

klnb

675 H STREET NW

CORNER OF 7TH & H ST NW



RETAIL FOR LEASE

- 1,856 - 5,027 RSF (vented) available at grade plus the option for 3,896 RSF on the second floor
- One block from Capital One Arena (1 Million+ annual visitors)
- Excellent visibility at Gallery Place Metro (22,733 RPD)

JOIN THESE RETAILERS



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LOCATION

675 H ST NW

CORNER OF 7TH & H ST NW



DEMOGRAPHICS | 2022:

WALK TIME

10-MIN	15-MIN	.5-MILE	1-MILE
Daytime Population			
76,173	154,396	90,587	249,982
Population			
17,049	30,775	19,015	52,595
Households			
10,478	17,983	11,707	30,148
Average HH Income			
\$167,752	\$167,128	\$168,828	\$168,139

TRAFFIC COUNTS | 2021:

H ST NW	12,688 ADT
7TH ST NW	14,788 ADT
 GALLERY PLACE CHINATOWN	22,773 / 11,453 Weekday/Weekend ADR
 WALK SCORE	96 Walkers Paradise
 BIKE SHARE MONTHLY RIDERS	6,222 Arrivals
	1 Million+ Annual Visitors

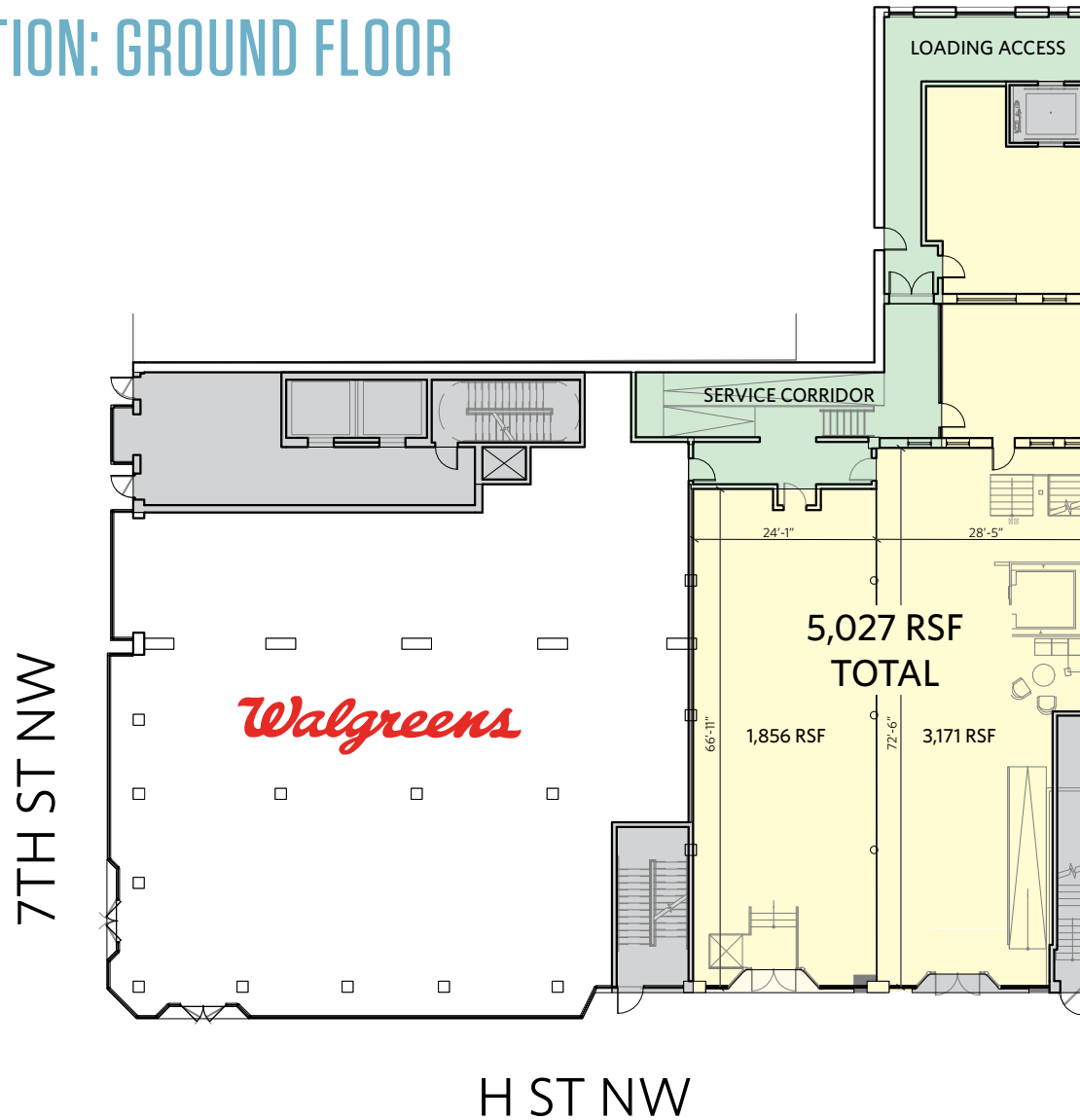
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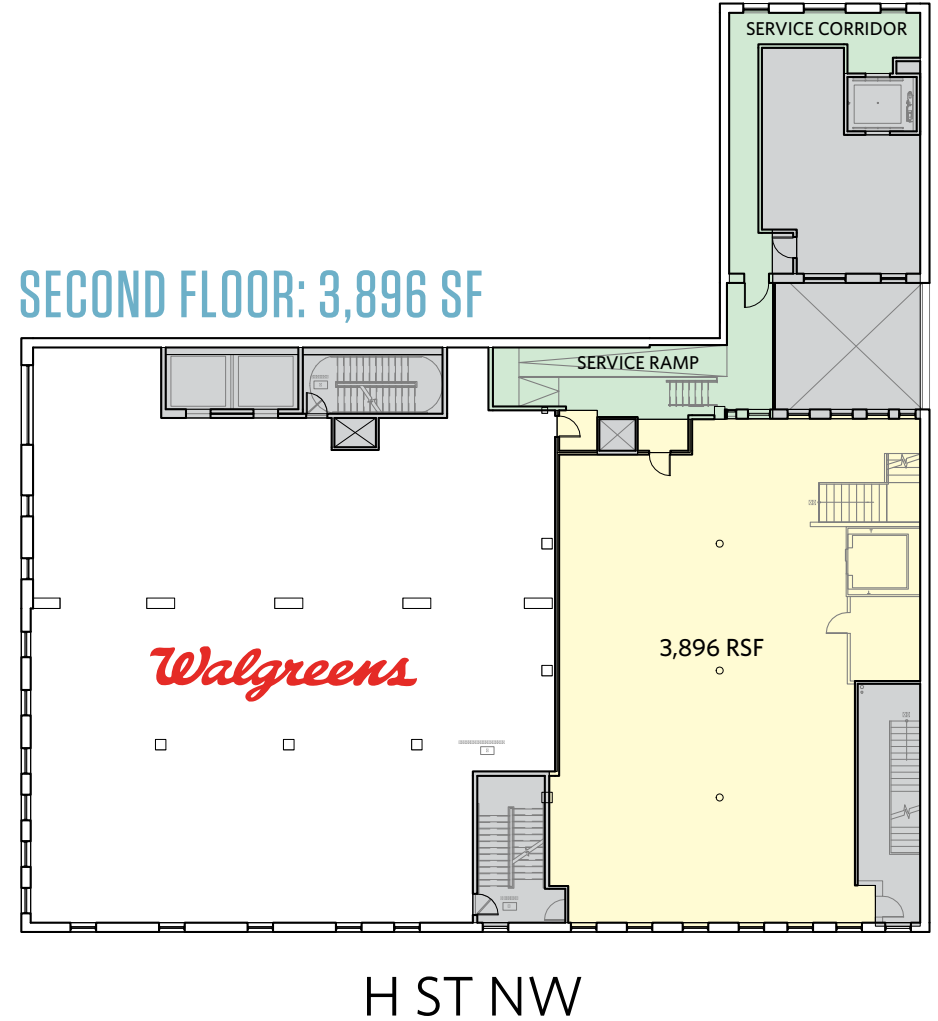
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EXISTING CONDITION: GROUND FLOOR



