

4885 MacArthur Blvd NW

Washington, D.C. 20007

**Rare Palisades Opportunity
with 19 Parking Spaces**



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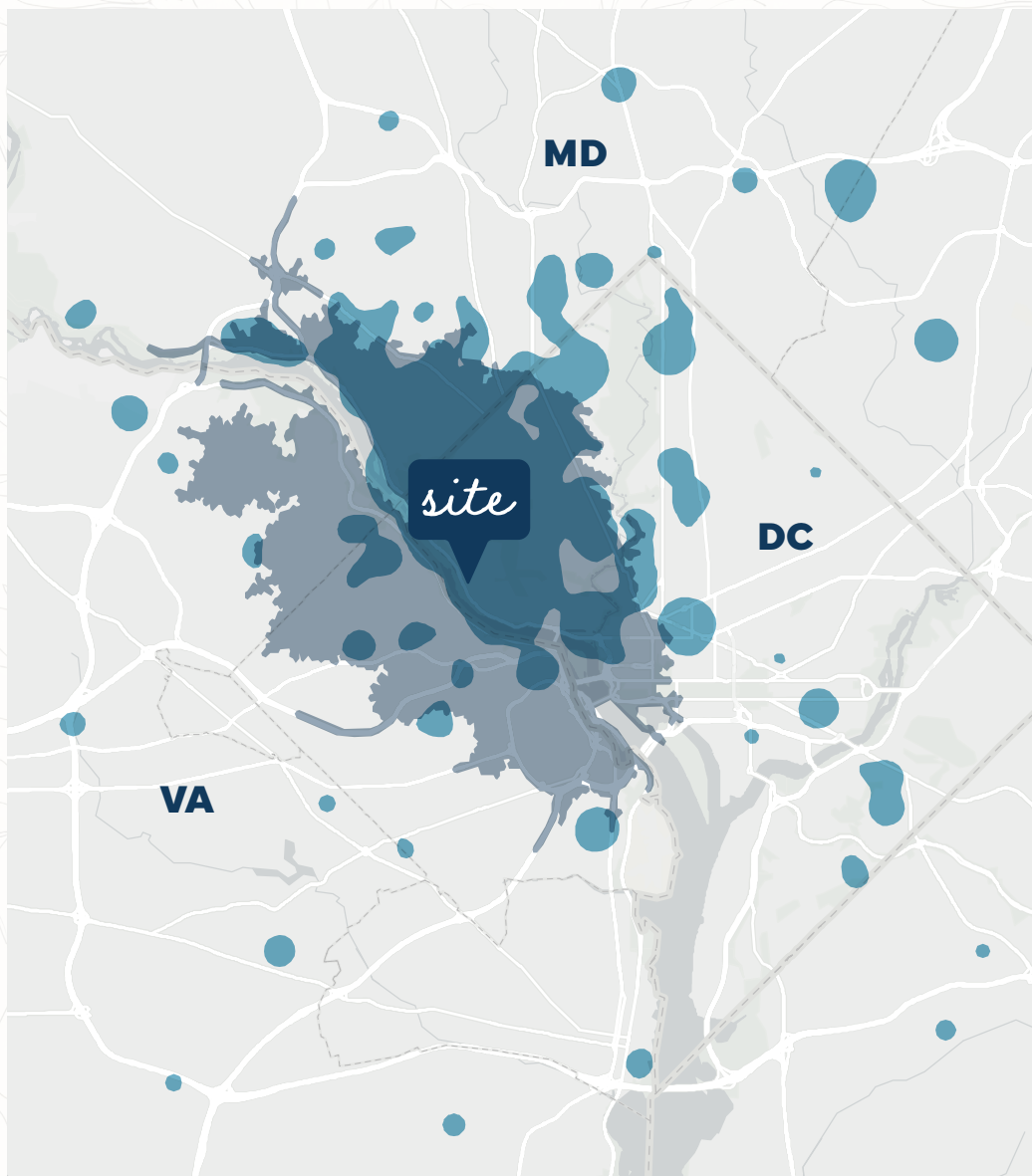
the neighborhood



a neighborhood location
in the heart of everyone's
daily path of travel

4885 macarthur blvd nw / washington dc

demographics



	TRUE TRADE AREA	15 MIN DRIVE TIME
 POPULATION	350,253	267,281
 DAYTIME POPULATION	254,763	490,854
 AVERAGE HOUSEHOLD INCOME	\$273,136	\$246,350
 HIGHER EDUCATION	78.2%	87.3%
 HOUSEHOLDS	161,529	123,576

