



NEARBY RETAILERS



RETAIL FOR LEASE

- 2,568 SF endcap coming available (currently occupied by Dogtopia) with unobstructed visibility along M St SE (17,500 ADT).
- Adjacent, retail parking available.
- Accessible to and from I-695 (135,288 ADT). Located in between The Yards and Barracks Row.
- Zoned PDR-1.

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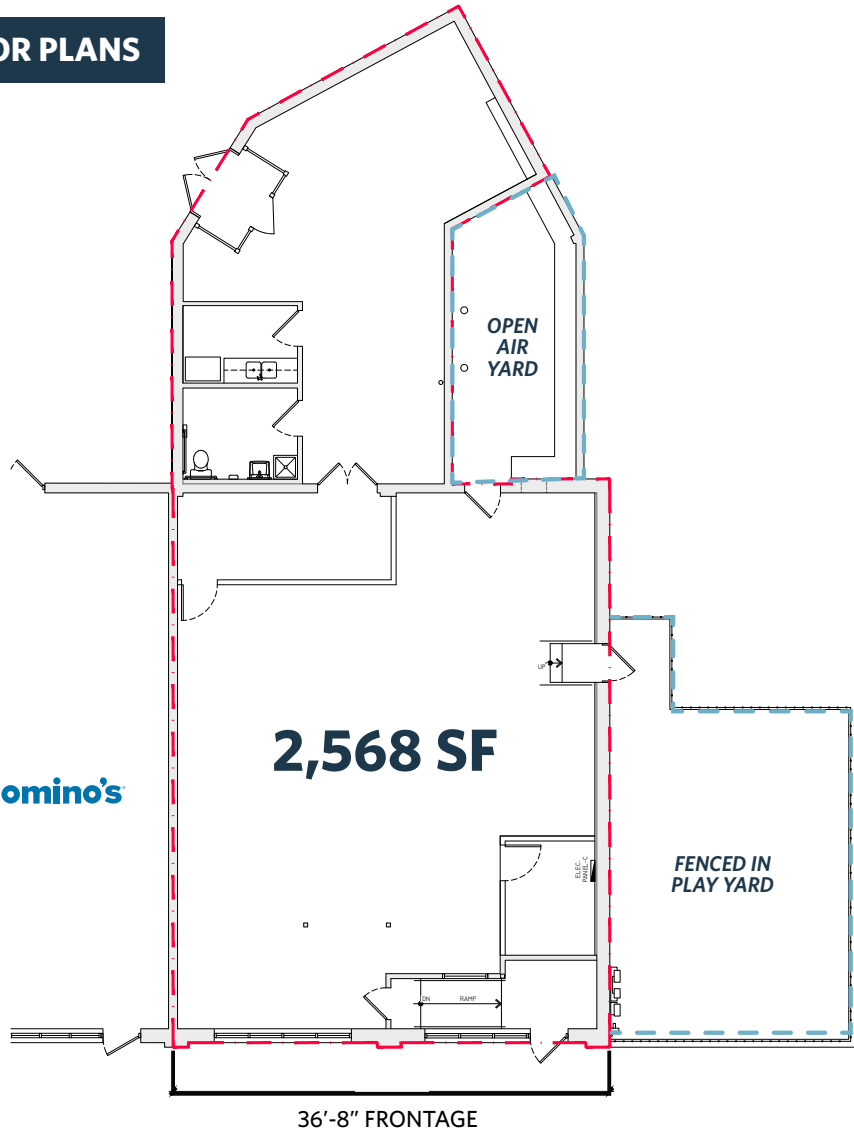
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SITE PLAN

900 M STREET SE

WASHINGTON, DC 20003

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M St SE  17,500
[2023 ADT]



