

# the ALECK

AT 1400 L

LOVE WHERE YOU WORK



Named after Alexander “Aleck” Graham Bell, whose nearby laboratory was the epicenter of modern innovation in the late 1800’s, The Aleck at 1400 L is a contemporary take on the traditional office experience. From the moment you step inside you’ll know something is different. The lobby, adorned in marble and metal, shines with a modern edge. Take the steps up to the Aleck Lounge, and join in the community amenities and event spaces. Grab a coworker and meet out on the urban terrace, perched above 14th street, and take in the sights and sounds of the heart of Downtown DC.

The Aleck is more than an office building, it’s a space where you’ll interact with and meet your neighbors, do your best work, and be part of a larger community.

## MEMORABLE

### *First Impression*

- Bespoke staircase designed by local artist with access to 2nd floor offices and 3rd floor lounge & urban terrace.
- Dramatic, double-height corner lobby
- Prominent fast-casual retail
- Floor-to-ceiling glass overlooking prime corner

## CURATED

### *Office Amenities*

- 100+ person flexible conference space
- Large outdoor urban terrace on 14th + L Corner
- Lounge & casual workspace with gourmet catering kitchen

## PREMIUM

### *Workplace Experience*

- Modernized HVAC system with digitally controlled VAVs
- Transformed common areas, restrooms & amenities
- New elevator cabs & systems



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THE ALECK LOUNGE

DELIVERING  
Q3 2019



## INVENTIVE

Taking cues from the great inventor, The Aleck is for the creative class, pioneers, and people who don't look at work as an endeavor. The spirit of innovation is shared among our community.



## STYLISH

Walking into The Aleck is an experience of marble, metal, and glass. A light-filled modern and professional work environment awaits. The ornamental lobby stairs access the 3rd floor Aleck Lounge in style.

