

1990 M Street, NW

Corner Building 4 Sides of Windows - HUB

- Corner Building
- Abundant Natural Light
- Great Access
- Parking in Building
- Great Amenities
- 5 Restaurants
- Complete Elevator Modernization Underway



Floor	Space Available(SF)	Comment	Rent (per SF)	Available
8th Floor	1,223 - 11,929	High End space, Full floor, 4 sides of windows, great views, tempered glass, upgraded lighting & improvements through-out	\$42.00 - \$47.00	Now
5th Floor	2,000 - 5,315	Front of Building, 3 sides of glass, up to 16 windowed offices	\$42.00 - \$46.00	Now
4th Floor	2,000 - 4,294	Shell space, could yield up to 11 windowed offices, mostly on 20th Street	\$39.00 - \$43.00	Now
3rd Floor	2,399	Corner of M and 20th Streets	\$43.00 - \$46.00	6/1/20
3rd Floor	3,712	20th Street window- line	\$43.00 - \$45.00	Now
2nd Floor	2,000 - 5,481	M Street window line	\$39.00 - \$44.00	Now
2nd Floor	2,000 - 6,448	Great M and 20th Street Views. Private restroom with shower	\$39.00 - \$44.00	Now

* 3RD FLOOR SPACES CAN BE COMBINED TO 6,111 RSF CONTIGUOUS

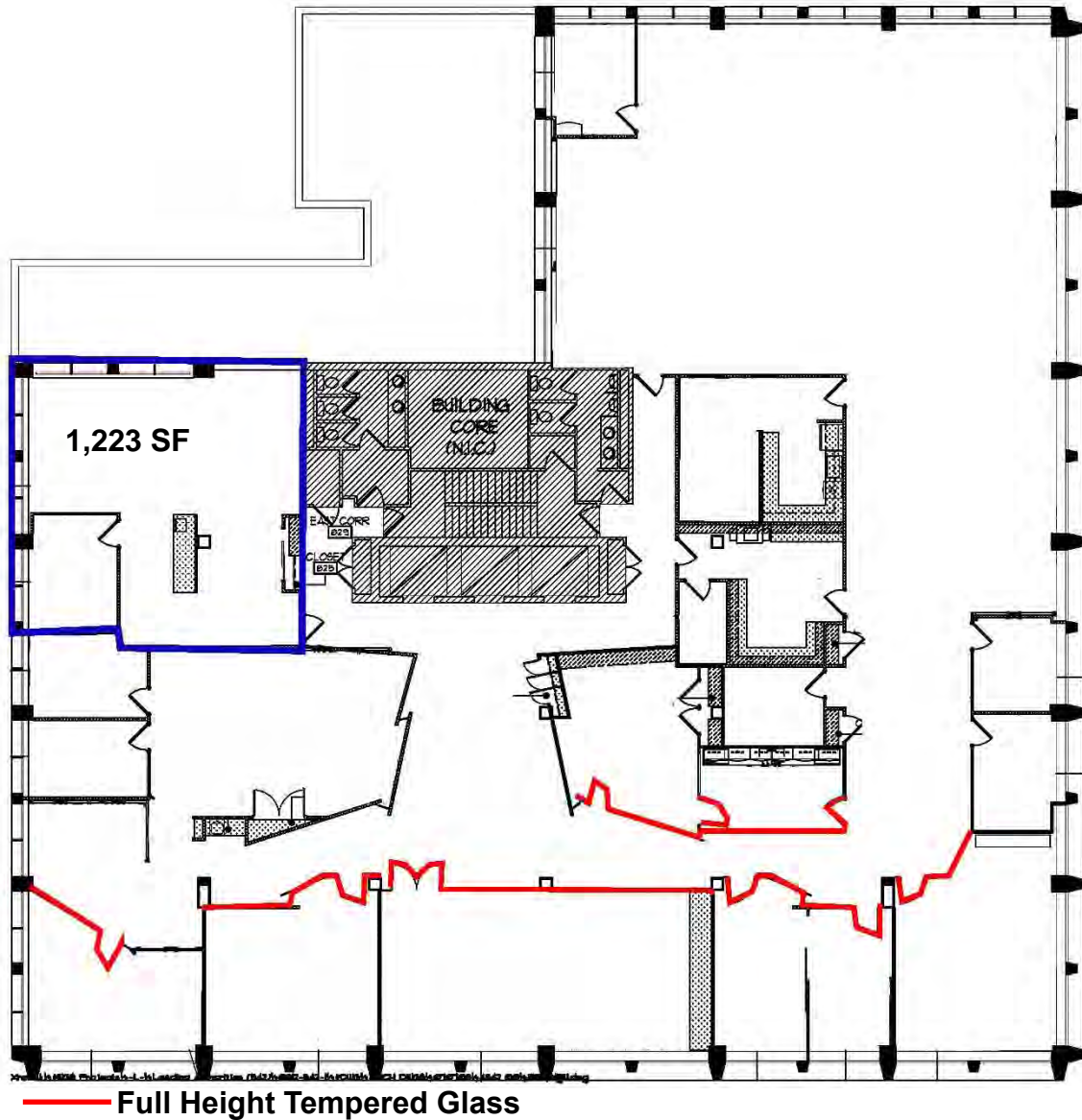
* 2ND FLOOR SPACES CAN BE COMBINED TO FULL FLOOR 11,929 RSF

For Leasing Information:

Paul DeFilippes
202.682.9113
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John Duffy
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Eighth Floor: 1,223 - 11,929 SF



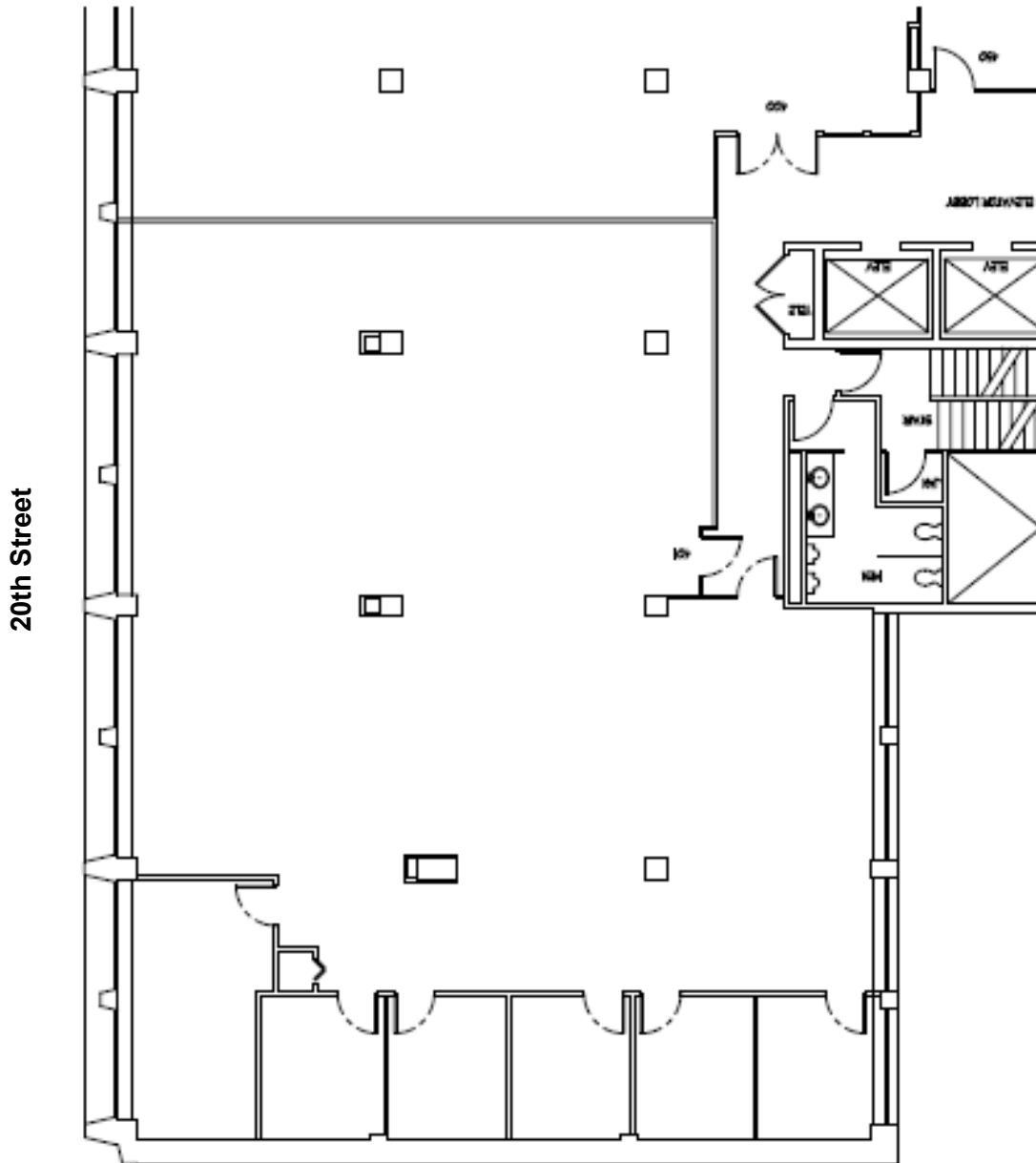
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Fourth Floor: 2,000 - 4,294 SF

