



JOIN THESE RESTAURANTS



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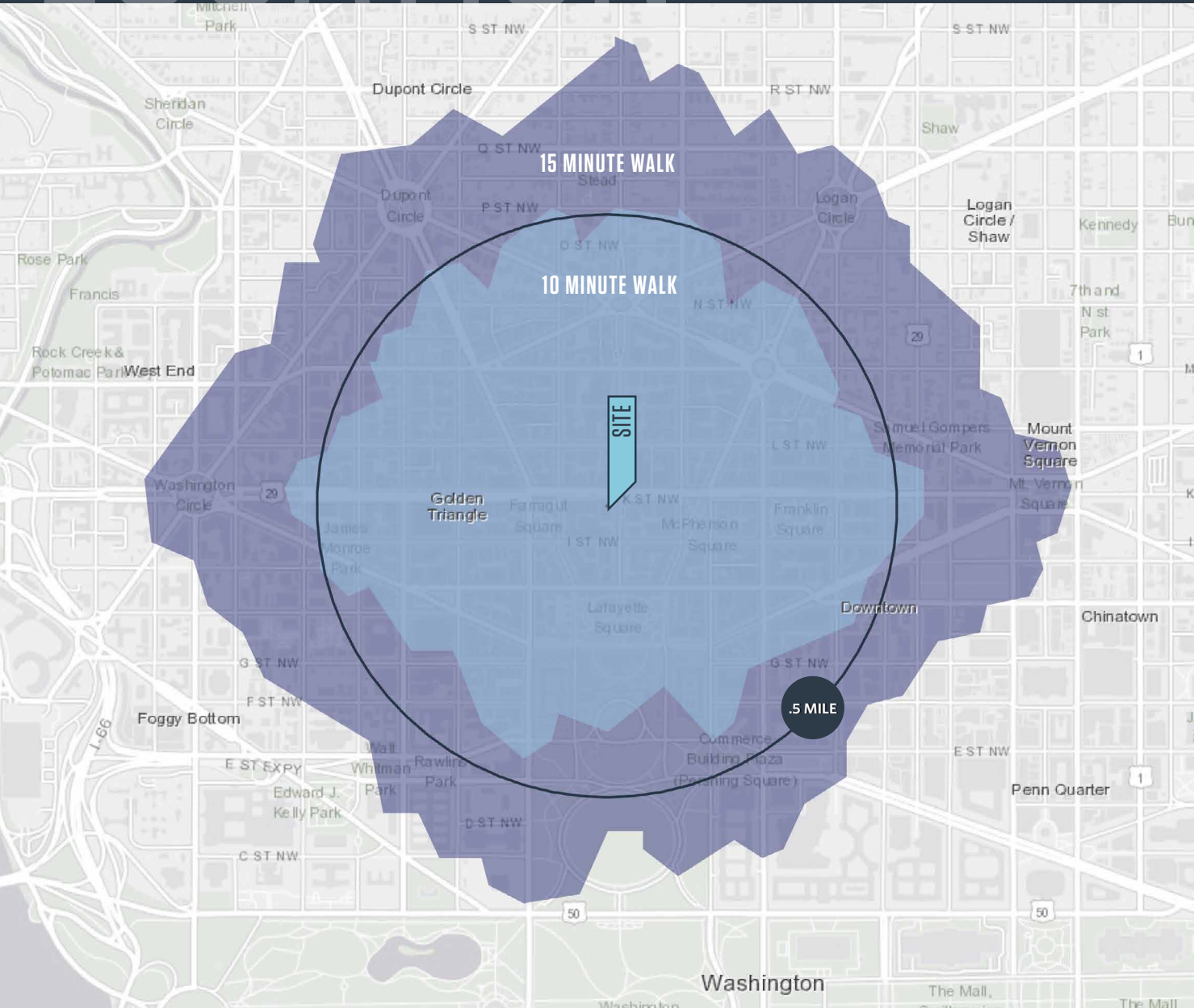
SPACE FOR LEASE

- 1,958 SF former Starbucks
- Corner of 16th and K Street
- Immediately available
- Within one block of The Capital Hilton, St. Regis and Hay Adams Hotels

# LOCATION

# 1600 K STREET

WASHINGTON, DC 20006



## PROPERTY HIGHLIGHTS:

Asking \$90.00/SF NNN  
 NNN's are \$13.00/SF

## DEMOGRAPHICS | 2021:

	10 MINUTE WALK	15 MINUTE WALK	.5-MILE
Population	7,387	30,707	9,674
Daytime Population	128,761	209,788	152,444
Households	5,183	17,879	6,927
Average HH Income	\$135,165	\$141,546	\$132,551

