



**5,360** TOTAL SF OF RETAIL AVAILABLE

# 625 PENN

625 PENNSYLVANIA AVE SE  
WASHINGTON, DC

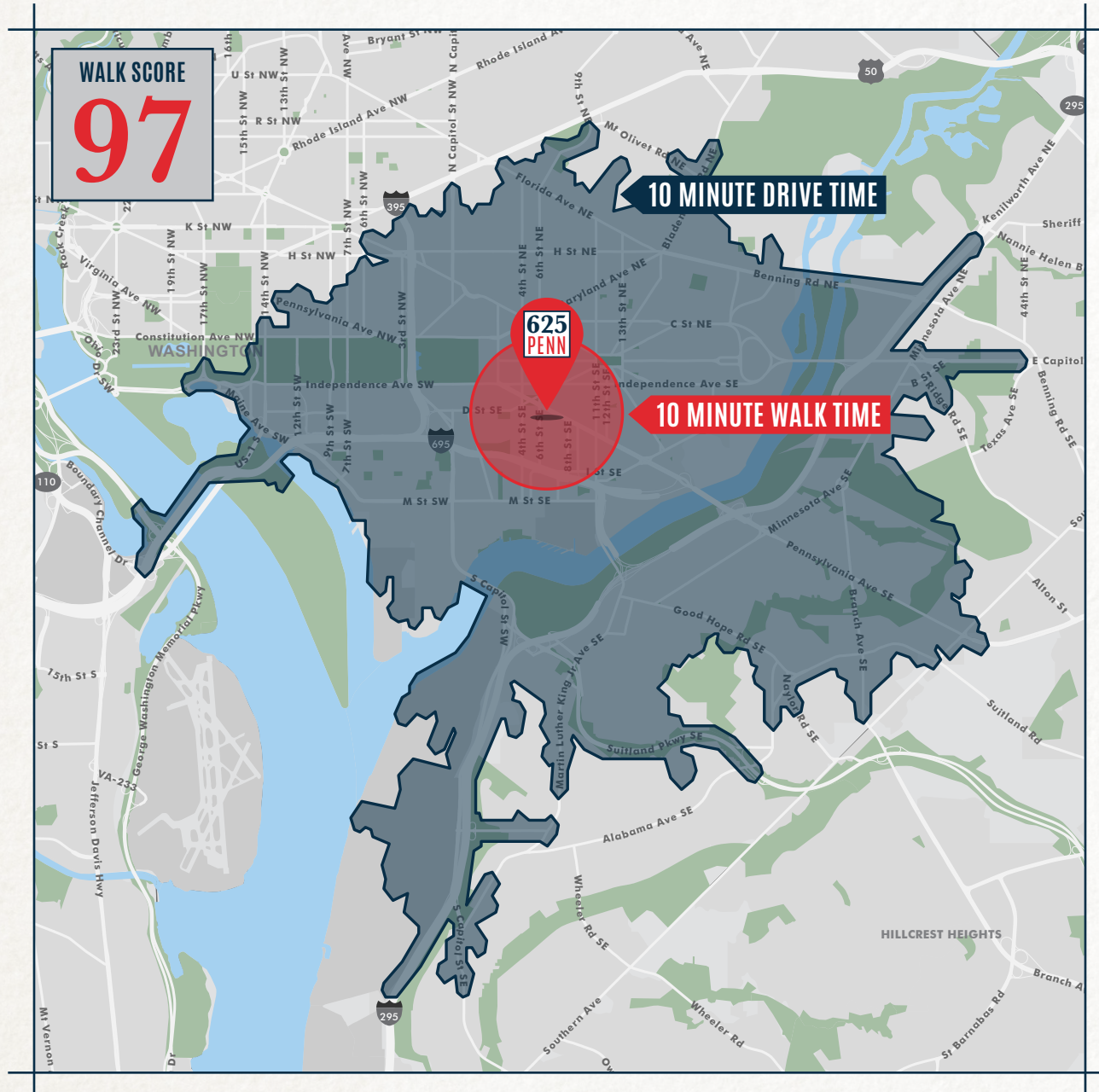
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 Douglas  
Development  
CORPORATION **S | CBRE**



