



1229 NEW YORK AVE NW

WASHINGTON, DC 20005



NEARBY RETAILERS



NATIONAL
MUSEUM
OF WOMEN
IN THE ARTS

BOBBY VAN'S
Grill
EST. 1969



BUILDING FOR SALE OR LEASE

- Zoning: D-6; Downtown (Mixed-Use).
- Two-story building currently occupied by Downtown DC BID.
- Three blocks from The White House.

AVAILABLE

SIZE	RATE	DELIVERY CONDITION	TIMING OF AVAILABILITY
3,671 SF (ON THREE LEVELS)	"MARKET*"	"AS-IS"	IMMEDIATELY
*EST. NNN: \$21.36 PSF			



CLICK HERE TO WATCH
A VIRTUAL TOUR

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DALLON L. CHENEY

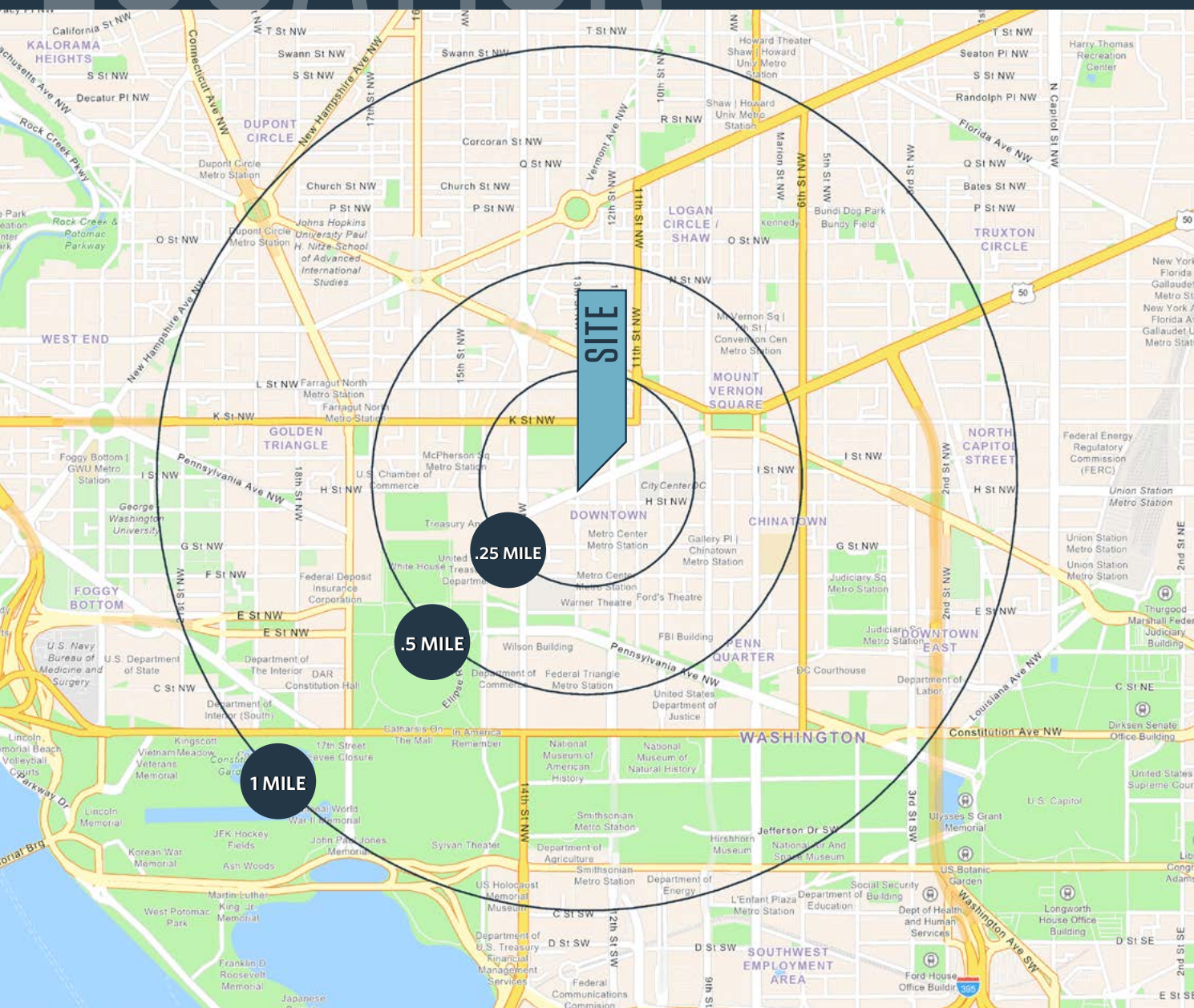
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LOCATION

