

1220

WISCONSIN
AVENUE, NW
GEORGETOWN
WASHINGTON, DC 20007

10,993 SQUARE FEET

MEZZ LEVEL: Approximately 2,855 SF
STREET LEVEL: Approximately 3,901 SF
LOWER LEVEL: Approximately 4,177 SF

VICTOR SALCIDO | vsalcido@klnb.com | 240.755.2704
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THE DETAILS

PREMISES

MEZZ LEVEL: Approximately 2,855 SF
STREET LEVEL: Approximately 3,901 SF
LOWER LEVEL: Approximately 4,177 SF

CO-TENANTS



DEMOGRAPHICS

 10 minute walk  15 minute drive



**2023
POPULATION**

5,294 / 609,467



**MEDIAN
HH INCOME**

\$192,568 / \$120,321

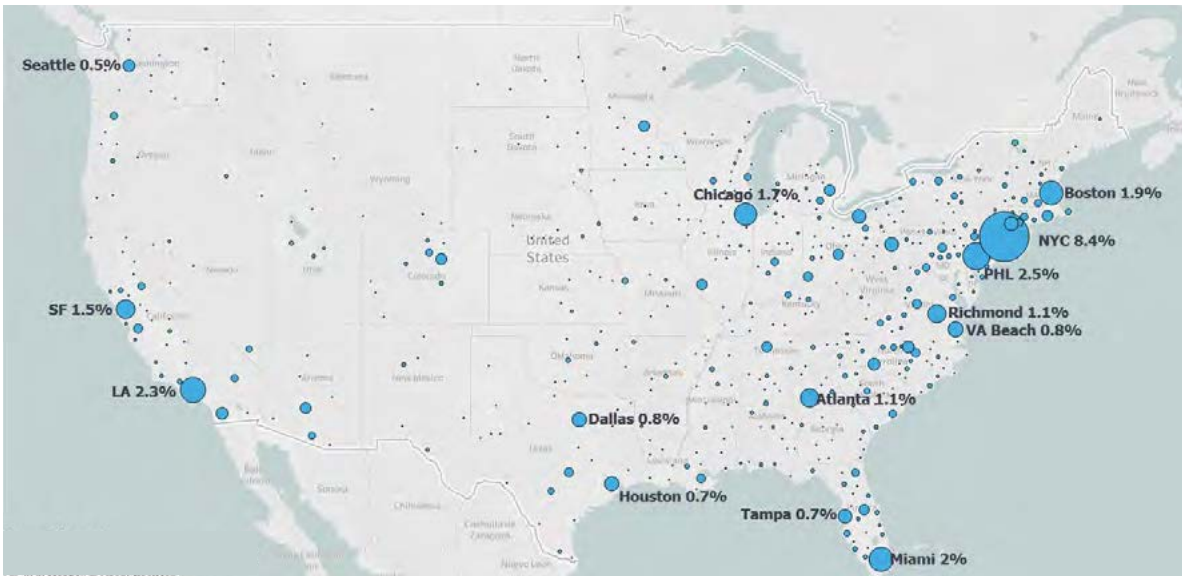


**AVERAGE
HH INCOME**

\$265,709 / \$186,616

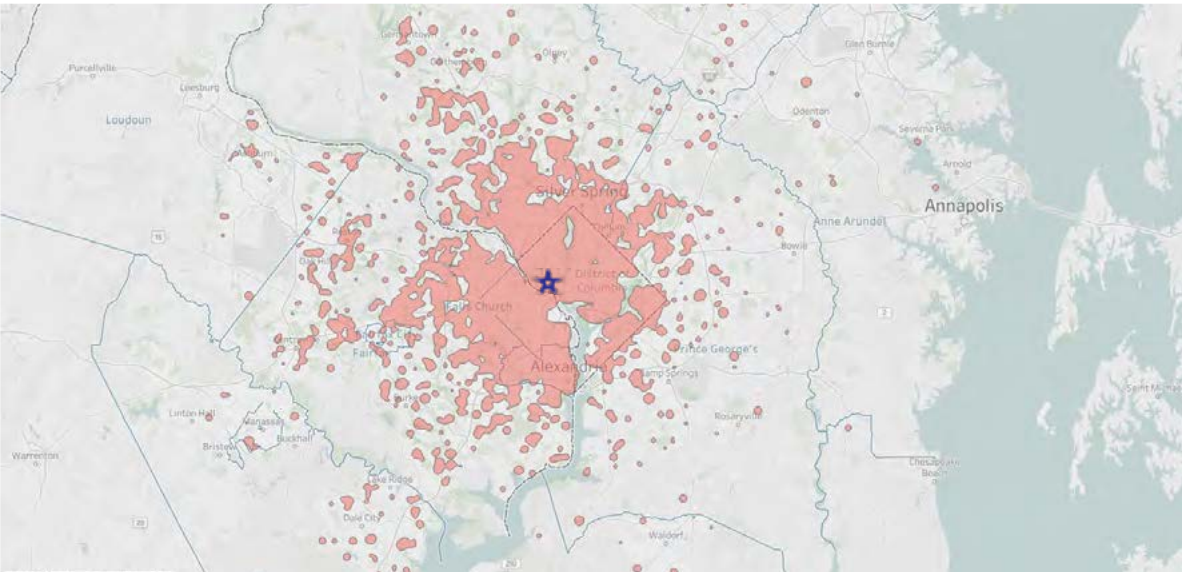


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**33% OF VISITORS TO GEORGETOWN
LIVE OUTSIDE THE DC REGION**

Top domestic markets include New York, Philadelphia, Los Angeles, Miami, Boston, Chicago, San Francisco, and Atlanta



