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NEWS RELEASE

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CAPITOL RIVERFRONT NEIGHBORHOOD WELCOMES NATIONALS FANS ON OPENING DAY WITH MORE TO EXPERIENCE THAN EVER BEFORE *Nationals Opening Day To Launch Capitol Riverfront's Start to Spring*

(Washington, DC—For Immediate Release) 2018 is a year of momentum and milestones, celebrating ten years of progress in DC's fastest growing neighborhood and a decade of memorable seasons at Nationals Ballpark.

What began as an industrial backyard has now blossomed into an established, high-density, mixed-use urban waterfront community. Breaking even on its \$1.1 Billion investment this year, amongst the addition of hundreds of thousands of square feet of retail, the Capitol Riverfront neighborhood anticipates the opening of two new office buildings and three residential buildings in the upcoming months, two of which are for sale product. The speed of growth in Capitol Riverfront is rapid, with the current population of 8,100 residents expected to increase to 14,000 by the end of 2019 as a result of over 2,800 residential units currently under construction.

Since last Opening Day, the Capitol Riverfront neighborhood has welcomed 16 new restaurants including District Winery, RASA, The Salt Line, All Purpose Pizzeria, and Declaration with eight new restaurants expected to open during the 2018 season. There is also plenty of entertainment for fans beyond rooting for the Nationals at 81 home games this season including 16 outdoor concerts, 12 outdoor movies, daily complimentary fitness classes, weekly farmers markets, and an array of outdoor festivals this spring and summer.

This year brings an entirely new Ballpark District to baseball fans, courtesy of new retail now open on First Street, SE, and more mixed-use residential under construction on Half Street developed by Jair Lynch and JBG Smith. When complete the Ballpark District will boast 3 million square feet of mixed-use development including several hundred new residential units and an improved urban streetscape by 2019, as well as 110,000 square feet of new retail featuring local Mexican restaurant Mission Dos in the now leasing residential building 1221 Van, and popular eatertainment spot Punch Bowl Social. Buzzard Point, another new growth sub-area of the Capitol Riverfront neighborhood, will also emerge this year as a focus of entertainment with the completion of DC United's Audi Field. DC United's first home game at Audi Field will be played on Saturday, July 14, 2018.

As the Nationals begin their 11th season in Nationals Park, the Capitol Riverfront community embraces the parks and outdoor attractions that surround the ballpark with easy access to the Anacostia River. Recreational activity is also abundant along Capitol Riverfront's portion of the 20-mile Anacostia Riverwalk Trail. With 2018 being declared the Year of the Anacostia, activities such as boating and kayaking celebrate the vibrant outdoor ethos and the river, which serves as a

valuable asset to Capitol Riverfront's growth and success.

Capitol Riverfront BID president Michael Stevens commented, "Just as Nationals Park served as an anchor and amenity for our neighborhood's growth, the Anacostia River is being recognized as a valuable asset to Capitol Riverfront's residents, employees, and visitors. What was once known as the District's 'second' river is now undergoing a water quality clean-up that will make it swimmable in the near future, further enhancing its role as a recreational river and corridor. The Anacostia River connects our neighborhood to a string of destinations in the corridor and is quickly becoming our version of Rock Creek Park on the east side of the city."

About Capitol Riverfront

Capitol Riverfront is a 500-acre neighborhood situated between I-395 and the Anacostia River smartly designed to give businesses, residents, retail, and guests an exciting environment to explore, connect, and thrive. New restaurants, retail, hotels, residences, and office spaces are opening every month in the Capitol Riverfront, DC's fastest growing neighborhood. There is always something new to discover in DC's largest and most dynamic waterfront neighborhood. For more information, visit capitolriverfront.org.

To learn more on Capitol Riverfront's decade of progress, see the 2017 Annual Report here: capitolriverfront.org/files/docs/annual_report_2017.pdf.