



NEARBY RETAILERS



RETAIL FOR LEASE

- Senator Square Shopping Center acts as a cornerstone for the ongoing evolution within Ward 7 in Northeast Washington, D.C. and is a convenient, accessible locale for neighborhood necessities
- Retail opportunities available along Minnesota Avenue NE (19,374 VPD): 2,600 SF, 3,500 SF, 4,794 SF, 10,000 SF and 11,050 SF spaces available. Up to 18,294 SF available combined corner space at lighted intersection.
- Located adjacent to the new 250,000 SF Department of General Services Headquarters (approx. 700 employees).
- The retail opportunities are located 0.4 miles from the Minnesota Avenue Metro- Orange Line (2,251 daily riders) and 1 mile away from the Benning Road Metro- Blue/Silver Line (2,638 daily riders).
- With priority given to locations in Ward 7 and Ward 8, DC's Food Access Fund Grant will support qualified businesses with capital for tenant improvements related to expansion in order to increase equitable access to fresh, healthy, and affordable food for grocery stores, full service restaurants and fast casual restaurants.

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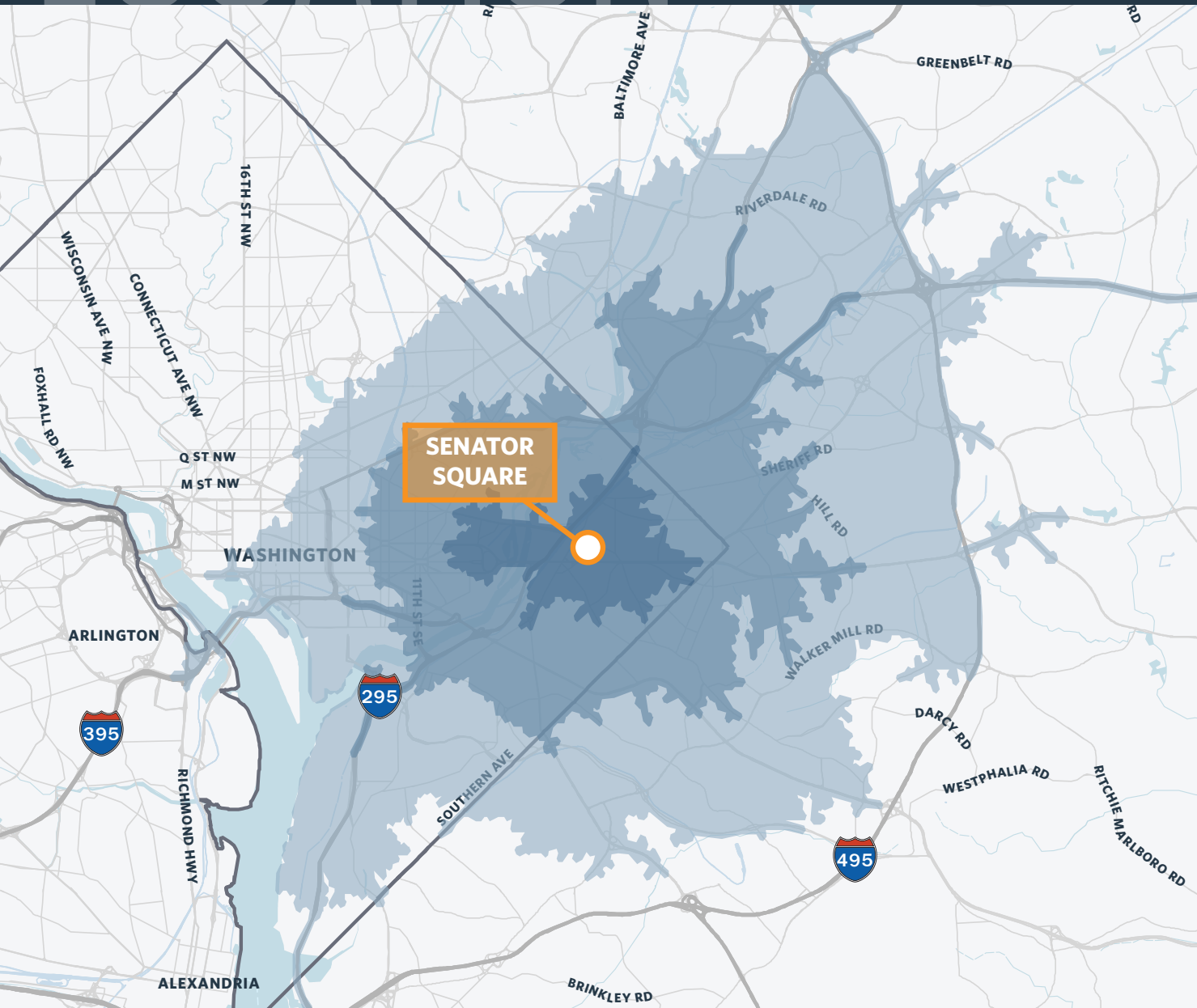
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SENATOR SQUARE

3932 - 3968 MINNESOTA AVENUE NE, WASHINGTON DC



PROPERTY HIGHLIGHTS:

2,600 SF, 3,500 SF, 4,794 SF, 10,000 SF and 11,050 SF spaces available. Up to 18,294 SF available combined corner space at lighted intersection.

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DEMOGRAPHICS | 2023:

5 MINUTE DRIVE	10 MINUTE DRIVE	15 MINUTE DRIVE
Population		
47,095	218,173	583,098
Daytime Population		
39,195	187,201	692,890
Households		
19,871	91,831	243,653
Average HH Income		
\$82,585	\$123,006	\$116,718

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

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TRAFFIC COUNTS | 2022:

Kenilworth Avenue Freeway	72,273 ADT
Benning Road NE	20,356 ADT

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SITE PLAN

SENATOR SQUARE

3932 - 3968 MINNESOTA AVENUE NE, WASHINGTON DC



AVAILABLE



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