★ Georgetown

GEORGETOWN PRIMARY TRADE AREA

Top local markets include DC, Arlington, Alexandria, Falls Church, McLean, Bethesda, Potomac, and Silver Spring

GEORGETOWN BY THE NUMBERS

12.5+ MILLION
ANNUAL VISITS

19,000

WEEKDAY AVERAGE FOOT TRAFFIC
AT M ST & WISCONSIN AVE

\$201,769

AVERAGE VISITOR HOUSEHOLD INCOME

71,500

INSTAGRAM FOLLOWERS
@officialgeorgetowndc

2.1 MILLION
SQUARE FEET OF RETAIL

450

RETAILERS AND RESTAURANTS

40

REGION-EXCLUSIVE BRANDS

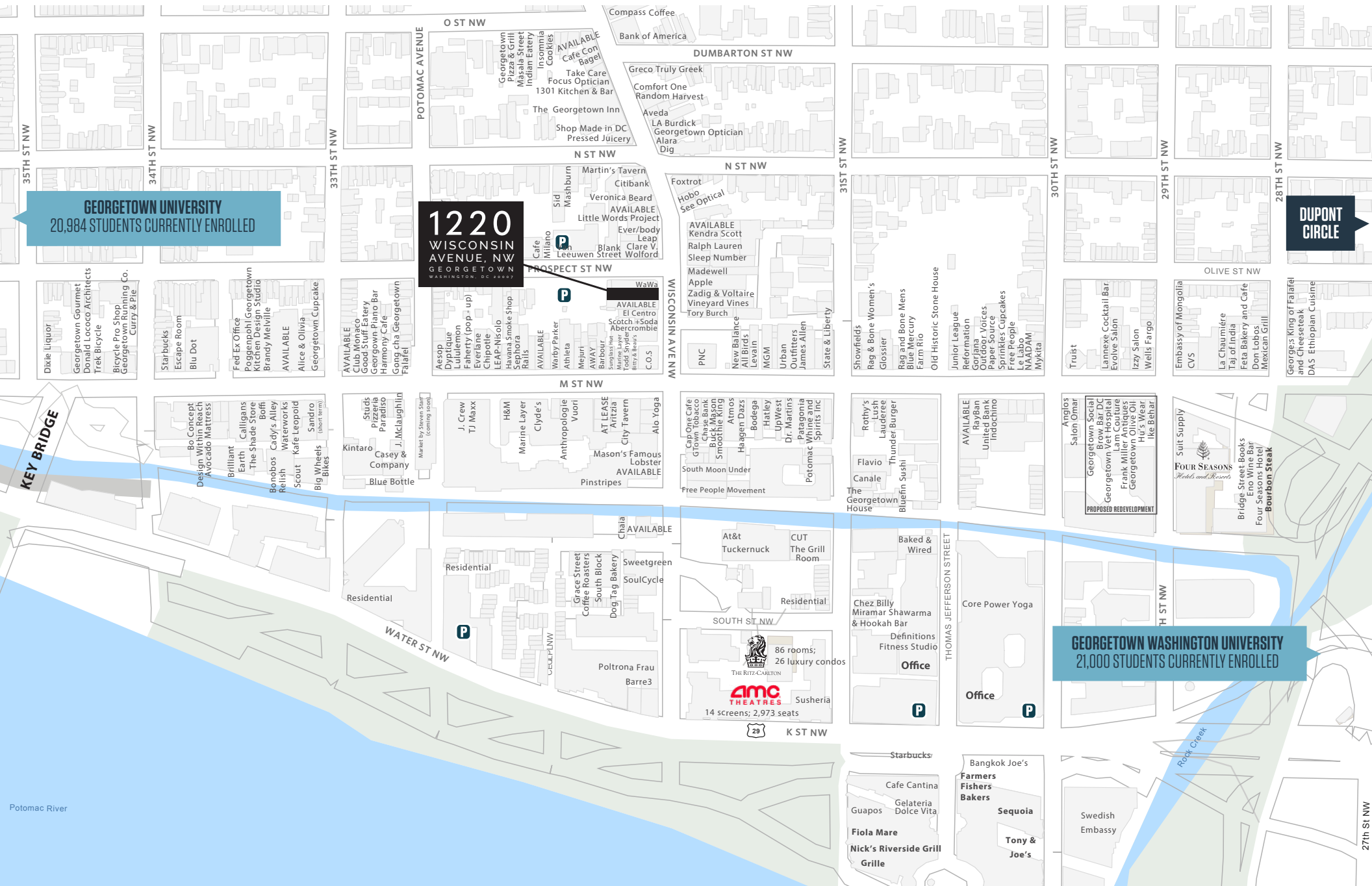
4,400

PARKING SPACES ON STREET