1229 NEW YORK AVE NW

WASHINGTON, DC 20005



DEMOGRAPHICS | 2026:

.25-MILE	.5-MILE	1-MILE
Population		
2,096	11,602	56,498
Daytime Population		
42,644	123,215	302,500
Households		
1,379	7,295	32,888
Average HH Income		
\$184,504	\$174,215	\$175,333

[CLICK TO DOWNLOAD DEMOGRAPHIC REPORT](#)

TRAFFIC COUNTS | 2024:

New York Ave NW	13,300 ADT
13th Street NW	17,000 ADT
12th Street NW	12,900 ADT

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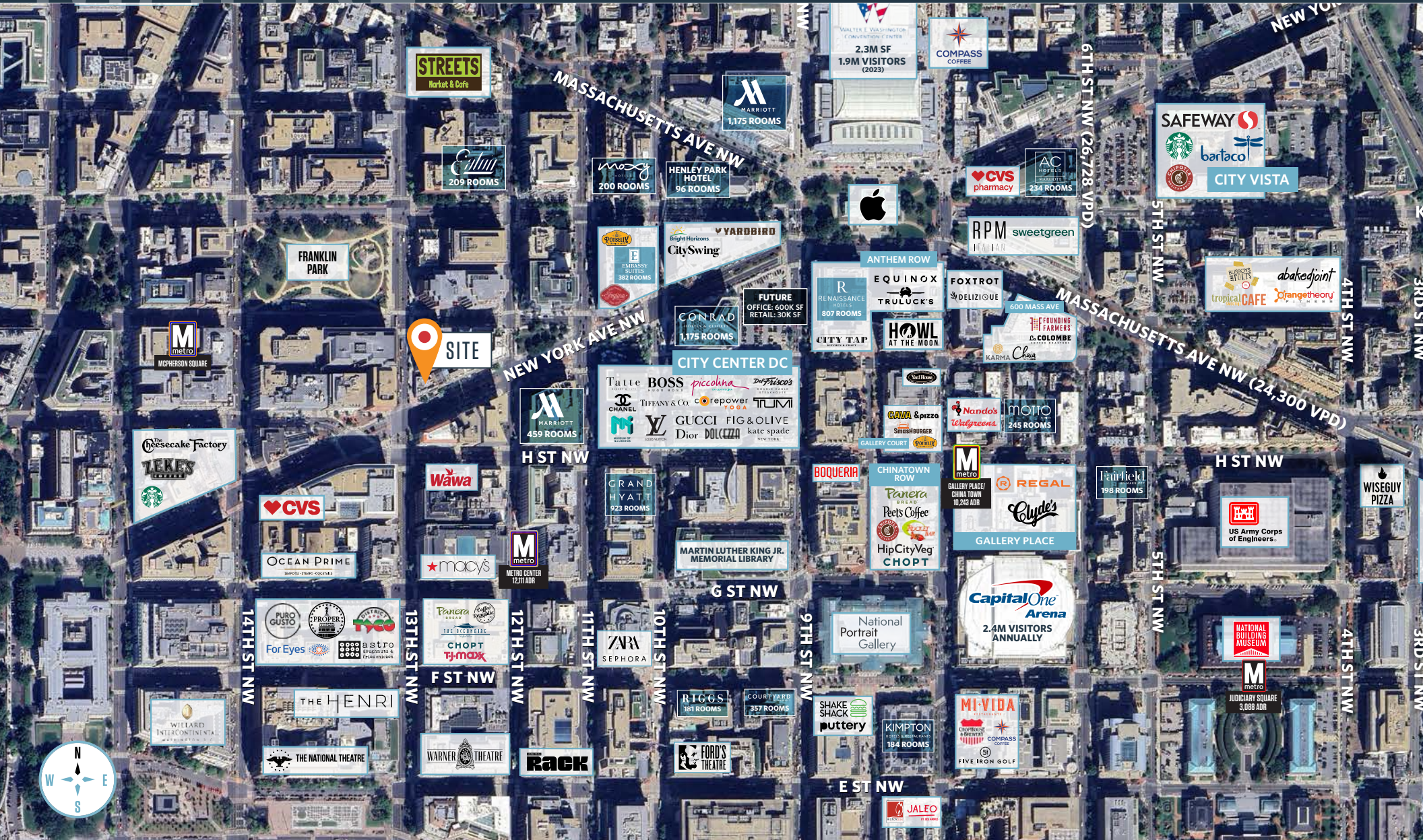
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MARKET