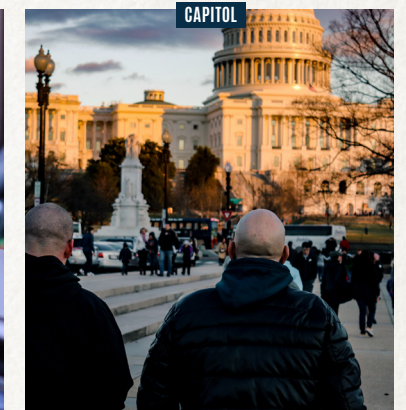
# The Neighborhood: Capitol Hill







## Capitol Hill

Capitol Hill residents are passionate about everything their neighborhood has to offer—Charming architecture, quaint shops, superb eateries and friendly cafes. The urbane blend of highly educated professionals creates an electric vitality attracting new residents and businesses every day.

### NOTABLE NEW OPENINGS



	 RESIDENTIAL POPULATION	 HOUSEHOLDS	 AVG. HH INCOME	 DAYTIME POPULATION
<b>10 MINUTE WALK TIME</b>	14,773	7,576	\$178,462	17,799
<b>10 MINUTE DRIVE TIME</b>	192,168	87,232	\$104,511	250,440



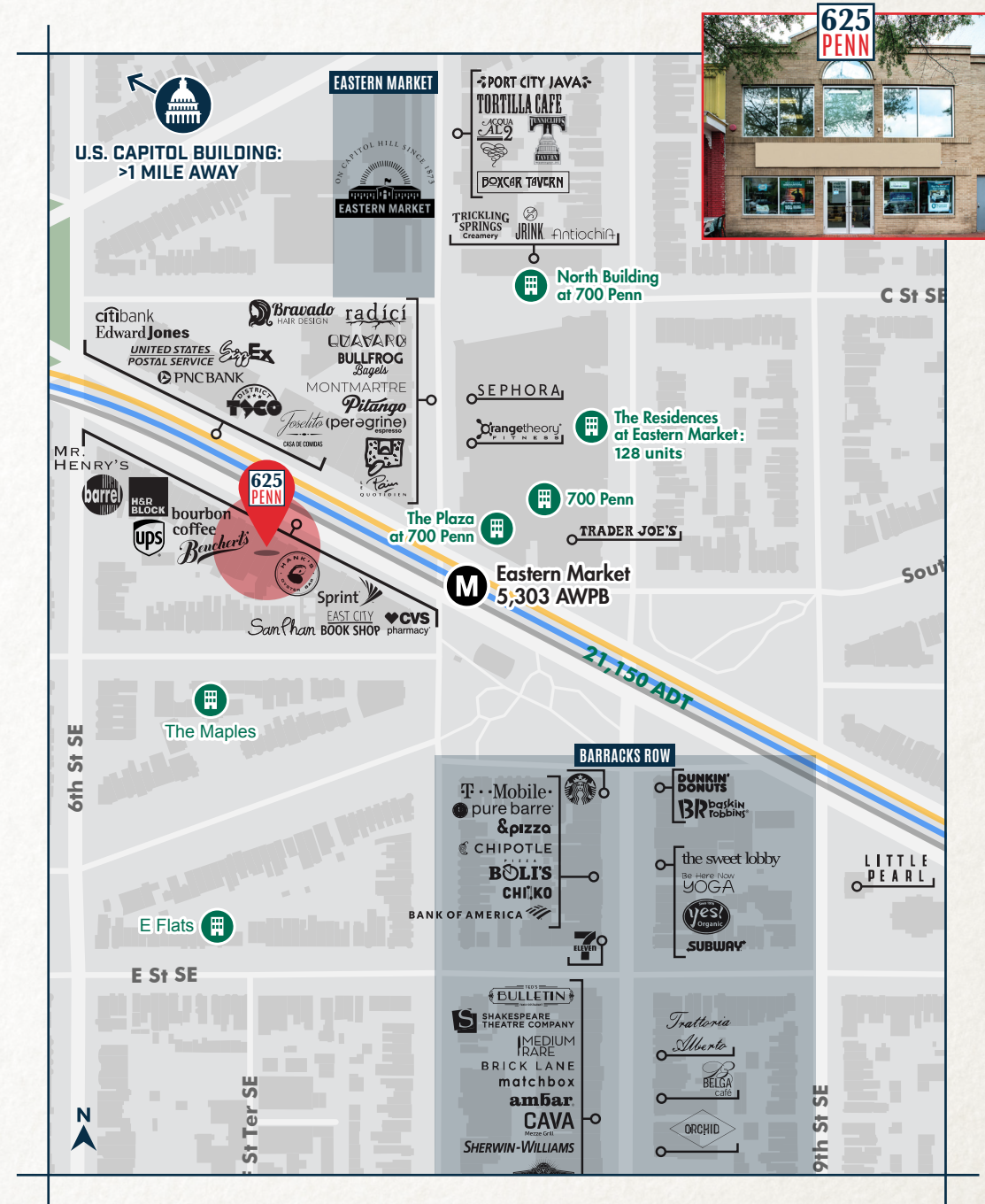
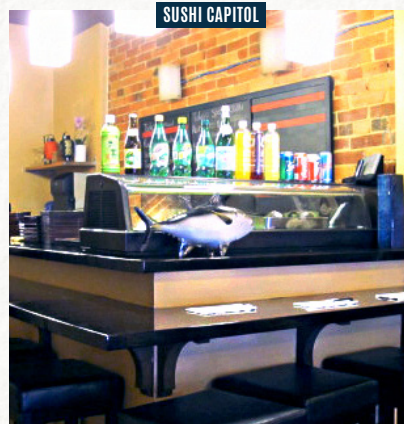
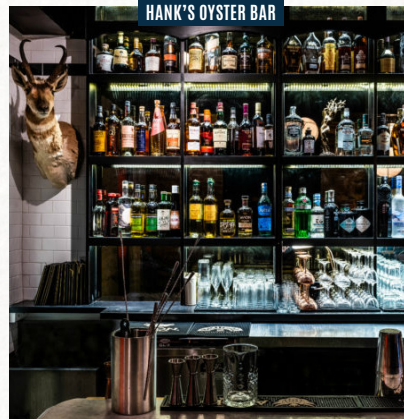
# Immediate Surrounding Area: Eastern Market



