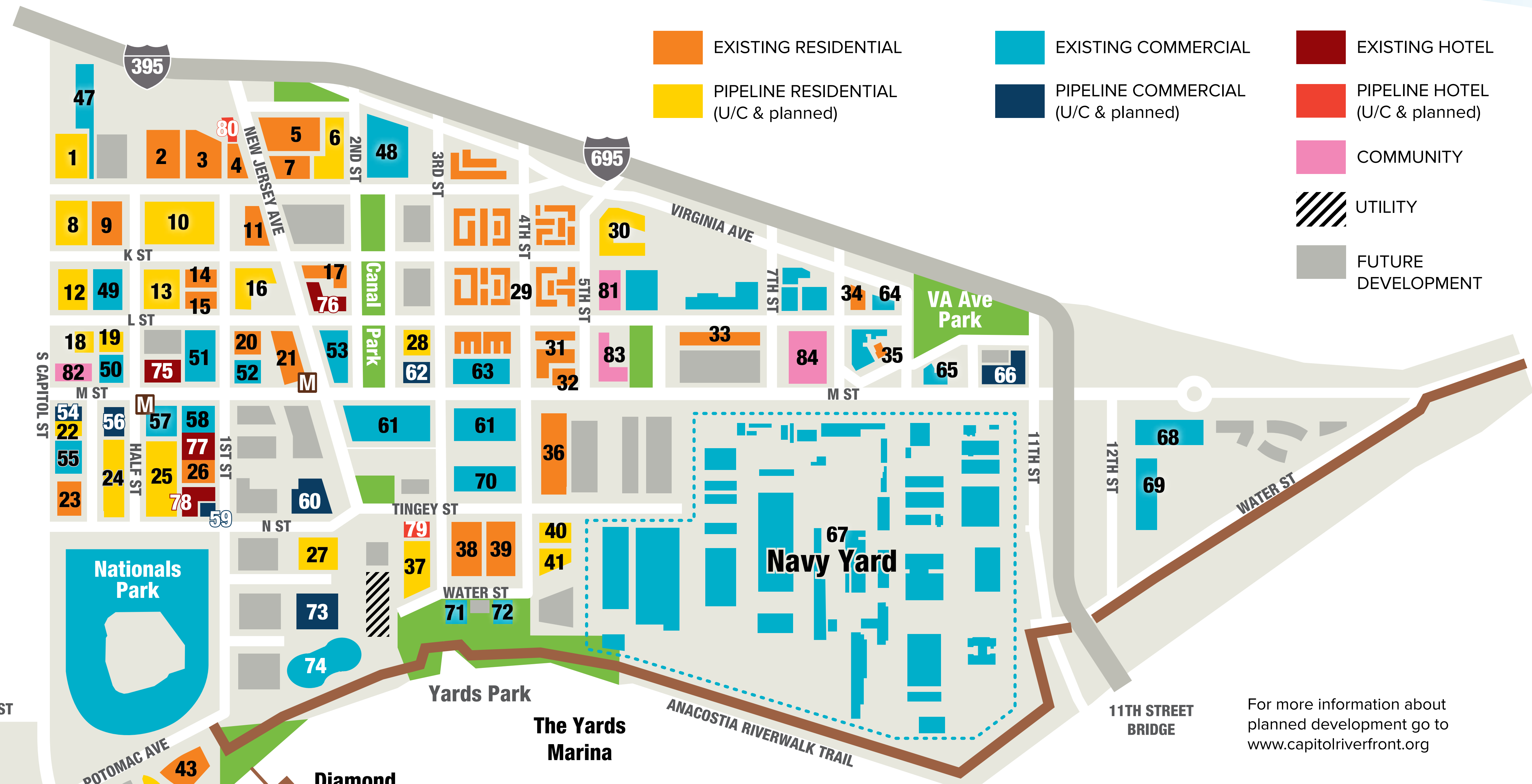


RESIDENTIAL

- 1. Novel**
RCP/Crescent Communities
Residential: 355 apt. units
Retail: 3,000 SF
- 2. 70 Capitol Yards**
JP Morgan Asset Management
Residential: 448 apt. units
- 3. 100 Capitol Yards**
JP Morgan Asset Management
Residential: 246 apt. units
- 4. ORE 82**
Greystar/RCP
Residential: 227 apt. units
Retail: 5,750 SF
- 5. Agora**
WC Smith
Residential: 334 apt. units
Retail: 35,000 SF
- 6. The Garrett**
WC Smith
Residential: 375 apt. units
Retail: 14,000 SF
- 7. Park Chelsea**
WC Smith
Residential: 429 apt. units
- 8. One Hill South Phase II**
Ruben/Related Companies
Residential: 284 apt. units
- 9. One Hill South Phase I**
Ruben/Related Companies
Residential: 383 apt. units
Retail: 25,000 SF
- 10. Square 696**
Tishman Speyer
Residential: 800 apt. units
Retail: 46,000 SF
- 11. 909 Capitol Yards**
JP Morgan Asset Management
Residential: 237 apt. units
Retail: 6,000 SF
- 12. 1000 South Capitol**
Lerner
Residential: 248 apt. units
- 13. Parc Riverside Phase II**
Toll Brothers
Residential: 308 apt. units
- 14. Parc Riverside Phase I**
Toll Brothers
Residential: 287 apt. units
- 15. Velocity Condominiums**
Residential: 200 condo units
Retail: 3,100 SF
- 16. Meridian on First**
Paradigm
Residential: 273 apt. units
- 17. Capitol Hill Tower Co-op**
Residential: 344 co-op units
Retail: 8,900 SF
- 18. 37 L Street SE**
Red Ace-DBT LLC
Residential: 74 condo units
Retail: 2,000 SF
- 19. 41 L Street**
MRP Realty/CAS Riegler
Residential: 162 condo units
Retail: 5,650 SF
- 20. Onyx on First**
JP Morgan Asset Management
Residential: 264 apt. units
- 21. Insignia on M**
Donohoe/MetLife
Residential: 324 apt. units
Retail: 10,800 SF
- 22. Avidian**
Monument
Residential: 171 condo units
- 23. 1221 Van**
JBG Smith Properties
Residential: 291 apt. units
Retail: 23,700 SF
- 24. West Half**