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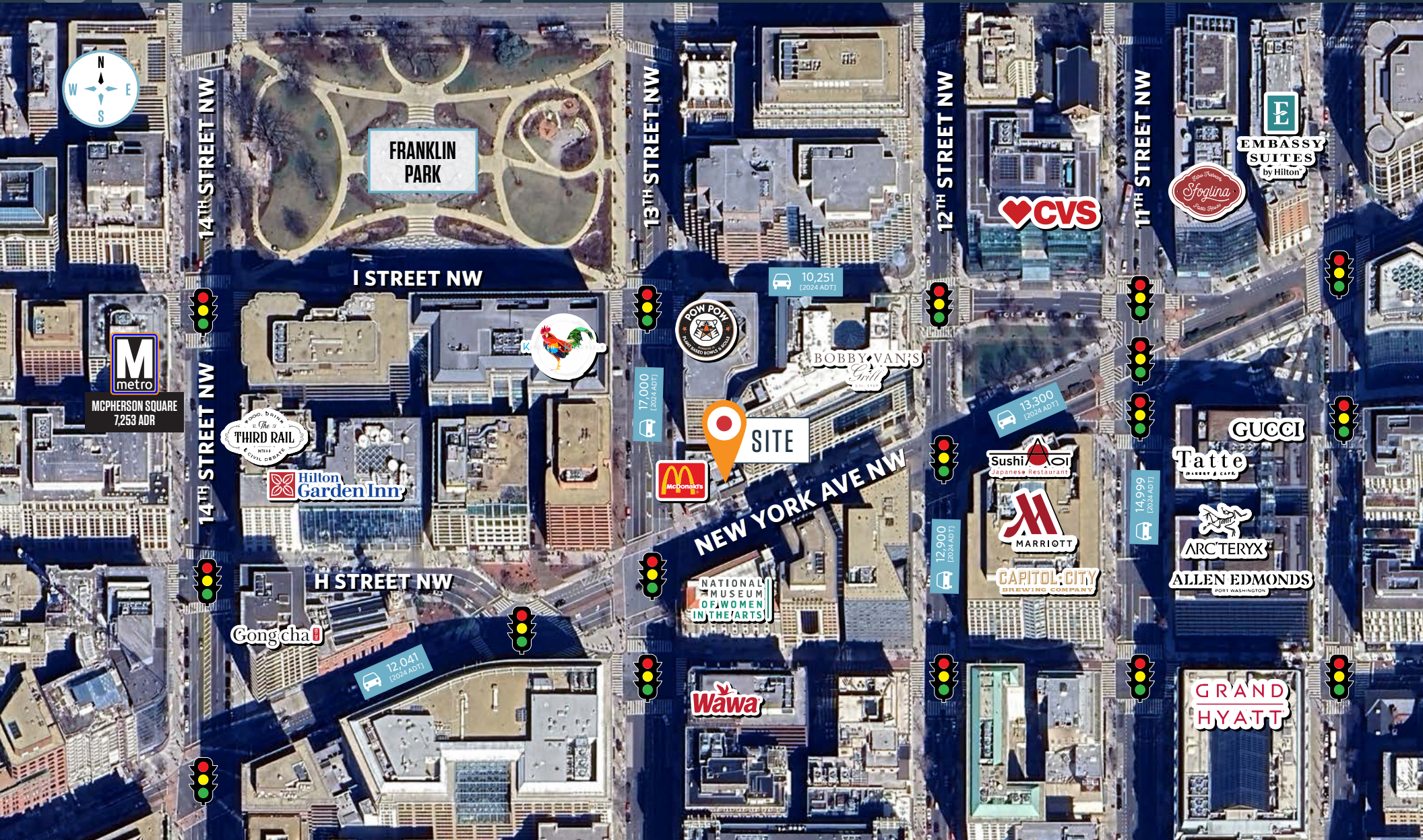
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CLOSE-UP