AND IN GARAGES

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WISCONSIN AVENUE, NW
GEORGETOWN
WASHINGTON, DC 20007

THE NEIGHBORHOOD



GEORGETOWN UNIVERSITY
20,984 STUDENTS CURRENTLY ENROLLED

1220
WISCONSIN AVENUE, NW
GEORGETOWN
WASHINGTON, DC 20007

DUPONT CIRCLE

GEORGETOWN WASHINGTON UNIVERSITY
21,000 STUDENTS CURRENTLY ENROLLED

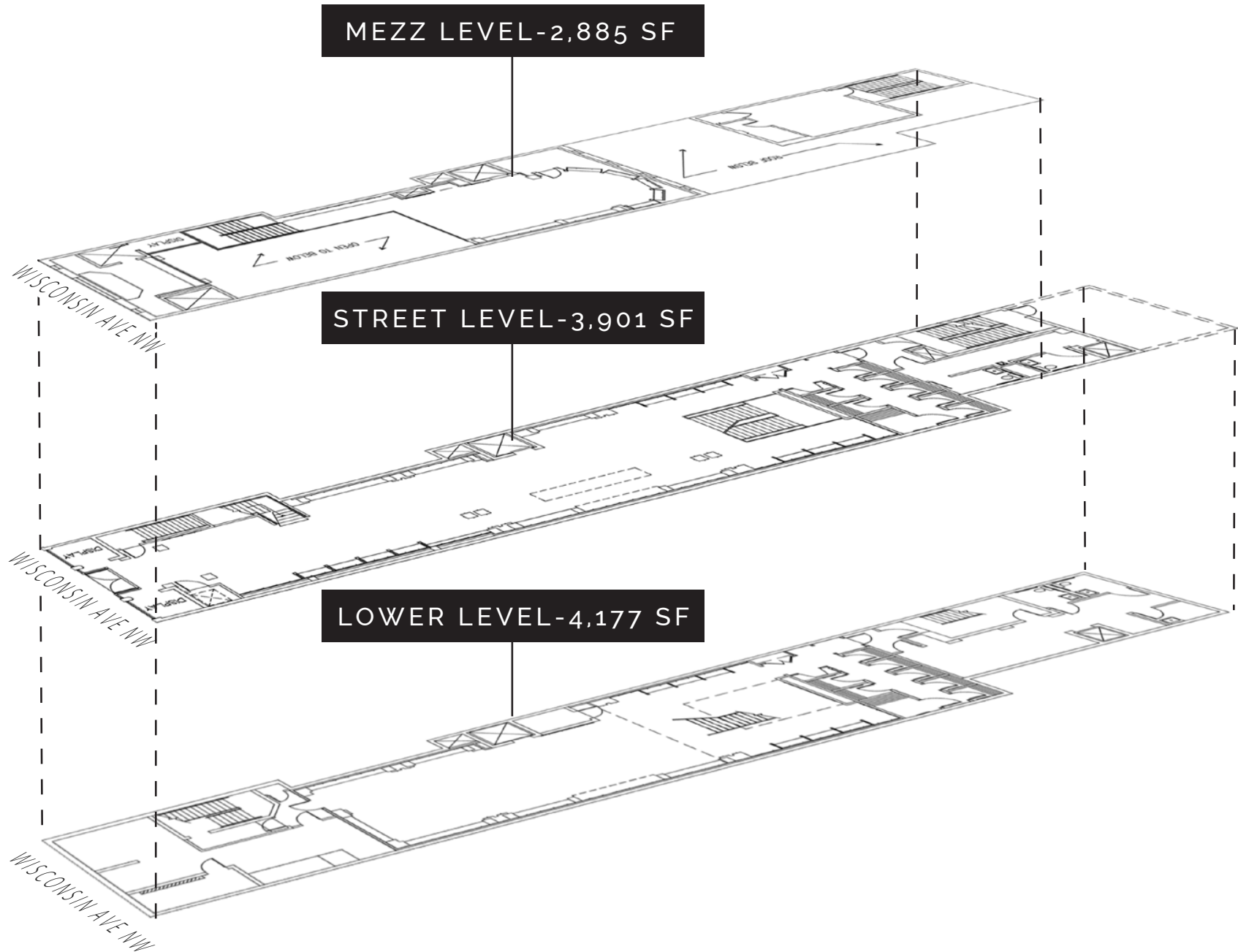
Potomac River

27th St NW

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THE PLAN





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