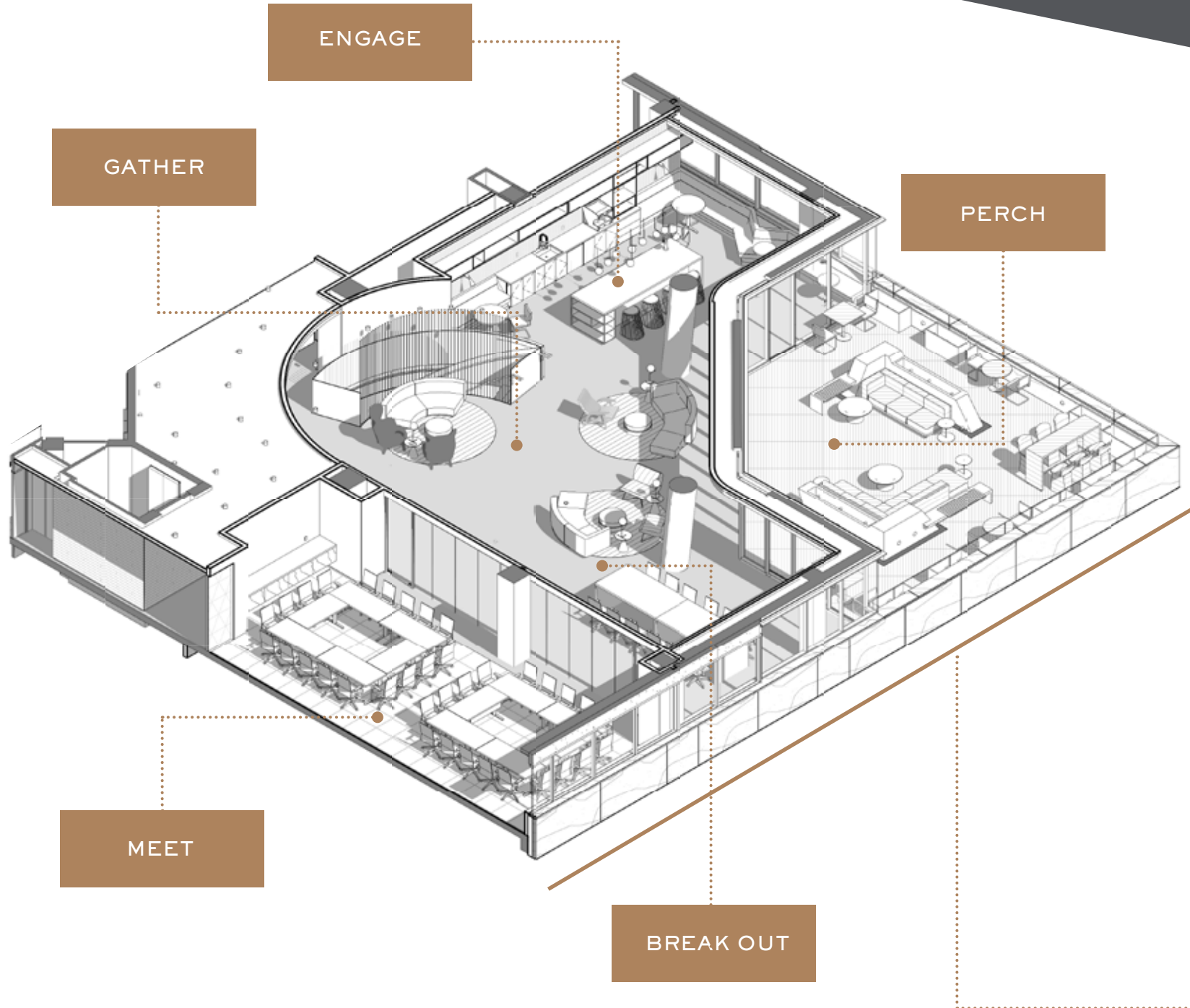


## THE ALECK LOUNGE

TENANT LOUNGE | ENTERTAINMENT SPACE | CONFERENCE CENTER | URBAN TERRACE

# 3RD FLOOR

## *The Aleck Lounge*



### COLLECTIVE ENGAGEMENT

- Full service 3,100 SF tenant-only amenity lounge with direct access from building lobby
- Two large conference rooms with retractable walls that allow tenants to host both intimate and large gatherings
- Outdoor terrace dedicated to tenant events, both scheduled and impromptu
- Large collaboration lounge which spills onto the outdoor terrace able to accommodate hundreds in a variety of settings
- Gourmet catering kitchen that offers service-minded amenities such as daily newspapers and a coffee bar with multiple nooks for work or play
- Reservation portal for company events or socials
- Special events and programs for building tenants such as cooking classes and networking happy hours

