# **1805 WISCONSIN AVENUE**

WASHINGTON, DC 20016 RARE UPPER GEORGETOWN AVAILABILITY WITH SURFACE PARKING

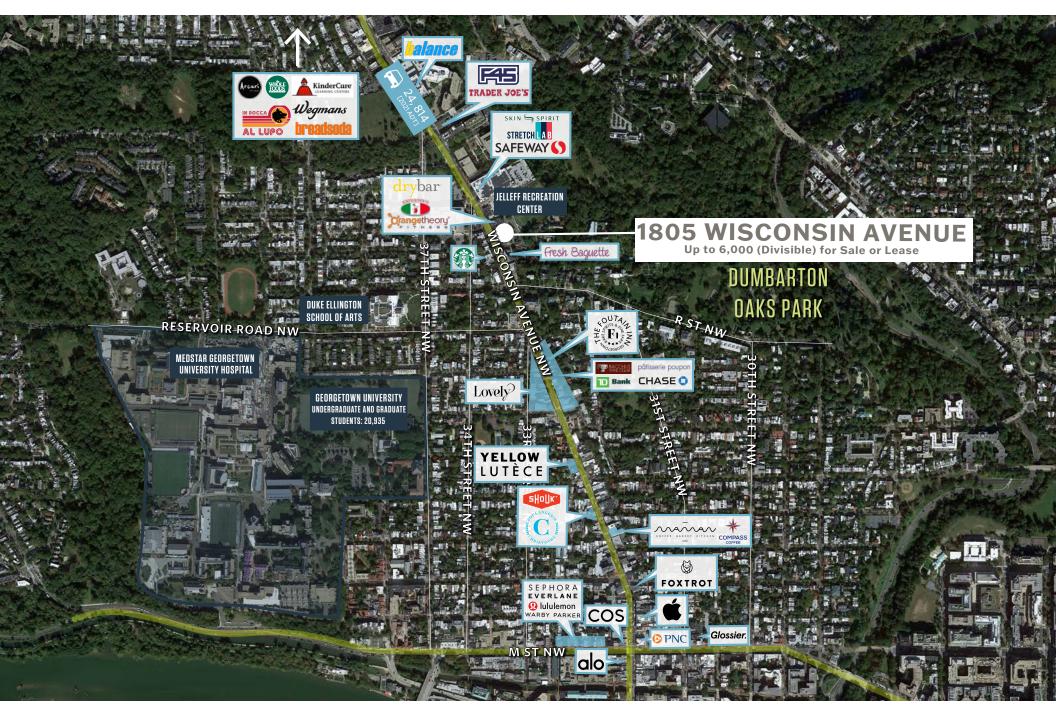
### Up to 6,000 SF (Divisible) for Lease or Sale