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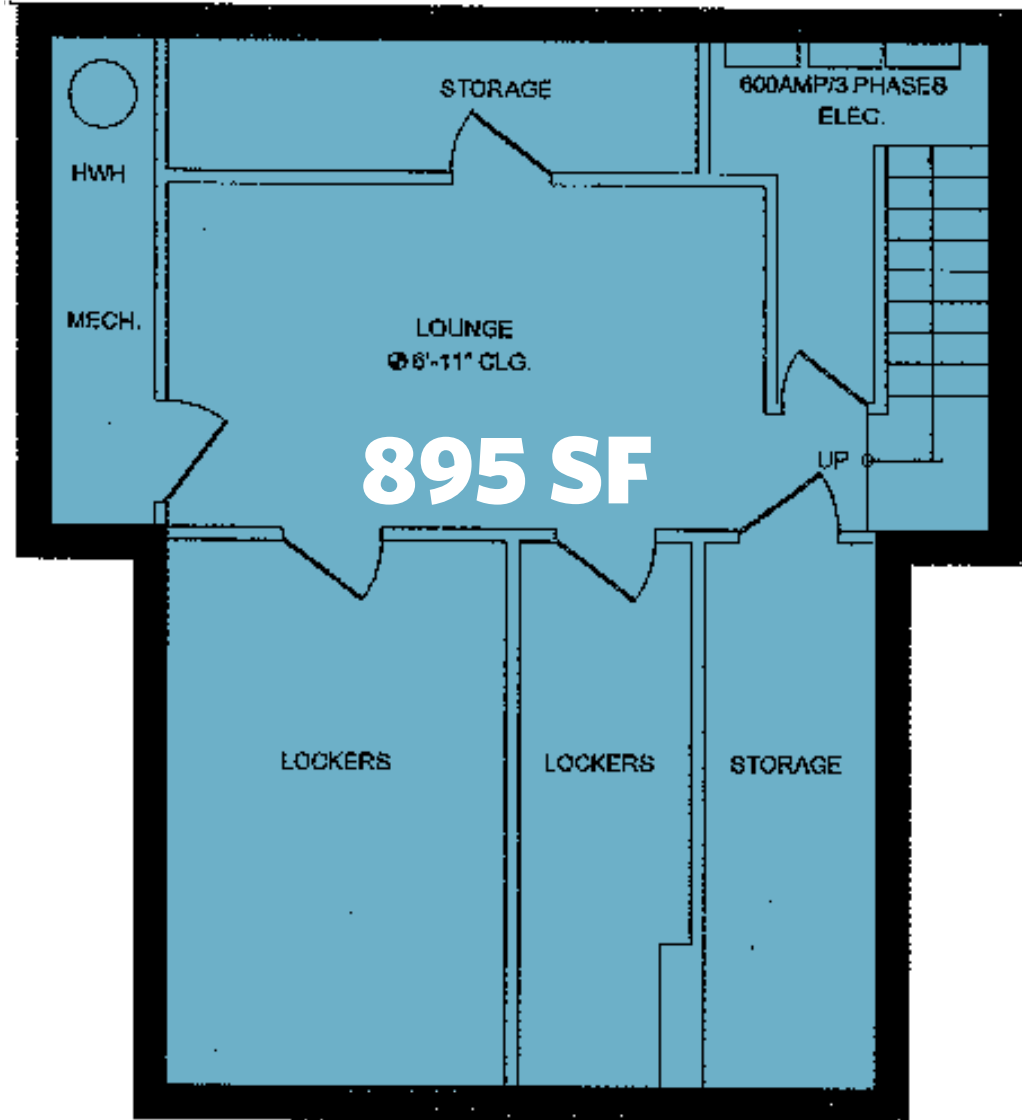
FLOOR PLAN

1229 NEW YORK AVE NW

WASHINGTON, DC 20005

AREA CALCULATIONS:

LOWER LEVEL.....	895 SF
FIRST FLOOR.....	2,041 SF
SECOND FLOOR.....	735 SF
TOTAL.....	3,671 SF
PROPERTY AREA	2,554 SF



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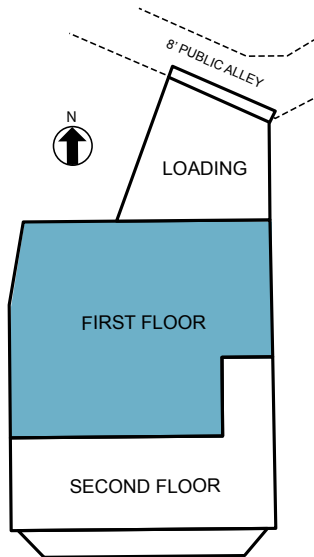
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FIRST FLOOR..... 2,041 SF