JBG Smith Properties
Residential: 465 apt. units
Retail: 42,900 SF
- 25. 1250**
Jair Lynch Real Estate Partners
Residential: 300 apt. / 139 condo
Retail: 55,350 SF
- 26. F1RST Residences**
Grosvenor Americas/McCaffery/CEI
Residential: 325 apt. units
Retail: 21,450 SF
- 27. Yards Parcel I**
Forest City Washington
Residential: 348 apt. units
Retail: TBD SF
- 28. The Harlow**
DCHA/Urban Atlantic/FCW
Residential: 179 apt. units
Retail: 3,100 SF
- 29. Capitol Quarter I & II**
DCHA/EYA
Residential: 212 townhomes / 111 apt. units
- 30. Capper Seniors***
DCHA
Residential: 162 apt. units
- 31. 400 M Street**
DCHA
Residential: 138 apt. units
- 32. Carroll Apartments**
DCHA
Residential: 60 apt. units
- 33. The Bixby**
DCHA/Urban Atlantic/FCW
Residential: 195 apt. units
- 34. Emblem at Barracks Row**
Bozzuto
Residential: 20 condo units
Retail: 2,800 SF
- 35. Callisto**
Murillo/Malnati Group
Residential: 18 apt. units
- 36. Twelve12**
Forest City Washington
Residential: 218 apt. units
Retail: 88,000 SF

- 37. The Estate**
Forest City Washington
Residential: 264 apt. units
Retail: 14,000 SF
- 38. Foundry Lofts**
Forest City Washington
Residential: 170 apt. units
Retail: 9,400 SF
- 39. Arris**
Forest City Washington
Residential: 327 apt. units
Retail: 20,000 SF
- 40. The Bower**
PN Hoffman
Residential: 137 condo units
Retail: 13,000 SF
- 41. Guild**
Forest City Washington
Residential: 191 apt. units
Retail: 6,300 SF
- 42. The Maren**
MRP Realty
Residential: 264 apt. units
Retail: 7,000 SF
- 43. Dock 79**
MRP Realty
Residential: 305 apt. units
Retail: 14,650 SF
- 44. River Point**
River Point Partners, LLC
Residential: 481 apt. units
Retail: 70,000 SF
- 45. Peninsula 88**
Capital City Real Estate
Residential: 110 condo units
Retail: 1,800 SF
- 46. 1900 Half**
Douglas Development Corporation
Residential: 453 apt. units
Retail: 15,000 SF