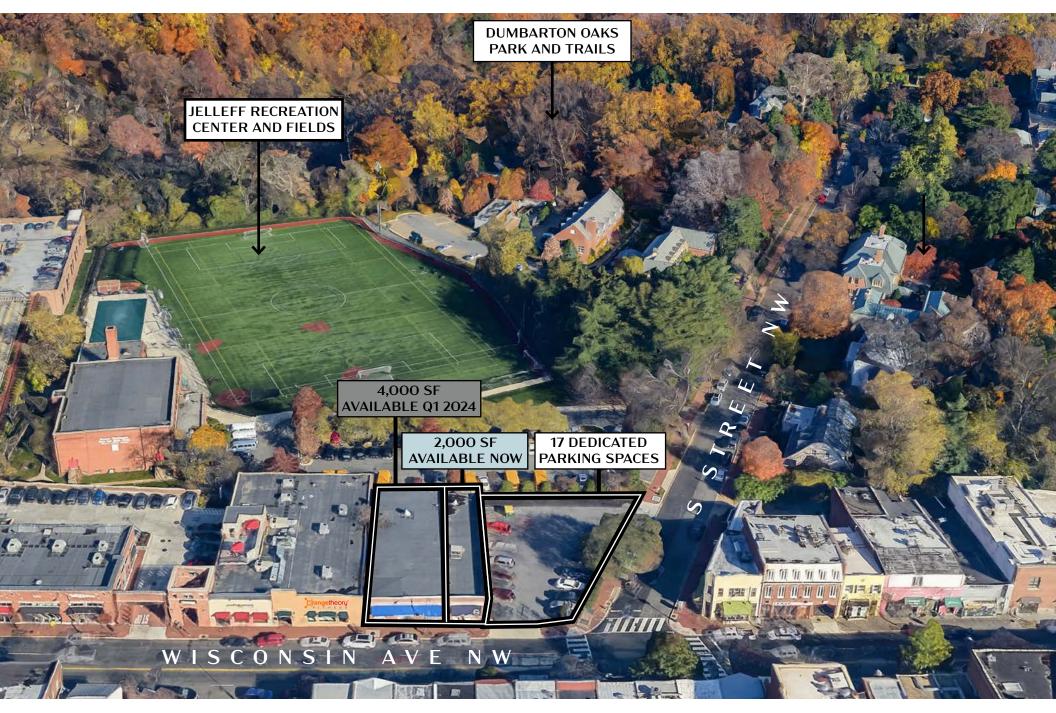


JENNIFER PRICEKIM STEIN202.420.7768202.652.2338jprice@klnb.comkstein@klnb.com

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### THE MARKET

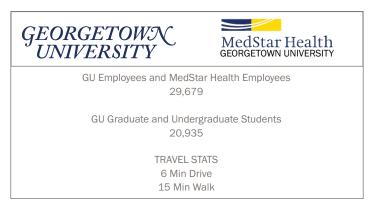




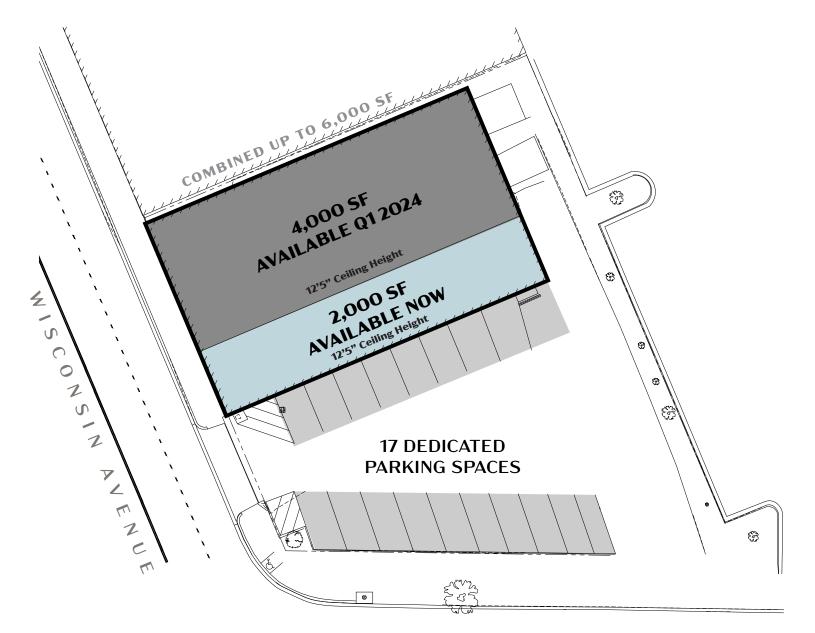
# **TRADE AREA / DEMOGRAPHICS**

esley Sutton WW 1/2	6 Woodley Rd NW	33rd P		
Cathedral Ave NW	Southo	R	Noodiky a Park Contend	
Hawthome St NW	C Of the second	Cather	drai WW Woodley Par	k National Zoo
Garfield St NW	Brok Park MALIS	Garfield &	AST NW	Roct
St NW Ful	ton StNW	and the second	Woods	wed (K)
3 Gibver ≥ Davis PINW	A Davis St NW	Stat Stat		P
Glover Partwary Children V IS Children Bryground Playground Bryground Stodler Stodler Stores Stodler Stores	d The Obs	ervatory 100	At 19 10 1	Connection Calvert St
	Glover Park	Aver Aver	Voodland -	I NIL
S. / St w st NW		NSIN AVENUE	Terrace Rock Creek & Potomac Parkway	
Whiteh More Parks		Viniensiven St.N	1 4 m	Kabo margo N
	Z Cemetery	Dumbarton Oaks Park	ANN IS UP	and the second s
	S Duiteiti 2	Jellett Field	The second secon	Kalorama Heights Mitchell
Foxhall Village	S ST NW	.25 MILE Monto	bak Hill Cemetery	Park S St NW Decatur FL NW
Reservoir Rd NW	edStar Health	5		A
AND	University	PLNW V Commercial	O St NW	
town O Hard 2 - 42	GEORGETOWN	2	MU IS HI ROM ROM	NW R SOS
Archbold	St NV	31 NW 환. Dumbarton St.	27th St 27th St 27th St 27th St 27th St	AILE MIN NO S
T	Prospect St.		Olive St NW Frazin Corridor) We	st End
	A RONW	hurstiewy		
		allewy 2	KSINW	
90005			St Min	Pennsyl
Rug 22	nd St N		zem	E George

	.25 MILE	.5 MILE	1 MILE
POPULATION	1,329	6,543	31,485
DAYTIME POPULATION	2,383	9,446	51,920
AVERAGE HOUSEHOLD INCOME	\$319,688	\$287,974	\$229,616
HIGHER EDUCATION	33%	28%	31%
HOUSEHOLDS	516	2,943	13,459
SPENDING ON FITNESS	\$458,027	\$2,358,286	\$8,347,099
SPENDING ON FOOD	\$16,041,166	\$82,608,152	\$305,673,149



#### **SITE PLAN**



S STREET NW

# klnb

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FOR INQUIRES CONTACT

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