DEMISING SCENARIO



SITE PLAN

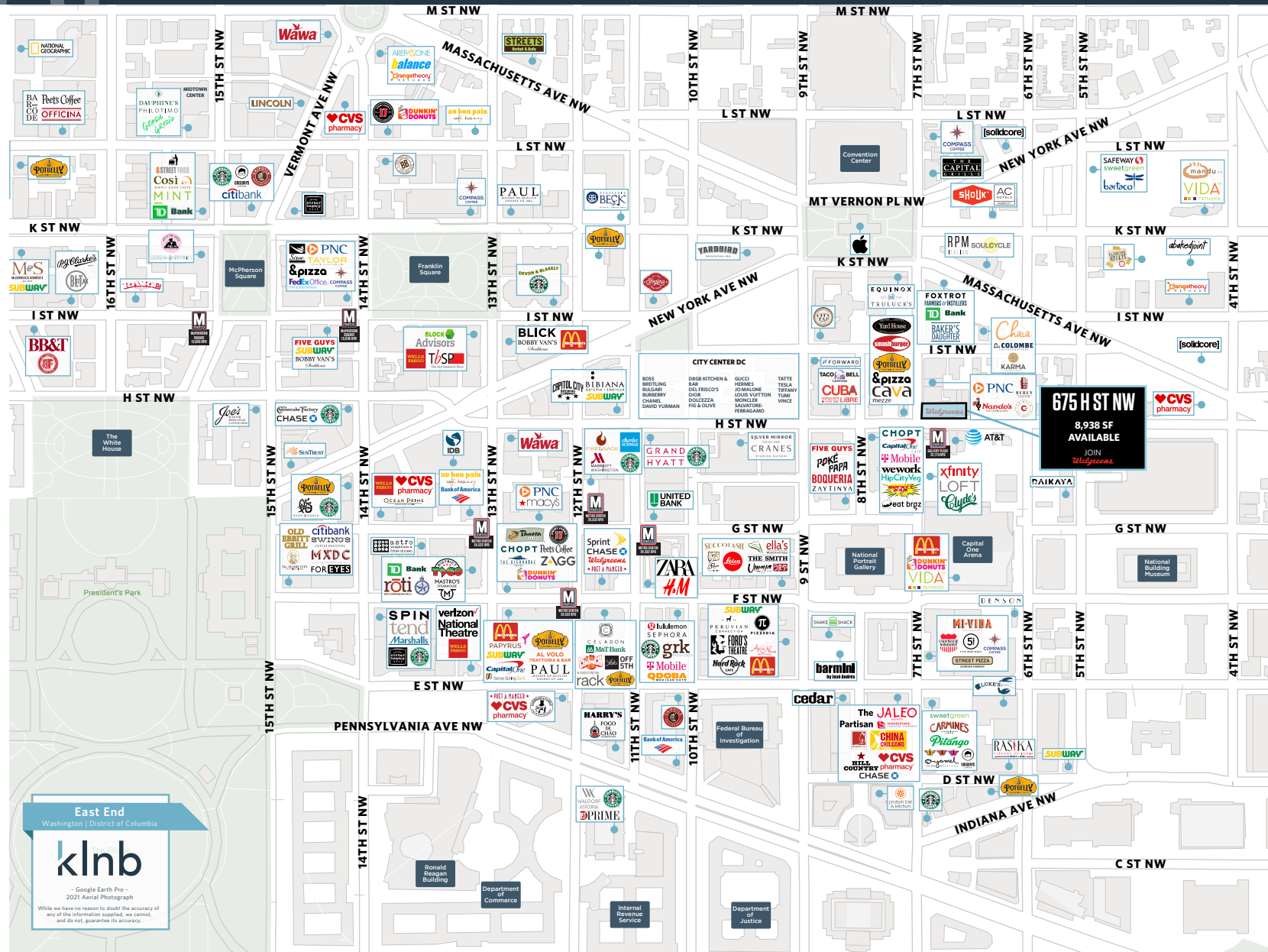
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GROUND FLOOR: 5,027 SF
SECOND FLOOR: 3,896 SF
COMBINED: 8,923 SF



675 H ST NW

CORNER OF 7TH & H ST NW



East End
Washington | District of Columbia

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- Google Earth Pro -
2021 Aerial Photograph
While we have no reason to doubt the accuracy of
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and do not, guarantee its accuracy.



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FOR MORE INFORMATION, PLEASE CONTACT:

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