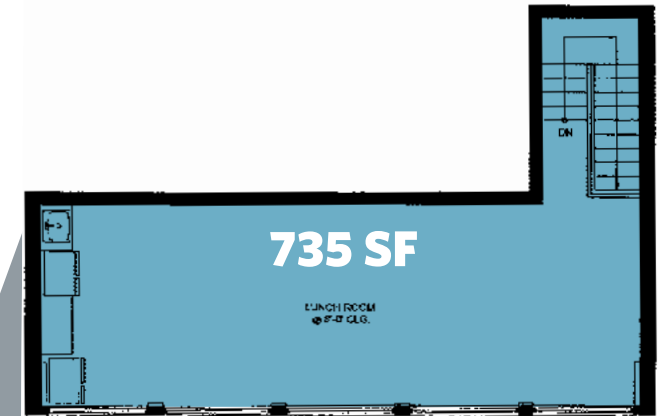
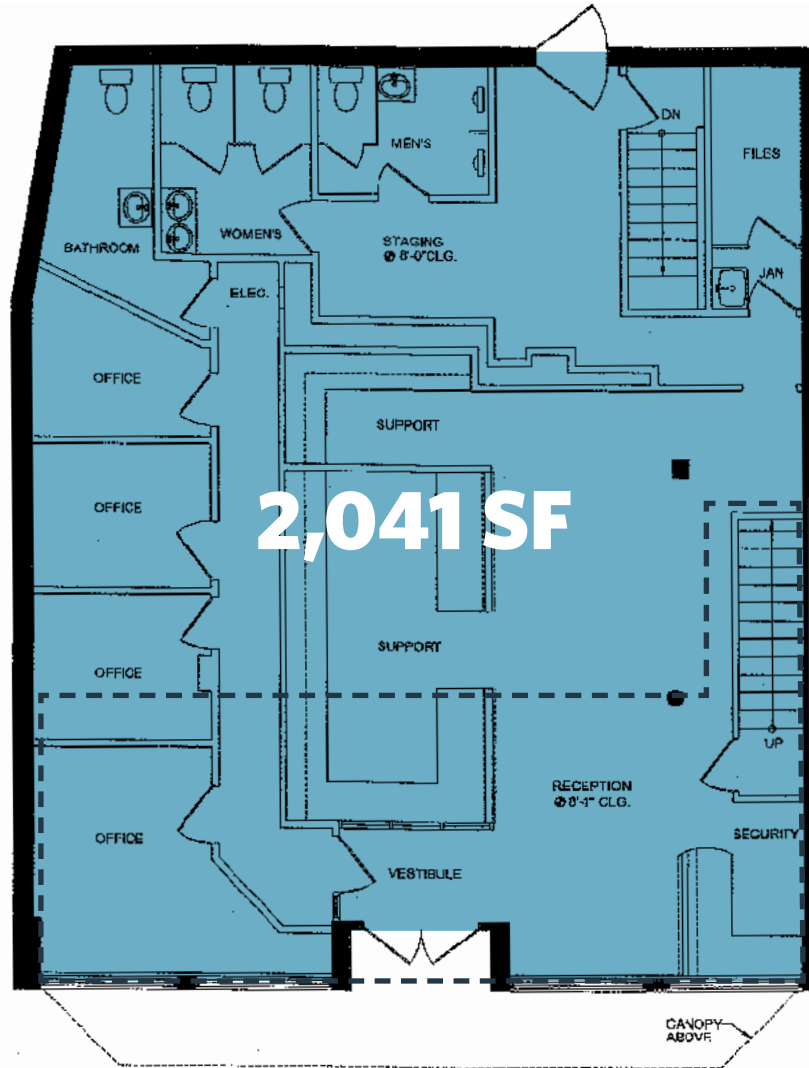
SECOND FLOOR..... 735 SF

TOTAL..... 3,671 SF

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NEW YORK AVENUE N.W.