• One of DC's oldest public markets, Eastern Market has been a bustling weekend magnet for residents and visitors alike since 1873.



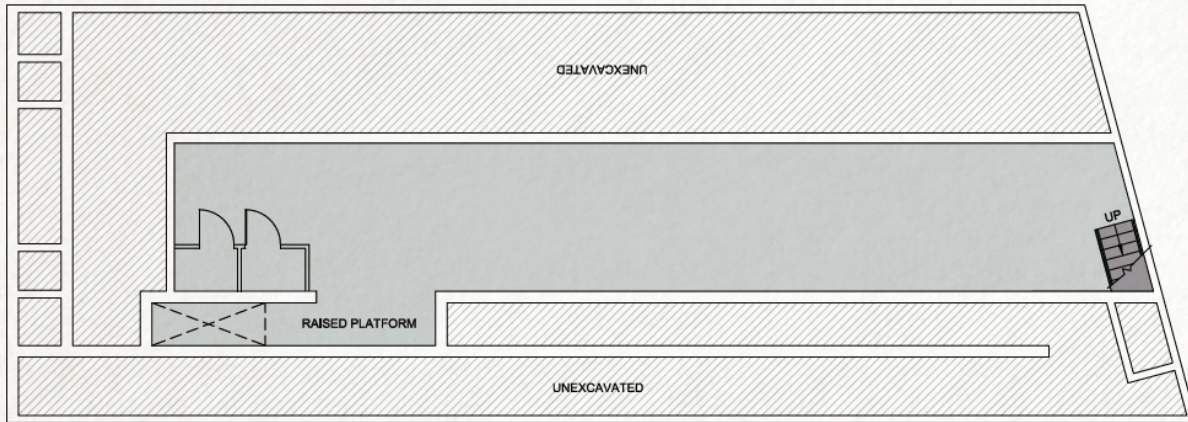
**YOUR NEIGHBORS ON THE BLOCK**



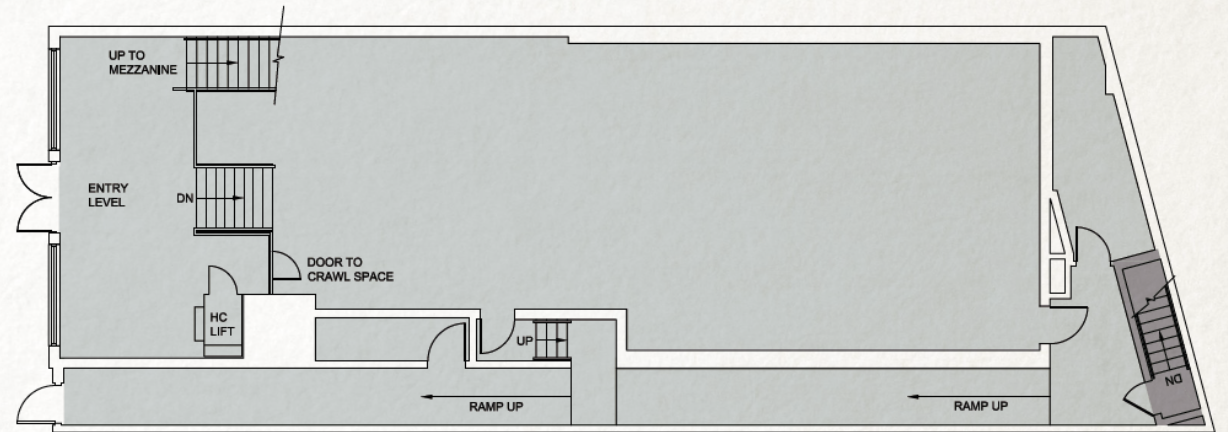


# The Site Plan: 3 Floors

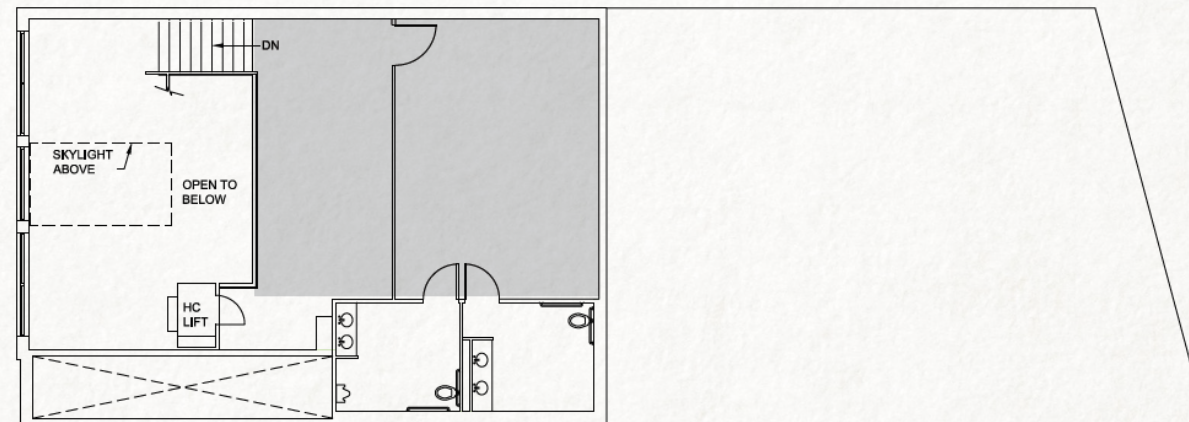
**LOWER LEVEL: 1,143 SF**



**FIRST FLOOR: 3,238 SF**



**MEZZANINE: 979 SF**



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**FOR LEASING INFORMATION,  
PLEASE CONTACT:**

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