Top Consumer Segments



49.6%

POWER ELITE

The wealthiest households in the US, living in the most exclusive neighborhoods, and enjoying all that life has to offer



18.5%

BOOMING WITH CONFIDENCE

Prosperous, established couples in their peak earning years living in suburban homes



12.5%

YOUNG CITY SOLOS

Younger and middle-aged singles living active and energetic lifestyles in metropolitan areas

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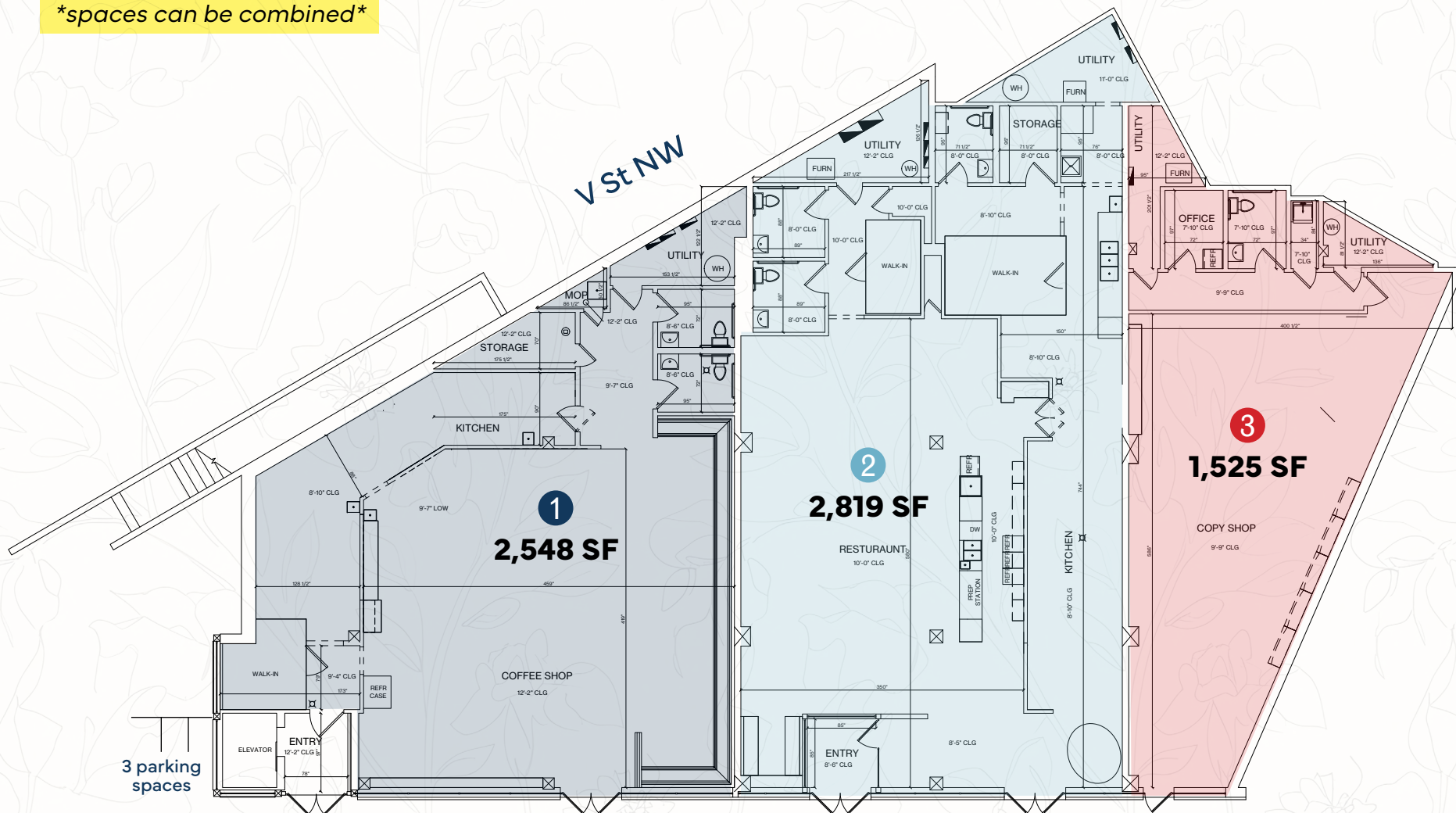
SPACE #1: 2nd gen cafe with outdoor seating

SPACE #2: 2nd gen restaurant with outdoor seating

SPACE #3: 2nd gen retail space

spaces can be combined

Access to 16 dedicated retail parking spaces on the rooftop



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