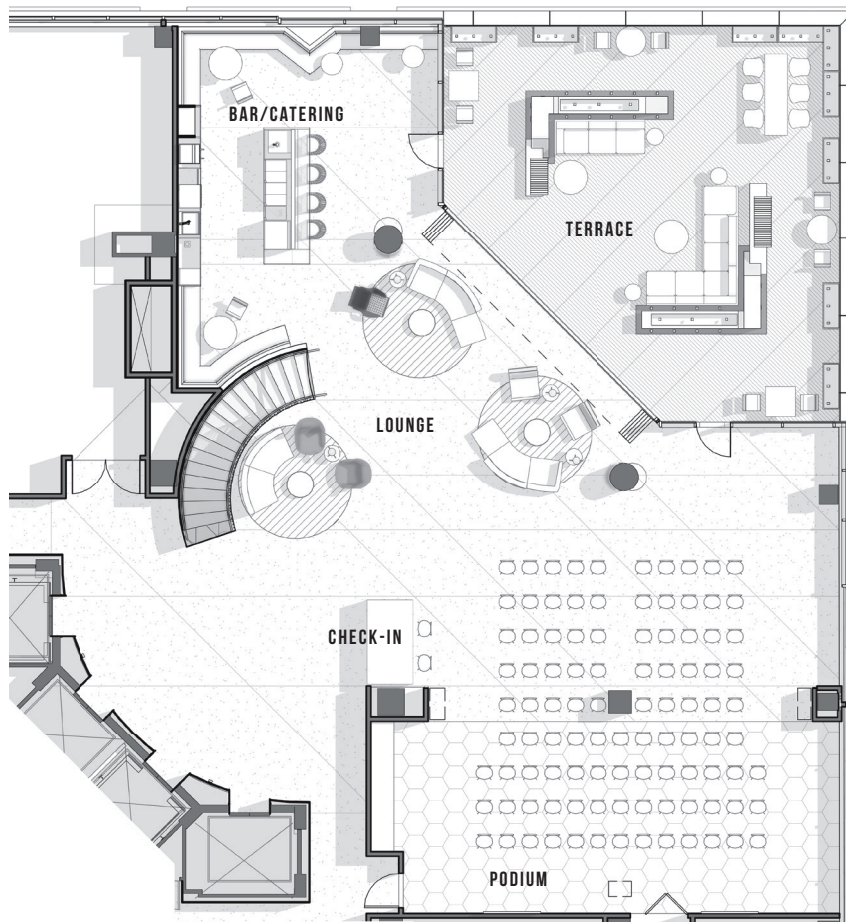


# FLEXIBLE CONFERENCE

Options

## SEMINAR EXTENDED

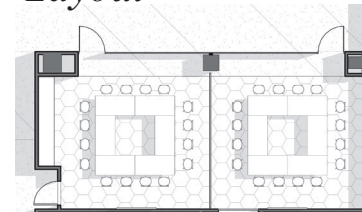
Layout



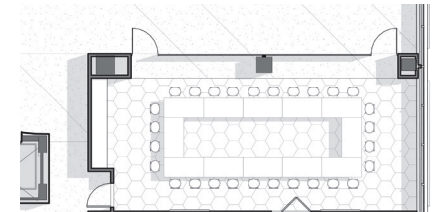
100 Seats - Extended Seminar

## CONFERENCE

Layout



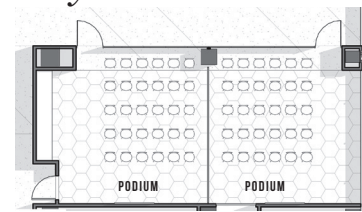
16 Seats - Conference Room



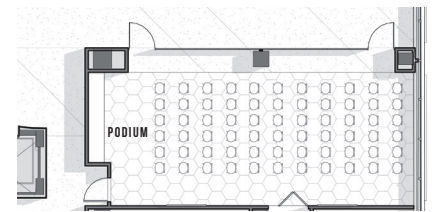
28 seats - Boardroom

## SEMINAR

Layout



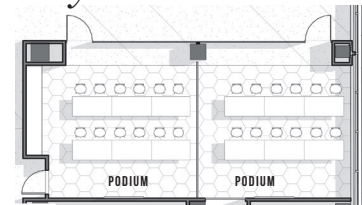
30 Seats - Small Seminar



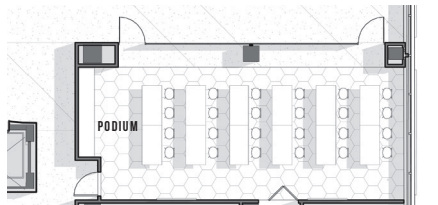
88 seats - Large Seminar

## CLASSROOM

Layout



12 Seats - Small Classroom



24 seats - Large Classroom





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THE ALECK LOUNGE



# SPA-QUALITY

*Fitness/Wellness Center*

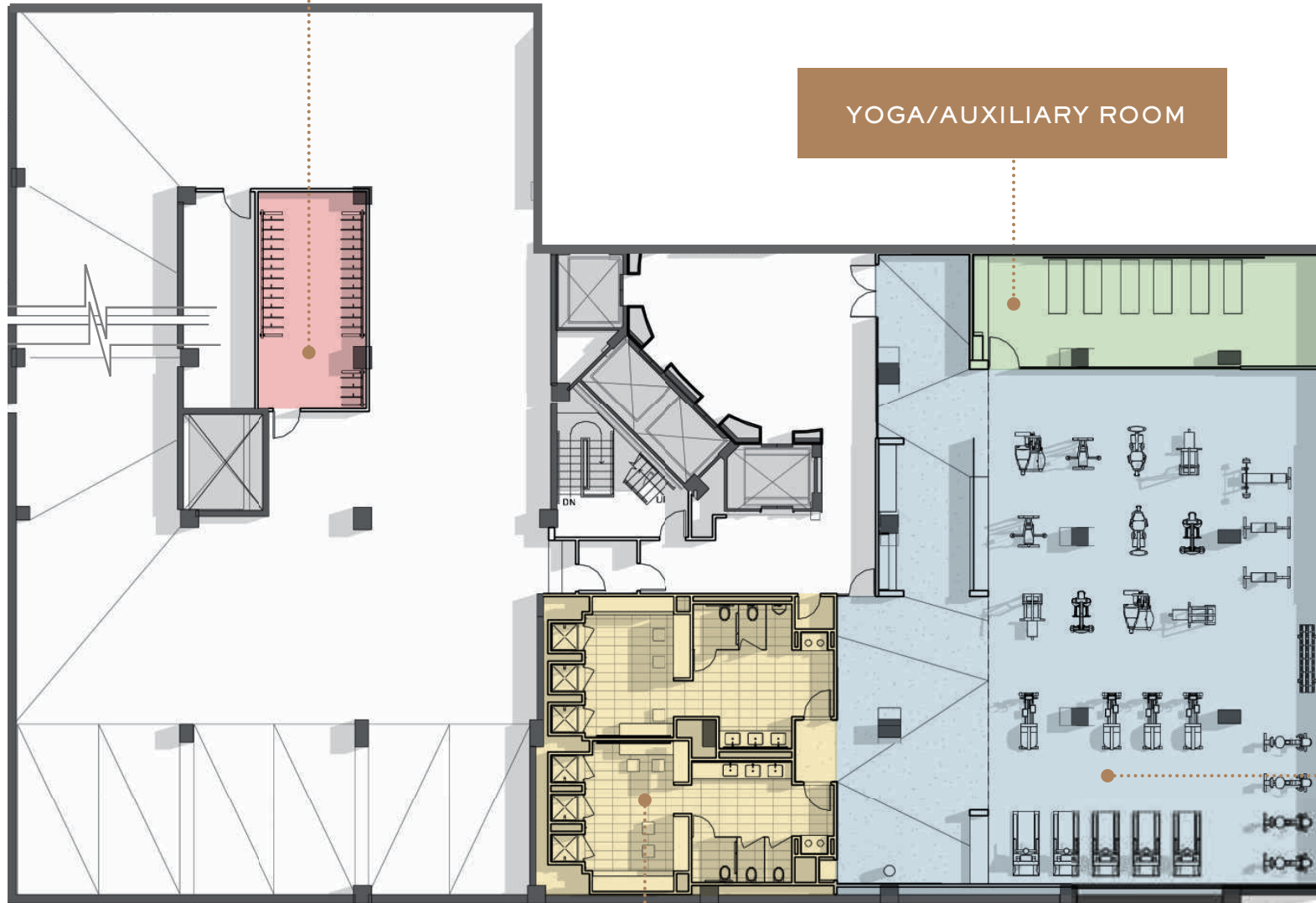


- Spacious and modern tenant-only workout studio
- Large secure bike lounge with easy access to garage ramp and locker/shower facilities
- Auxiliary fitness room for yoga & other classes

BIKE LOUNGE

5,300 SF  
FITNESS CENTER

YOGA/AUXILIARY ROOM



