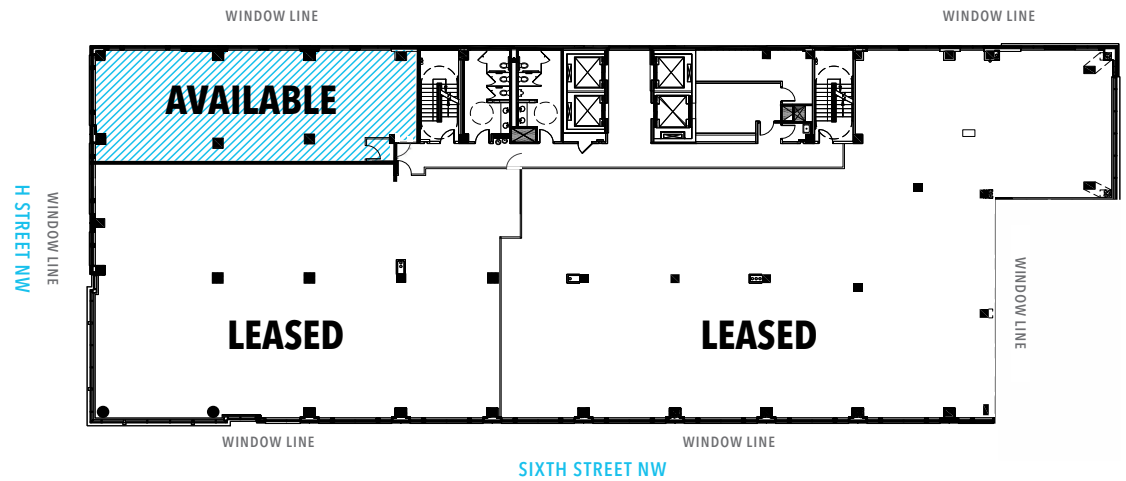
AMENITIES



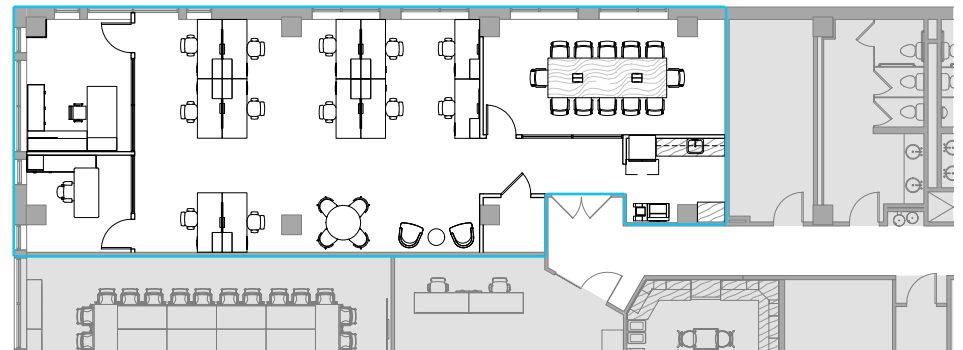


SIXTH FLOOR SPEC SUITE

FLOOR	SQUARE FOOTAGE	AVAILABILITY	RATE
6 th	2,281 SF	July 1, 2020	\$58.00 PSF/FS



SPEC SUITE PLAN

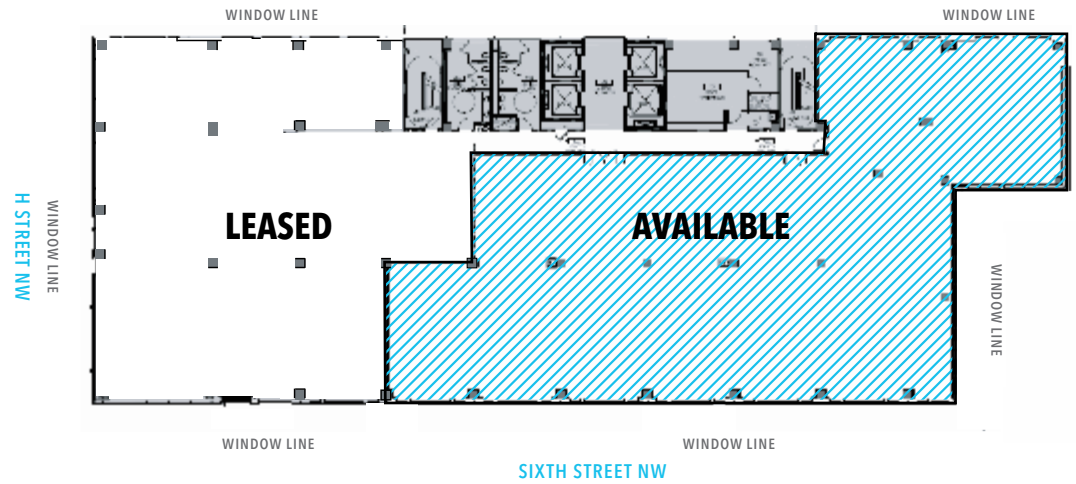




5TH
FLOOR
SUITE

FIFTH FLOOR SUITE

FLOOR	SQUARE FOOTAGE	AVAILABILITY	RATE
5 th	2,500 - 10,475 SF	July 1, 2020	\$56-\$58 PSF/FS





77

SIXTH ST

 **TRANSWESTERN**[®]

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