

# RAPPAPORT

700 13TH STREET, NW  
Washington, DC

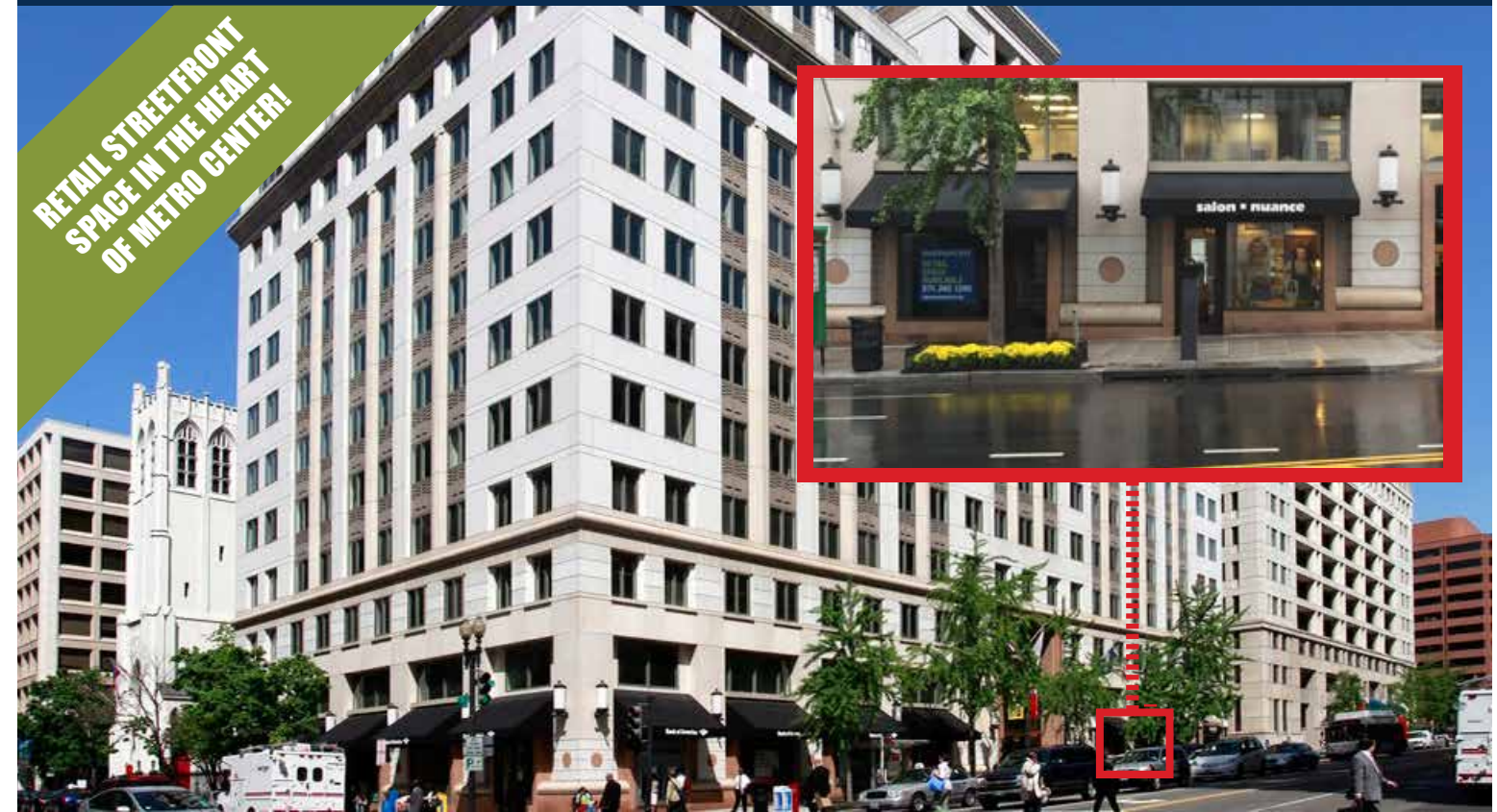
1,644 & 2,092 SF Retail Spaces Available (Can Combine)



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## STATISTICAL SNAPSHOT 1/2-MILE RADIUS, 2014 DEMOS

MAJOR EMPLOYERS

**INTER-AMERICAN DEVELOPMENT BANK, LATHAM WATKINS, JENNER BLOCK, STRATEGIC HEALTHCARE, RTI INTERNATIONAL**

AREA RETAILERS

**BANANA REPUBLIC, MACY'S, JOHNSTON & MURPHY, ANN TAYLOR, CHOPT, H&M, Forever 21, TJ-MAXX, Marshalls**



NEARBY HOTELS

**GRAND HYATT (836), HILTON GARDEN INN (300), MARRIOTT (459), HAY-ADAMS (145), LOEWS MADISON (365), WILLARD (335), CROWNE (318)**