M Street



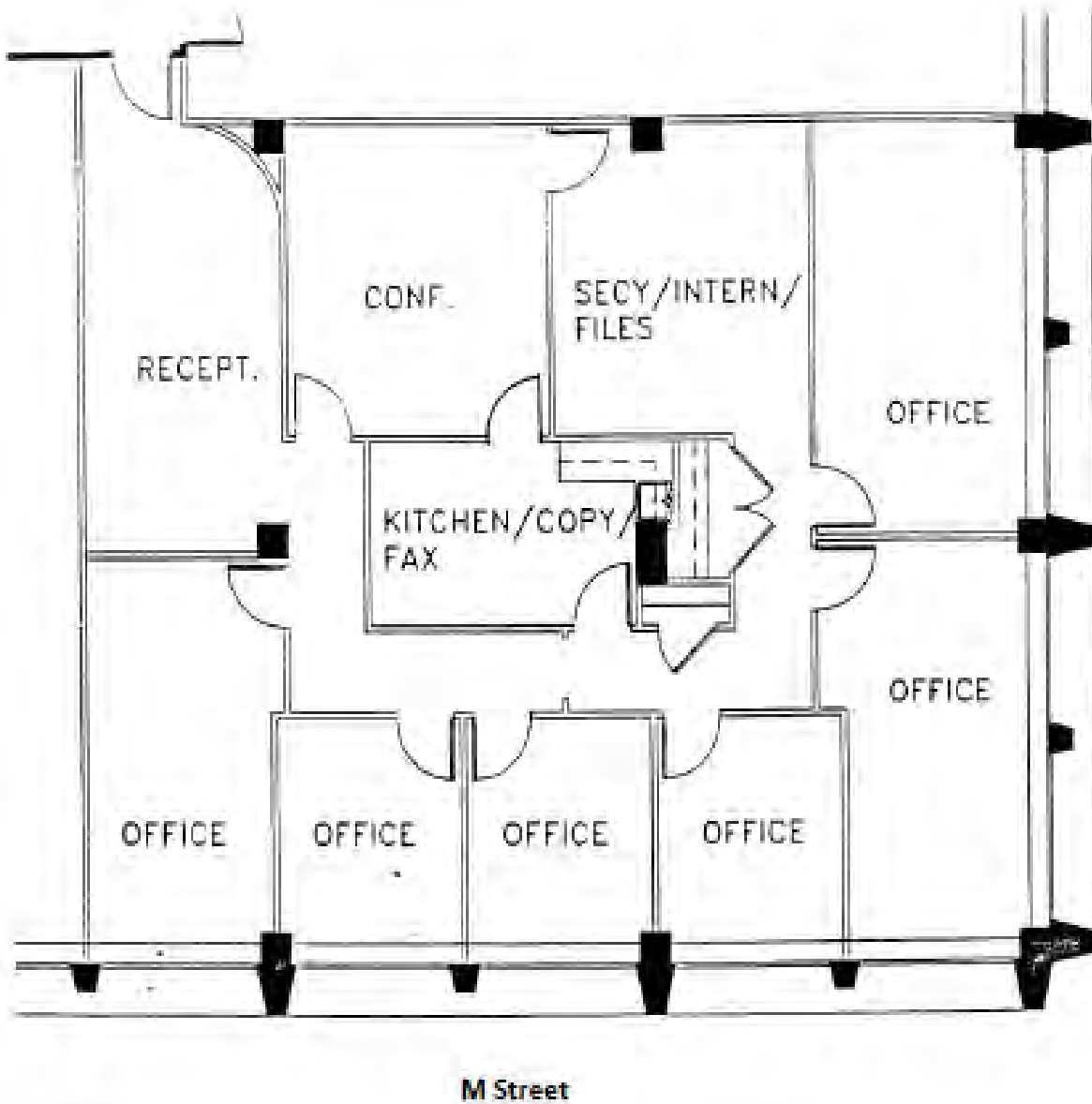
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Third Floor: Suite 340
2,399 SF