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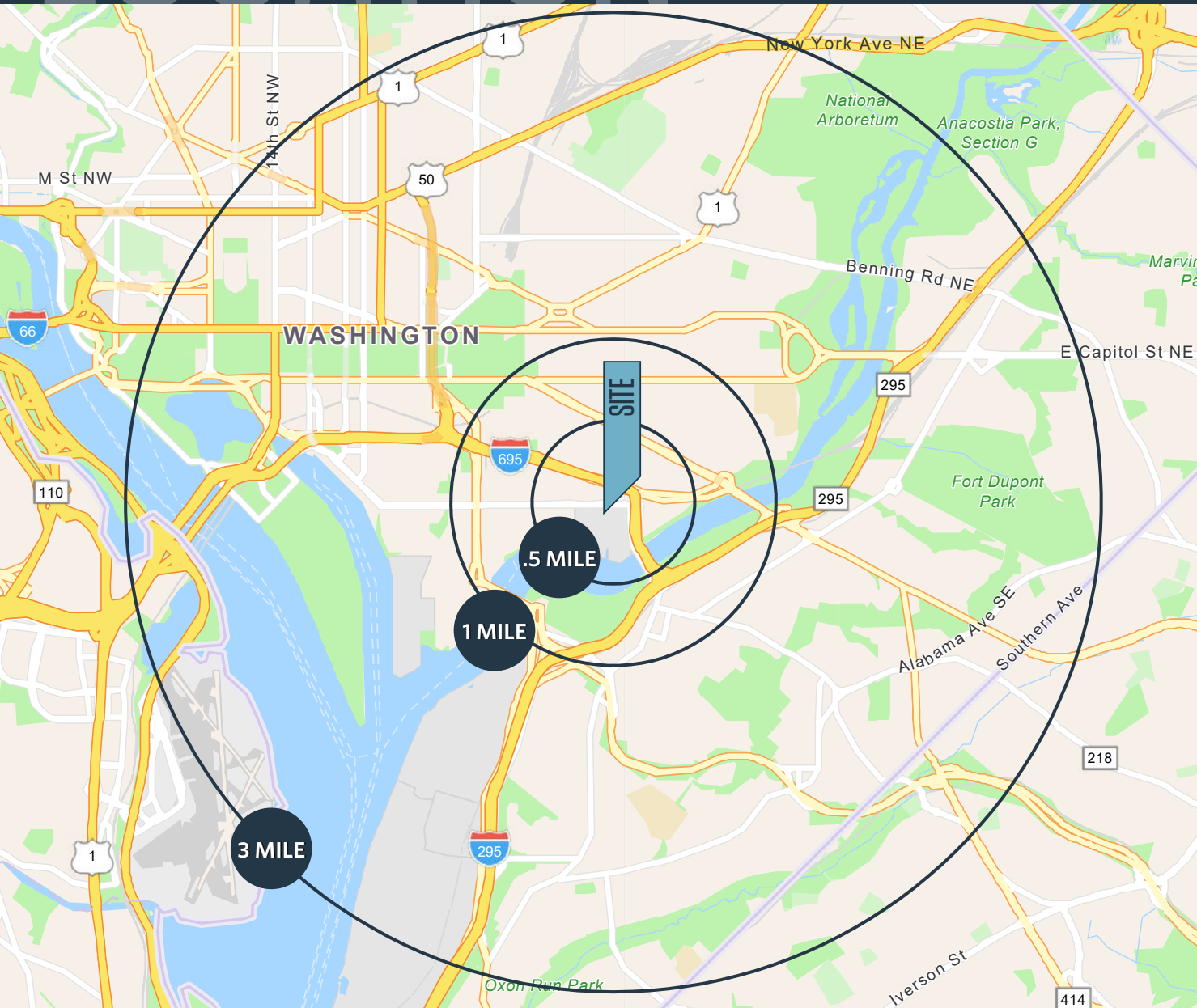
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LOCATION

900 M STREET SE

WASHINGTON, DC 20003



DEMOGRAPHICS | 2024:

.5-MILE	1-MILE	3-MILE
Population		
9,112	44,144	272,298
Daytime Population		
13,291	68,602	543,494
Households		
4,515	23,364	133,109
Average HH Income		
\$179,844	\$195,285	\$145,946

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2023:

Mt St SE	17,500 ADT
11th St SE	22,669 ADT

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