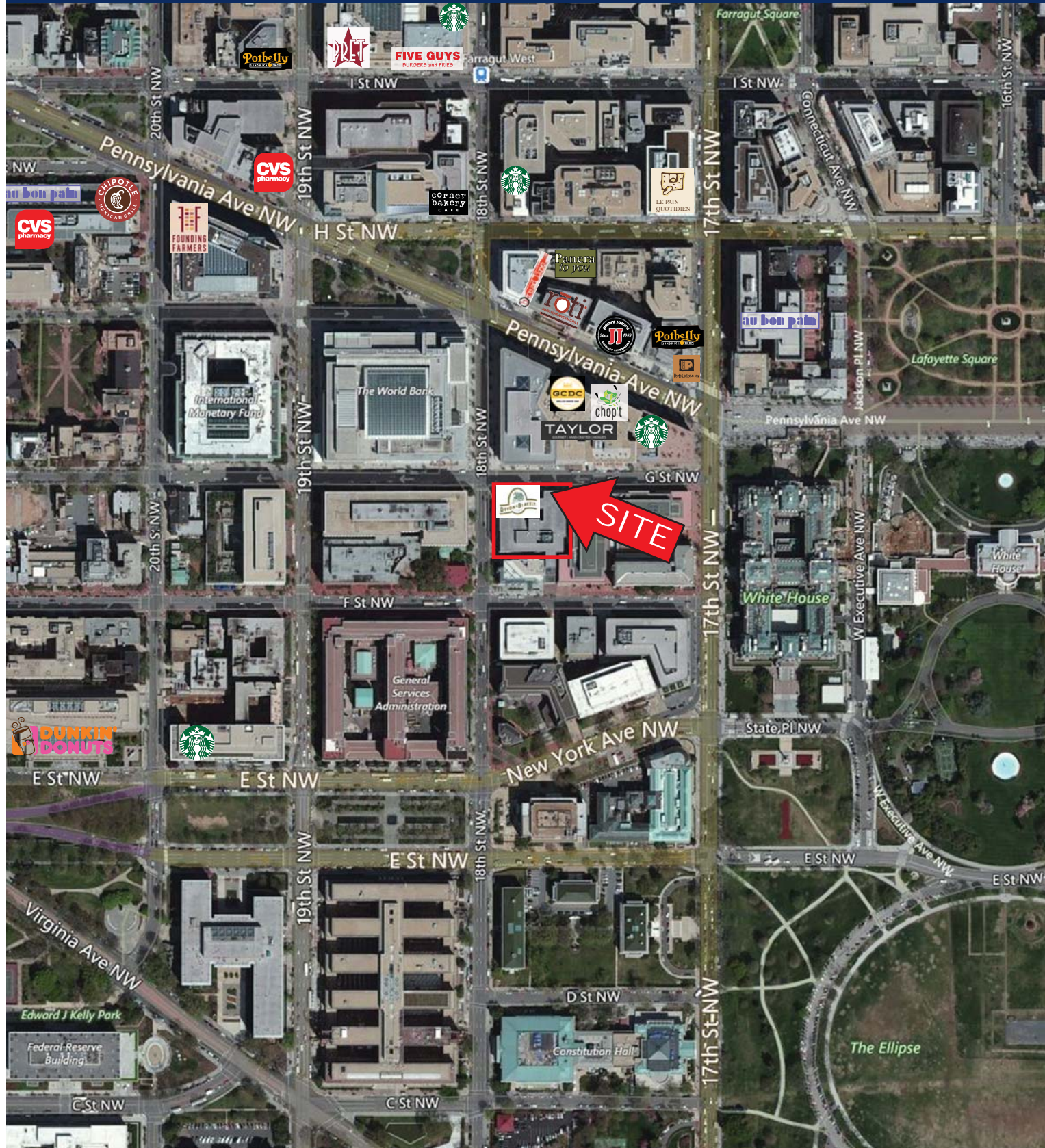


# RAPPAPORT

1776 G STREET NW  
Washington, DC

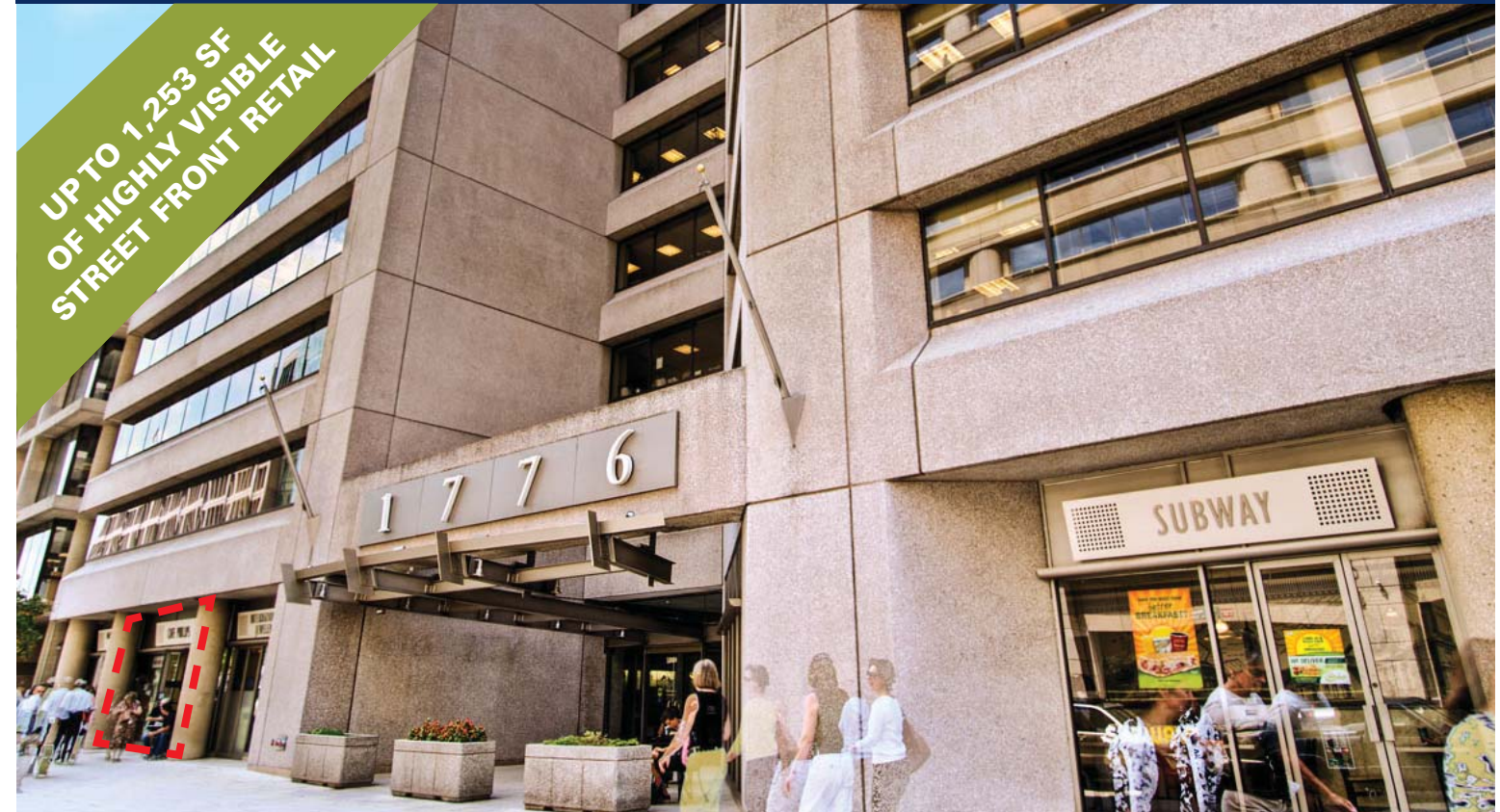
1,253 SF Retail Space Available



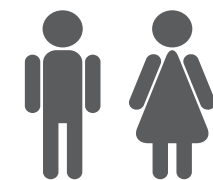
# RAPPAPORT

1776 G STREET NW  
Washington, DC

1,253 SF Retail Space Available



## STATISTICAL SNAPSHOT 1/2 MILE RADIUS, 2013 DEMOS



POPULATION  
**7,992**

AVG HH INCOME  
**\$66,669**



WALK SCORE  
**98**  
Walker's Paradise



DAYTIME POPULATION  
**108,878**



AREA RETAILERS  
**Subway, Devon & Blakely,  
Starbucks, Chop't, Cosi,  
Potbelly Sandwich, Au Bon  
Pain, Roti, Panera 2 You**

**CONTACT:**  
Bill Dickinson  
bdickinson@rappaportco.com  
(T) 703.310.6983  
Michael Howard  
mhoward@rappaportco.com  
(T) 571.382.1219

Melissa Webb  
mwebb@rappaportco.com  
(T) 571.382.1227

## 1776 G STREET NW FACTS AT-A-GLANCE

- This Class A building located at 18th & G Street NW is situated just one block from the White House, World Bank, IMF, GSA and Eisenhower Executive Office Building
- Over 266,000 square foot office building on 8 floors with over 300 underground parking spaces
- Farragut West (#1 busiest station) located three blocks north is the closest metrorail station and has a daily ridership of over 23,500 people
- 40 feet of store front retail facing G Street

DEMOGRAPHICS (2014)	1/4 MILE	1/2 MILE	1 MILE
POPULATION	2,096	7,992	43,087
AVG HH INCOME	\$45,298	\$66,669	\$113,505
EMPLOYEES	22,964	108,878	284,744

### SITE FACTS

**SPACE:** 2,800 SF Space Available (Divisible)

**TRAFFIC COUNTS:** 18th St: 15,461 G Street: 4,910



G Street NW