- EXISTING RESIDENTIAL
- EXISTING COMMERCIAL
- EXISTING HOTEL
- PIPELINE RESIDENTIAL (U/C & planned)
- PIPELINE COMMERCIAL (U/C & planned)
- PIPELINE HOTEL (U/C & planned)
- COMMUNITY
- UTILITY
- FUTURE DEVELOPMENT

For more information about planned development go to www.capitolriverfront.org

*Capper Seniors apartment building was destroyed by fire in September 2018, and will be rebuilt.

Properties as of December 2018

COMMERCIAL

- 47. Splash Carwash**
- 48. 200 I**
DC Govt/Stonebridge Carras
Office: 350,000 SF
- 49. 1015 Half Street**
Prudential
Office: 373,750 SF
Retail: 17,350 SF
- 50. 20 M**
Lerner
Office: 179,700 SF
Retail: 10,150 SF
- 51. 80 M**
Columbia Property Trust
Office: 285,700 SF
- 52. 100 M**
Lionstone Investments
Office: 229,600 SF
Retail: 12,050 SF
- 53. Federal Gateway I**
WC Smith
Office: 279,000 SF
Retail: 21,550 SF
- 54. One M**
Monument
Office: 118,000 SF
Retail: 4,500 SF
- 55. Public Storage**
- 56. 25 M**
Akridge/Brandywine Realty Trust
Office: 225,000 SF
Retail: 23,000 SF
- 57. 55 M**
Hines
Office: 254,500 SF
Retail: 13,100 SF
- 58. 99 M**
Skanska
Office: 220,000 SF
Retail: 10,700 SF
- 59. F1RST Retail Pavilion**
Grosvenor Americas/McCaffery
Retail: 11,000 SF
- 60. Parcel G Office**
Forest City Washington
Office: 290,000 SF
Retail: 14,140 SF
- 61. U.S. Department of Transportation**
JBG
Office: 1,350,000 SF
Retail: 1,200 SF
- 62. 250 M at Canal Park**
WC Smith
Office: 174,500 SF
Retail: 7,000 SF
- 63. 300 M Street**
JBG Smith Properties
Office: 276,300 SF
Retail: 5,000 SF
- 64. 821 Virginia Avenue SE**
Retail: 2,500 SF
- 65. 900 M Street**
Paramount Investments
Retail: 7,500 SF
- 66. Humane Rescue Alliance Headquarters**
Humane Rescue Alliance
Office: 70,000 SF
- 67. Washington Navy Yard**
Office: 2,200,000 SF
- 68. Maritime Plaza I**
COPT
Office: 200,600 SF
- 69. Maritime Plaza II**
COPT
Office: 160,000 SF
- 70. Boilermaker Shops**
Forest City Washington
Office: 10,600 SF
Retail: 32,450 SF

- 71. Lumber Shed**
Forest City Washington
Office: 17,350 SF
Retail: 14,250 SF
- 72. District Winery**
Forest City Washington
Retail: 16,000 SF
- 73. The Yards Movie Theater**
Forest City Washington
Entertainment: 66,000 SF
- 74. DC Water Headquarters**
DC Water
Office: 151,000 SF
- 75. Homewood Suites**
KCG 50 M LLC
Hotel: 195 rooms
Retail: 4,800 SF
- 76. Courtyard by Marriott**
Chesapeake Lodging Trust
Hotel: 204 rooms
Retail: 2,300 SF
- 77. Marriott Residence Inn**
Stonebridge
Hotel: 170 rooms
- 78. Hampton Inn & Suites**
PM Hotel Group
Hotel: 168 rooms
Retail: 5,000 SF
- 79. Thompson D.C.**
Forest City Washington
Hotel: 225 rooms
Retail: 4,800 SF
- 80. Square 695 Hotel**
Greystar
Hotel: 200 rooms
Retail: 6,000 SF
- 81. Community Center at Capitol Quarter**
DC Department of Parks and Recreation
- 82. St. Vincent de Paul Church**
Archdiocese of Washington
- 83. Van Ness Elementary School**
DC Public Schools
- 84. The Car Barn**
National Community Church

HOTEL

COMMUNITY