State of Capitol Riverfront
A Year to Celebrate
Residential Highlights

DELIVERED IN 2019:
- 1,298 Rental Units
- 137 Condo Units

RECENT GROUND-BREAKINGS
- Novel
- West Half
- The Bower

UNDER CONSTRUCTION (As of Dec 2019)
- 1900 Half (SW)
- Maren
- The Garrett

Other projects:
- 1000 S. Capitol
- 37 L
- Greystar Apts.
Population Boom

EXISTING
7,236 Units
27 Projects

UNDER CONSTRUCTION
5,087 Units
17 Projects
Office Highlights

35,000 Employees
6.5M SF of Office Space

Under Construction
3 Buildings
577,500 SF

7.6% Lowest vacancy rate of any submarket in the region

80 M
250 M at Canal DDOT HQ

The Yards Parcel I Chemonics HQ
One M NAB HQ
Hospitality Highlights

Thompson Washington DC
• Delivered January 2020
• 225 keys
• *Maialino Mare* restaurant

200-key hotel under construction on New Jersey Avenue SE at Greystar’s site, delivering 4Q 2021
Hospitality Growth

<table>
<thead>
<tr>
<th>Year</th>
<th>Growth (Units)</th>
</tr>
</thead>
<tbody>
<tr>
<td>2006</td>
<td>204</td>
</tr>
<tr>
<td>2015</td>
<td>372</td>
</tr>
<tr>
<td>2016</td>
<td>567</td>
</tr>
<tr>
<td>2017</td>
<td>737</td>
</tr>
<tr>
<td>2020</td>
<td>962</td>
</tr>
<tr>
<td>2021</td>
<td>1,042</td>
</tr>
</tbody>
</table>

Greystar Hotel
Retail Snapshot

15 Shops, Restaurants, Services Opened

- Circa
- Walters Sports Bar
- Roy Boys
- Shilling Canning Company
- Congessional Cleaners II
- Hatoba
- Taco City
- Dacha
- El Bebe
- Bishops Cuts / Color
- Somewhere
- Altani

TOTAL RETAILERS: 120

- Food & Beverage: 71
- Other Retail: 49

DC Amplified. Life Simplified.
Opening 2020

At Least 16 New Stores & Restaurants

- ATLAS BREW WORKS
- THE GATSBY
- MAXWELL PARK
- albi
- Maialino
- CVS pharmacy
- La Famosa
- MedStar Clinics
- HipCityVeg
- UNION KITCHEN GROCERY
- PUNCH BOWL SOCIAL
- COMPASS COFFEE
- COLD STONE CREAMERY
- at&t Authorized Retailer
Capitol Turnaround (the Blue Castle) has been renovated as a **982 seat** auditorium & event space.

More amenities & services are coming:
- **16,000 SF** daycare facility
- Ebenezer's coffee house
- Food hall
- Church administrative offices

The New Half Street

Future Nationals Park Entertainment Pavilion
## Events Highlights

### 2019 Events Attendance

<table>
<thead>
<tr>
<th>Event</th>
<th>Attendance</th>
</tr>
</thead>
<tbody>
<tr>
<td>2.3 M Nats Regular Season</td>
<td>334,000</td>
</tr>
<tr>
<td>Friday Night Concerts</td>
<td>26,000</td>
</tr>
<tr>
<td>DC United Postseason</td>
<td>284,000</td>
</tr>
<tr>
<td>DC Veg Fest</td>
<td>20,000</td>
</tr>
<tr>
<td>Smorgasburg</td>
<td>27,000</td>
</tr>
<tr>
<td>Love Beer Festival</td>
<td>10,000</td>
</tr>
<tr>
<td>#FitDC Events</td>
<td>5,000</td>
</tr>
</tbody>
</table>
Marketing & Branding Highlights

- Meet-Up Series launched
- *Capitol Riverfront Then & Now* exhibit honored history and showcased growth
- 45+ total media hits during MLB post-season focused on neighborhood happenings and development
- 500+ earned media hits in 2019 (10% growth)
- 20,000 average organic users per month at capitolriverfront.org
- 100 holiday snowflakes throughout neighborhood
Looking Ahead... 2020 Focal Points

Transportation and Mobility
Physical and Civic Infrastructure
Residential Attraction
Fostering Community
Office Market Growth