DAYTIME POPULATION

**120,924**

AVG HH INCOME

**\$84,636**

## 700 13TH STREET FACTS AT-A-GLANCE

- Rare opportunity in the heart of Metro Center
- Former salon space can be expanded
- Mixed-use building with office tenant Perkins Cole (100,000 SF)
- Neighborhood tenants include Macy's, Banana Republic, Ann Taylor, Forever 21, H&M, Zara, Jcrew, Anthropologie
- Stellar daytime and weekend pedestrian traffic with numerous theatres, museums, sports complexes, restaurants and retailers
- Across the street from Metro Center station (29,104 daily riders)

DEMOGRAPHICS (2014)	1/4 MILE	1/2 MILE	1 MILES
<b>POPULATION</b>	1,231	6,874	43,865
<b>AVG HH INCOME</b>	\$157,016	\$84,636	\$79,665
<b>EMPLOYEES</b>	40,477	120,924	304,15

### SITE FACTS

**SPACE:** 1,644 & 2,092 SF Spaces (can be combined)

**TRAFFIC COUNTS:** 20,300 VPD

### CONTACT:

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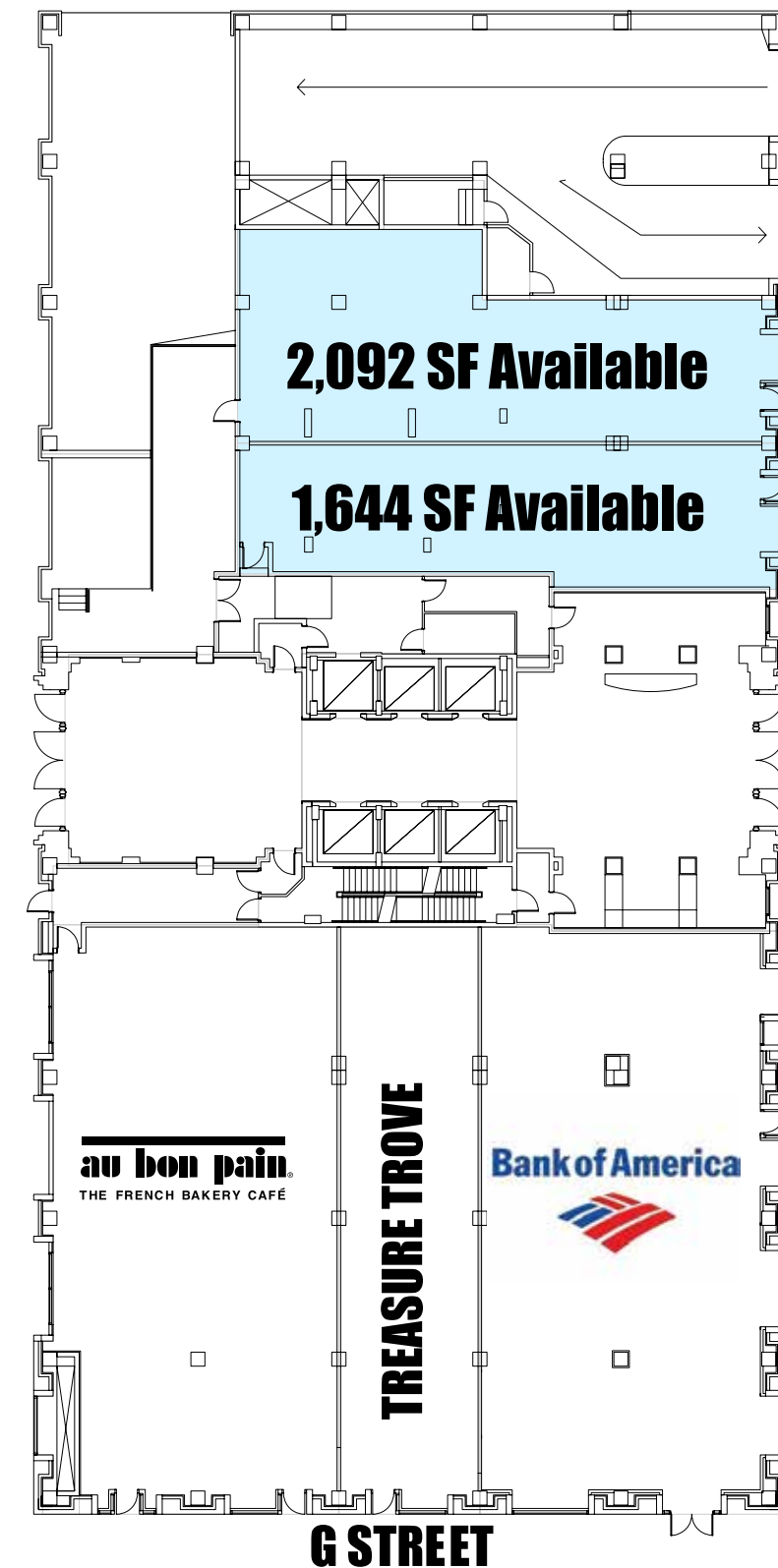
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## SURROUNDING METRO CENTER RETAILERS



13TH STREET

G STREET

au bon pain.  
THE FRENCH BAKERY CAFÉ

Bank of America



TREASURE TROVE