Corner of M and 20th

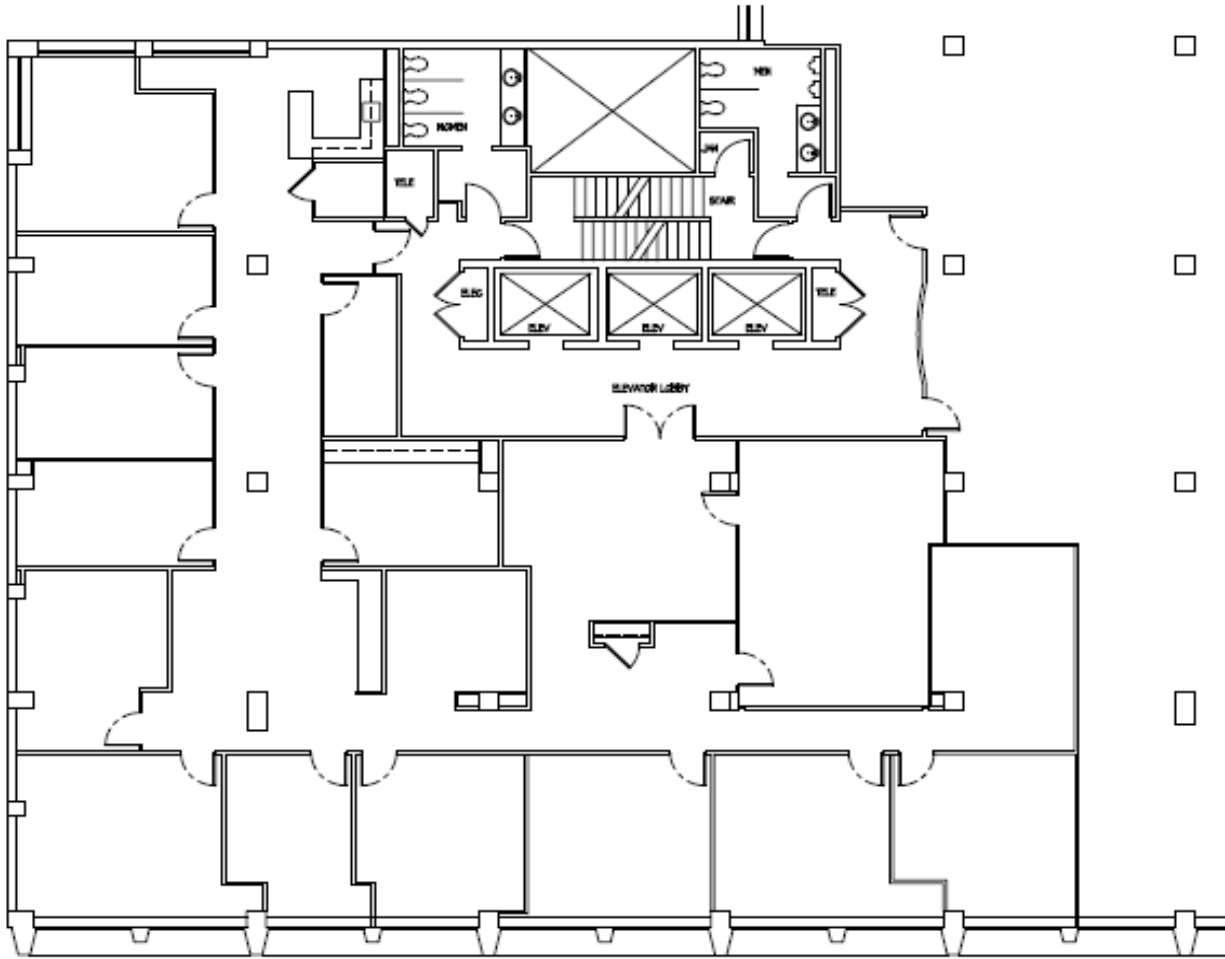


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2nd Floor: 2,000 - 5,481 SF