## TRAFFIC COUNTS | 2021:

K Street	30,400 ADT
Bike Share	27,727 Average Monthly

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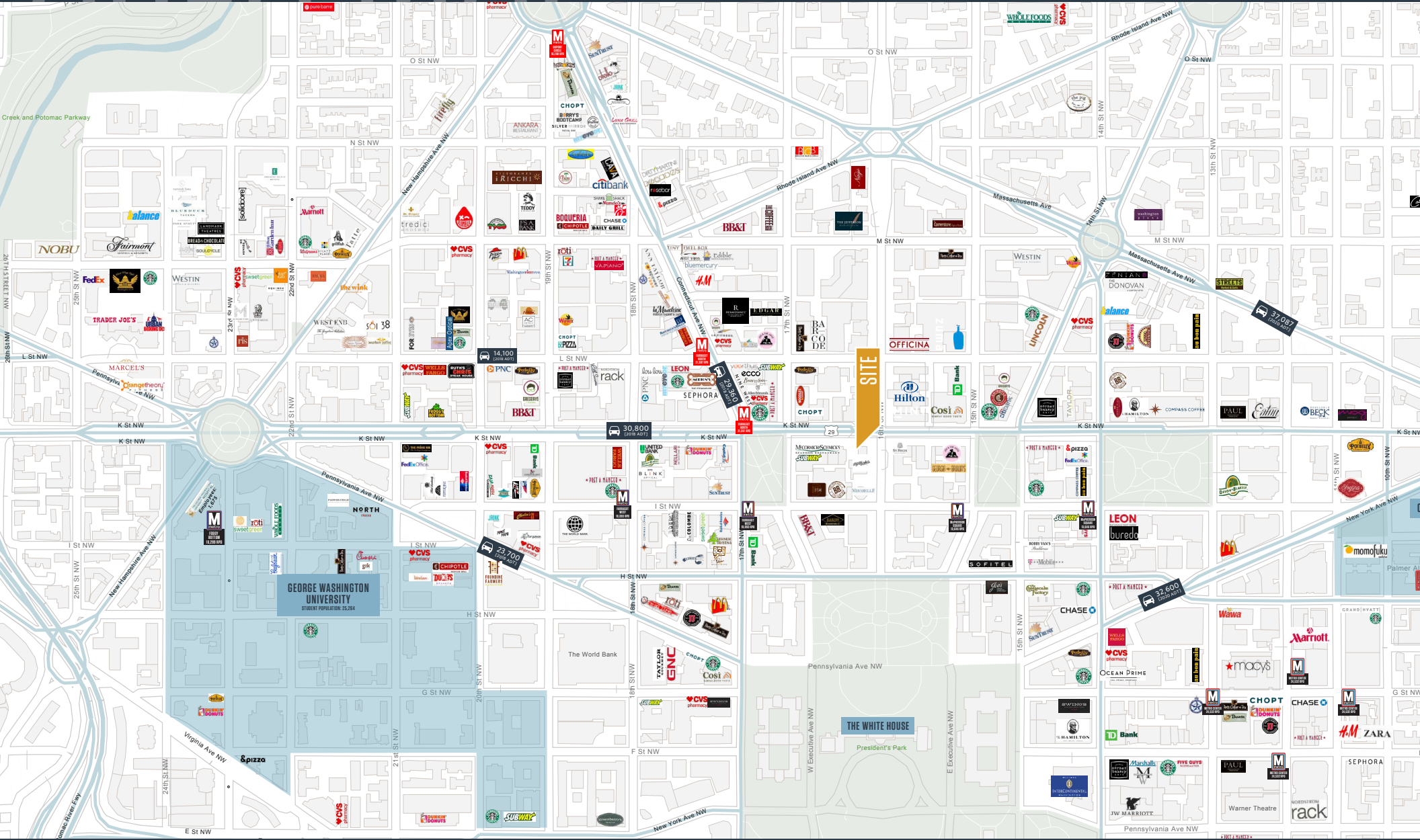




# AREAMAP

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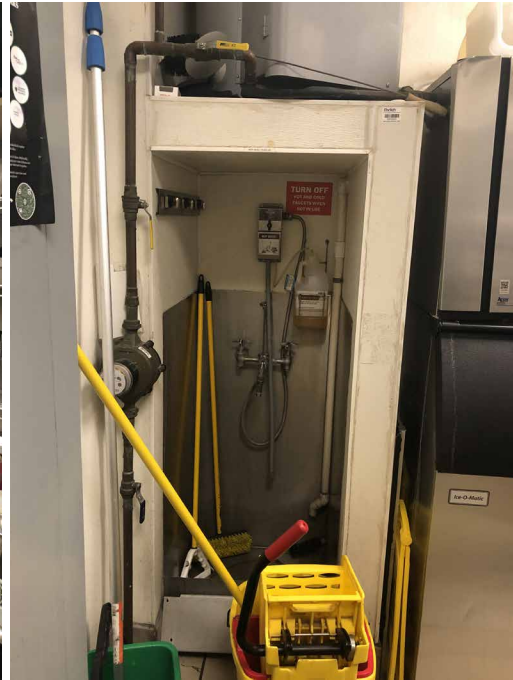
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# PHOTOS

1600 K STREET  
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# 1600 K STREET, NW

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## FOR MORE INFORMATION, PLEASE CONTACT:

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**CLICK TO VIEW PROPERTY WEBSITE**

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