

DC's Fastest Growing Neighborhood



DC Amplified. Life Simplified.

FRONT OFFICE



8,300
Residents



44+
Restaurants



34K
Daytime
Employees



Convenient Location



1

Navy Yard-Ballpark
Metro Station



91

Walk Score



**Direct
Access**

To I-395 and I-295



5





Capital Bikeshare
Stations

Join Premier Office Tenants



“The Capitol Riverfront is an ideal office location for nonprofits and associations who want convenient access to decision makers on Capitol Hill as well as a vibrant neighborhood where employees can work and live. NAB is excited to locate here and take advantage of all the locational amenities that the Capitol Riverfront has to offer – accessibility, proximity, great economic value, and destination qualities.”

– Gordon Smith, National Association of Broadcasters (NAB), President and CEO

 <p>6.2 MILLION SF of Office Space</p>		 <p>500,000 SF in 3 buildings under construction</p>	
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Existing Office Tenants

BROADCASTERS



CO-WORKING



CONSULTING



GOVERNMENT



U.S. Department of Transportation



District Department of Transportation



GOVERNMENT AFFAIRS



NON-PROFIT



Retail & Hospitality

Hotels



(2019)

4 HOTELS



75+ RETAILERS



Opening in 2018-2019



Existing Retailers



Front Office

Available Properties



99 M

Skanska
88,000 Office SF Available
Delivery: 2Q 2018
Contact: Doug McLearn & Adam Biberay, Lincoln Property Co., 202.513.6700



One M

Monument Realty/NAB
44,680 Office SF Available
Delivery: 4Q 2018
Contact: Manny Fitzgerald, CBRE, 202.585.5540



25 M

Akridge/Brandywine
223,000 Office SF Available
Delivery: 2020
Contact: Kevin Howard, CBRE, 202.585.5776



250 M at Canal Park

WC Smith
215,750 Office SF Available
Delivery: 1Q 2021
Contact: Edward Wolyneec, WC Smith, 202.408.3212



55 M

Hines
11,388 Office SF Available
Delivery: 2009
Contact: Mindy-Jo Barksdale, Hines, 202.909.1540



80 M

Columbia Property Trust
45,069 Office SF Available
Delivery: 2001
Contact: Doug Mueller, JLL, 202.719.5594



100 M

Lionstone
13,087 Office SF Available
Delivery: 2009
Contact: Bethany Allen, Monument, 202.777.2026



300 M

Potomac Investments
6,172 Office SF Available
Delivery: 2001
Contact: Josh Hartman, Avison Young, 202.644.8678



1015 Half Street

Prudential
42,289 Office SF Available
Delivery: 2011
Contact: Mark Sullivan, Cushman & Wakefield, 202.463.1126



Federal Gateway

WC Smith
15,000 Office SF Available
(as of 9/1/18)
Delivery: 2003
Contact: Brendan Owen, NGKF, 202.312.5769



Maritime Plaza II

COPT
9,600 Office SF Available
Delivery: 2003
Contact: Gregory Tomasso, Avison Young, 202.644.8551

Contact Information

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