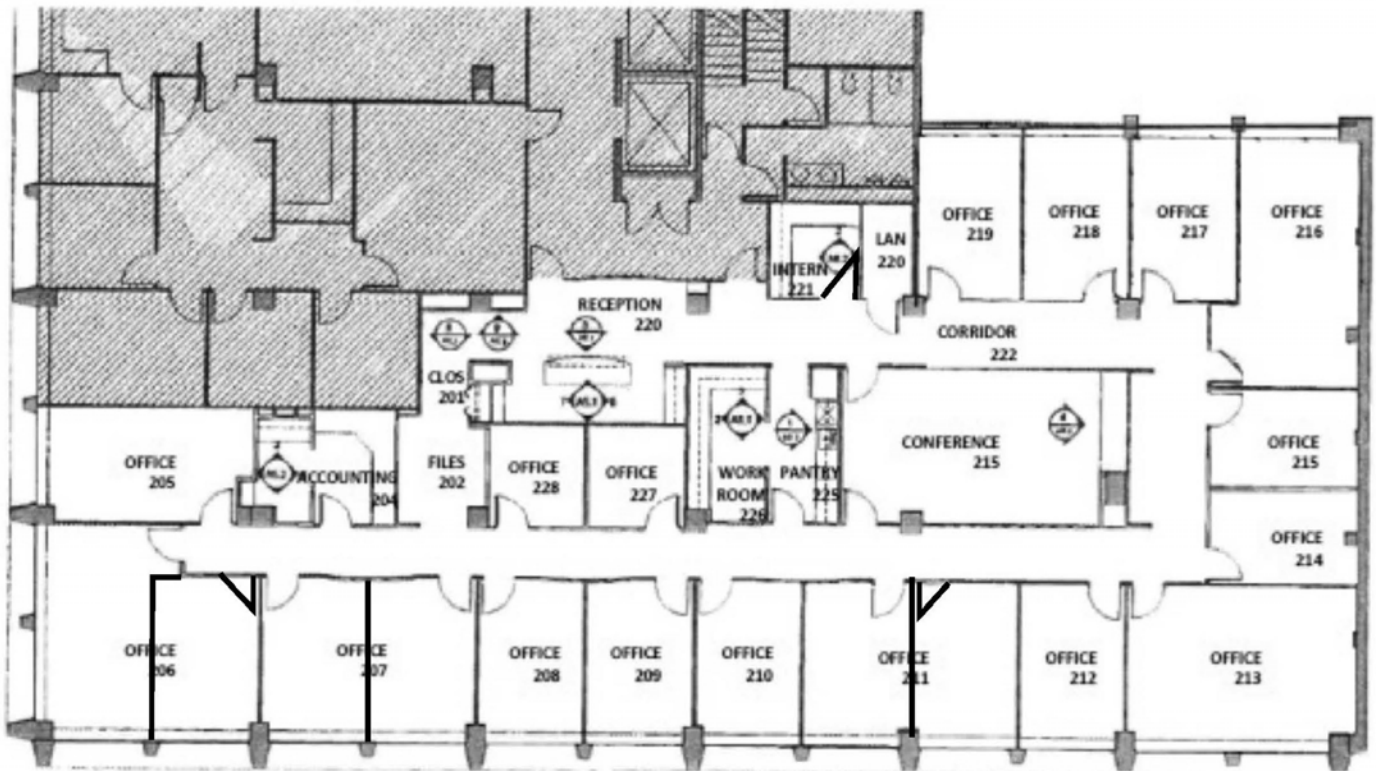


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2nd Floor: 2,000 - 11,929 SF



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