FITNESS CENTER  
FINISHES



LOCKER ROOM  
FINISHES

LOCKER ROOMS

165,000 RSF Available on  
shallow, light-filled floors

## AVAILABILITY

12TH FL 15,455 RSF

11TH FL 15,531 RSF

10TH FL 15,531 RSF

9TH FL 15,531 RSF

8TH FL 15,531 RSF

7TH FL 15,531 RSF

6TH FL 15,531 RSF

5TH FL 15,531 RSF

4TH FL 15,531 RSF

3RD FL *The Aleck Lounge*  
10,888 RSF

2ND FL 13,960 RSF





## TRANSPORTATION

— — — — — Bike lines

- 1 min | to closest Capital Bikeshare
- 4 min | 0.2 mile walk to McPherson Square Metro Station | Blue, Orange, Silver line
- 8 min | 0.4 mile walk to Farragut North Metro Station | Red line



# HYPOTHETICAL TEST-FITS

## PERIMETER OFFICE

15,535 RSF

- 19 offices
- 3 huddle rooms
- 4 conference rooms
- 3 call rooms
- 60 workstations

- Office
- Executive Office
- Huddle
- Conference
- Call



# OFFICE INTENSIVE

15,535 RSF

- 33 offices
- 1 huddle room
- 2 conference rooms
- 34 workstations

- Office
- Executive Office
- Huddle
- Conference





FRANKLIN PARK RENOVATION



LIVE. WORK. PLAY.