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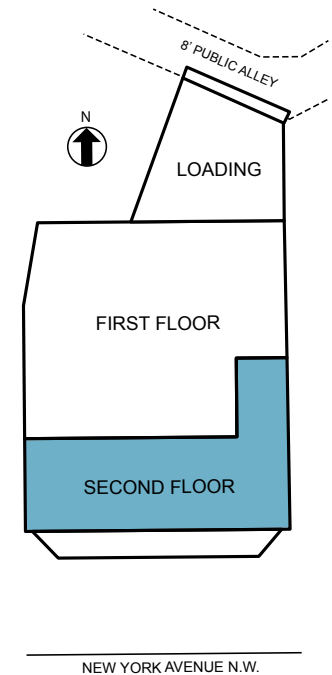
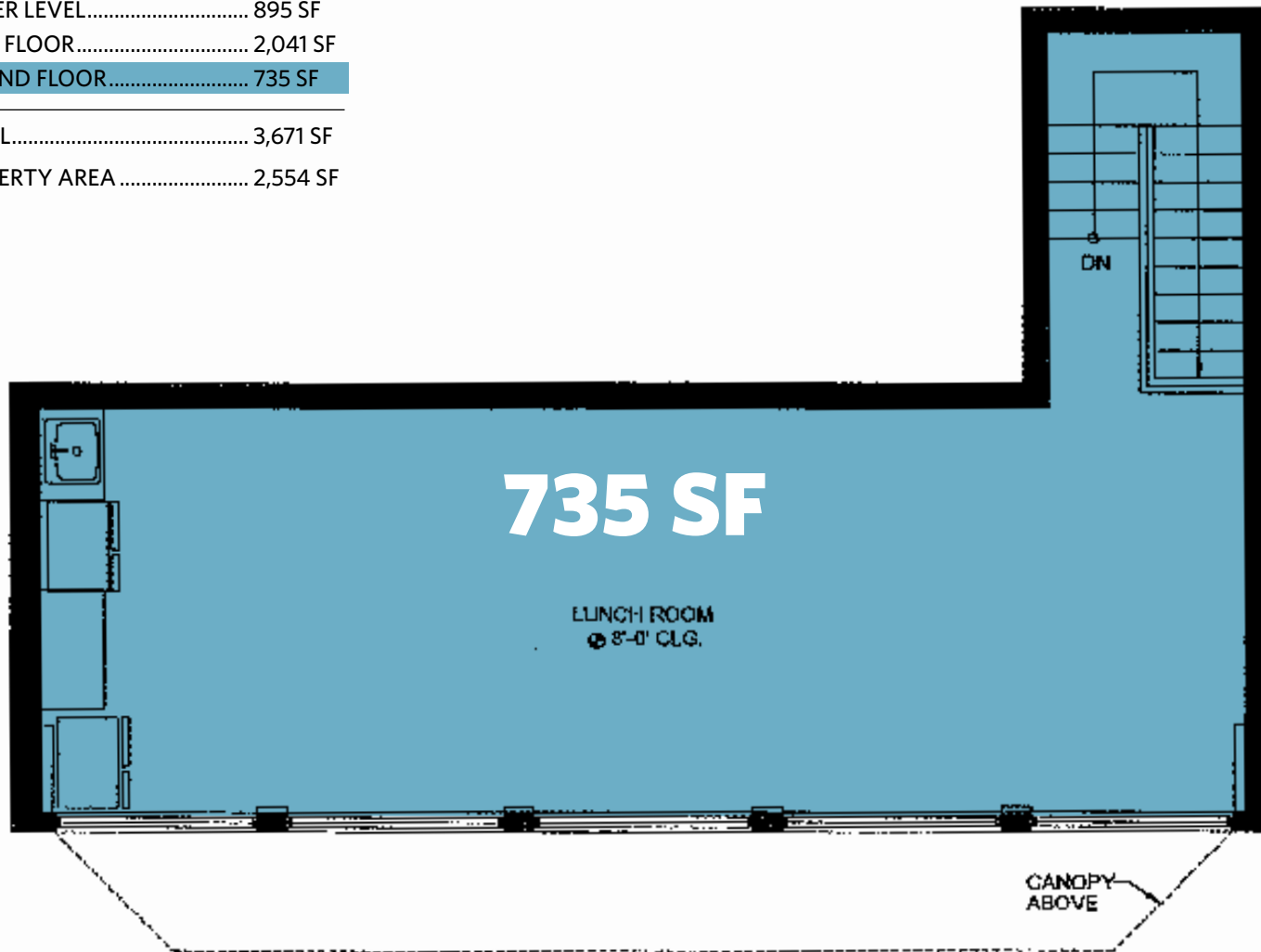
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