14TH STREET



## VIBRANT NEIGHBORHOOD

At the heart of the most vibrant neighborhood in Downtown DC, The Aleck is the connection between 14th Street and Downtown. Surrounded by world-class hotels and all the best dining, The Aleck is at D.C.'s crossroads.

1400L.COM

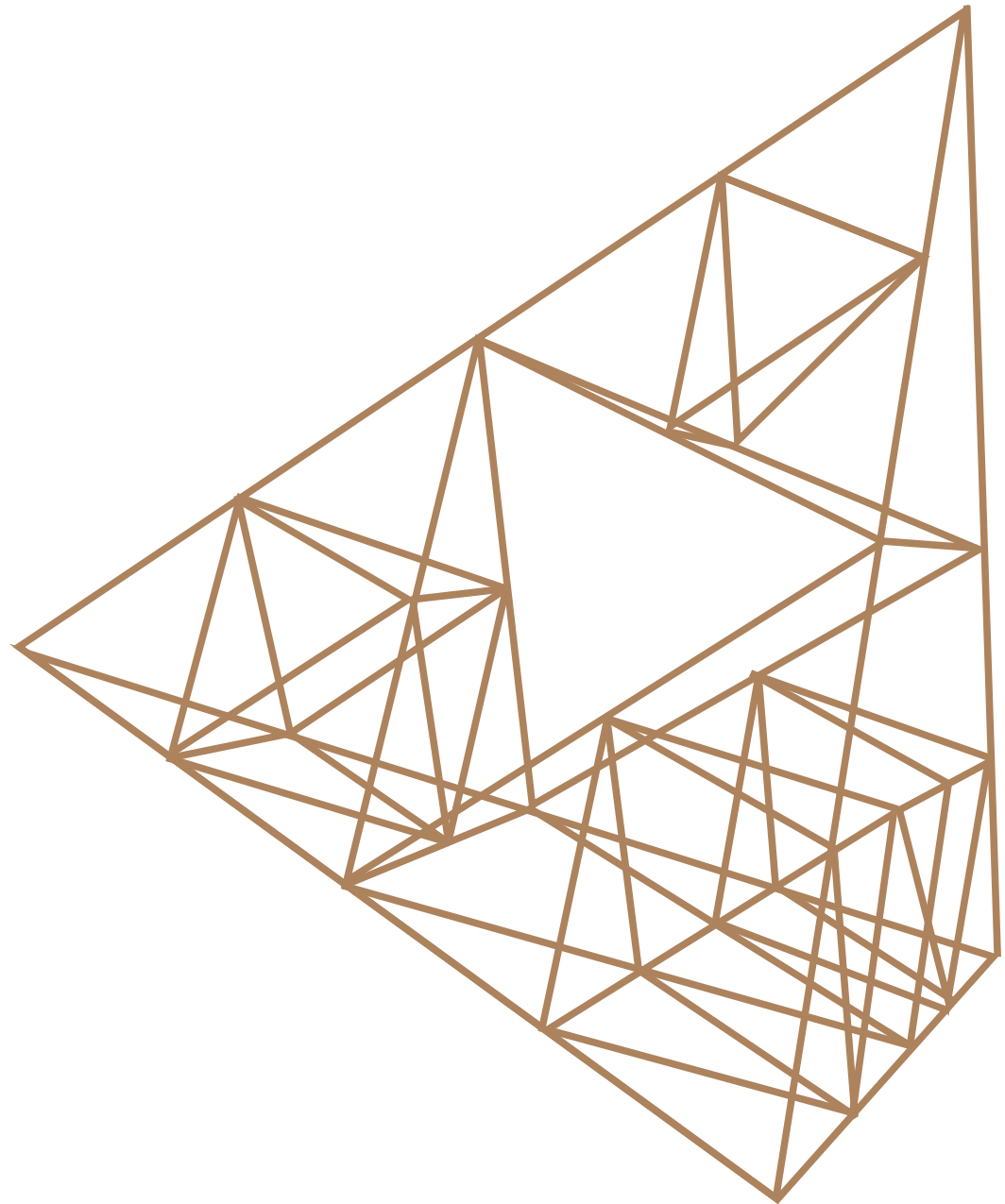


MASON & ROOK HOTEL

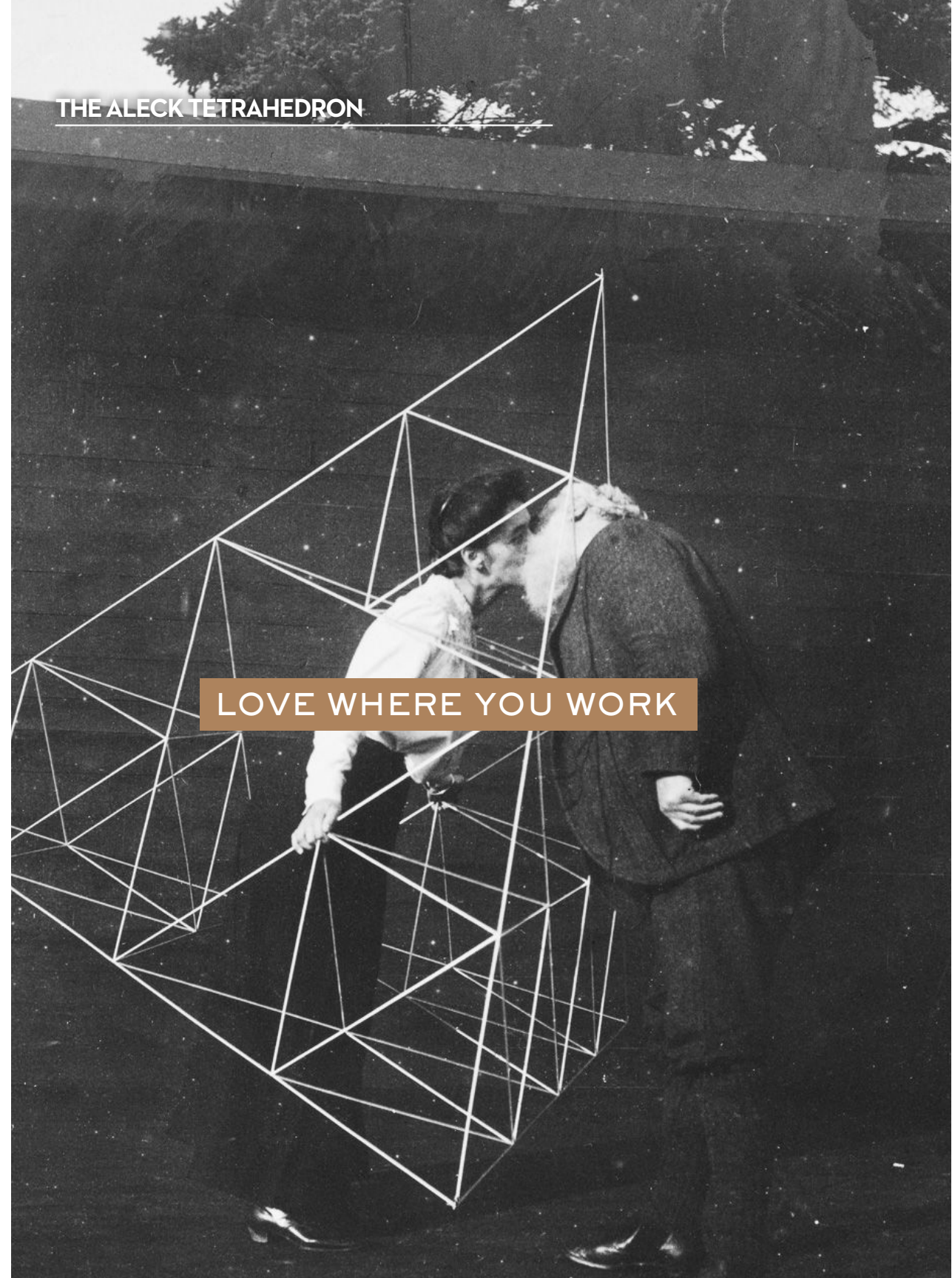


MIDTOWN CENTER RETAIL PROMENADE

BLENDING  
14TH STREET &  
DOWNTOWN D.C.



THE ALECK TETRAHEDRON



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