

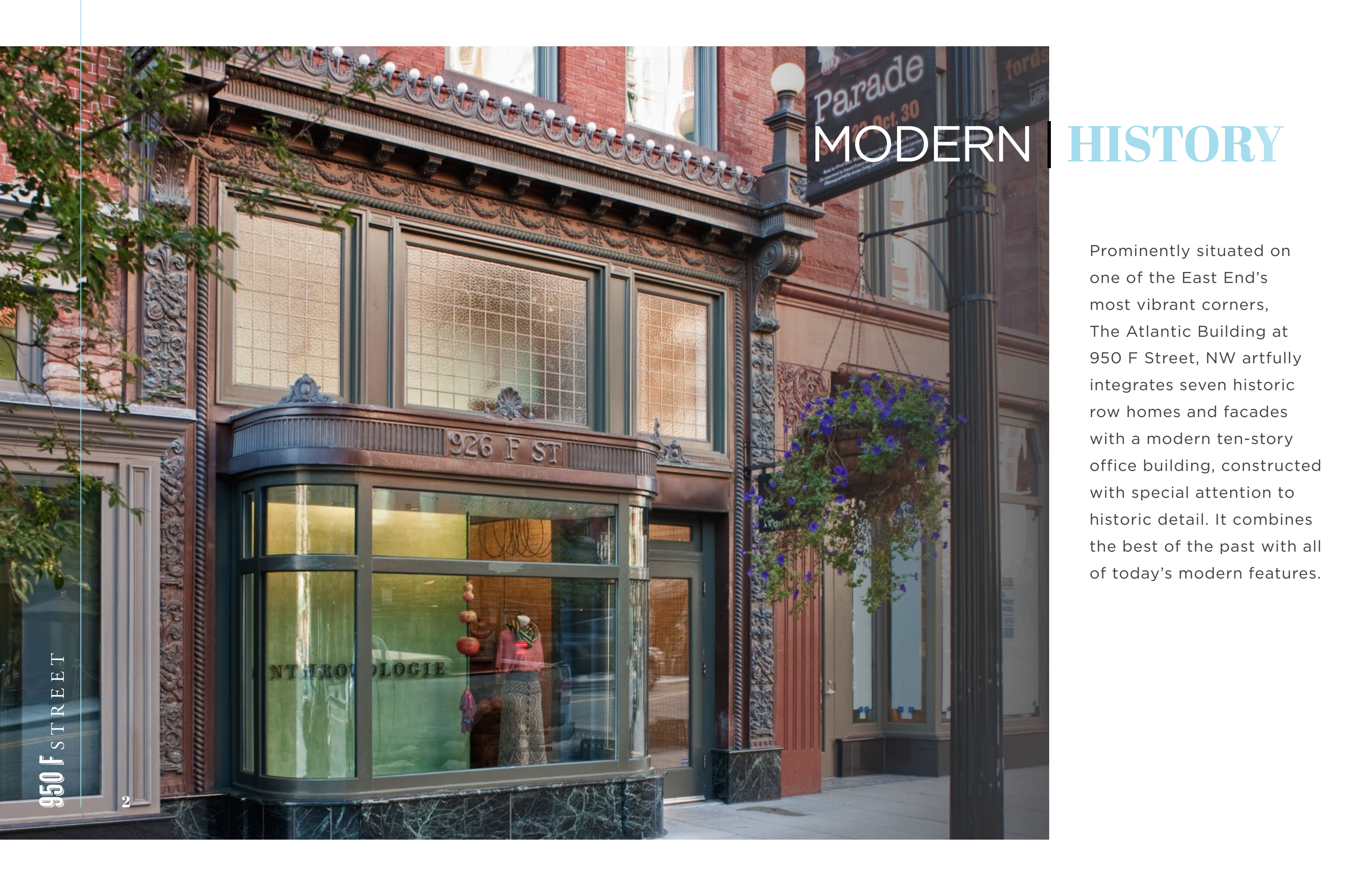
MODERN | HISTORY

950 F

STREET

THE ATLANTIC BUILDING





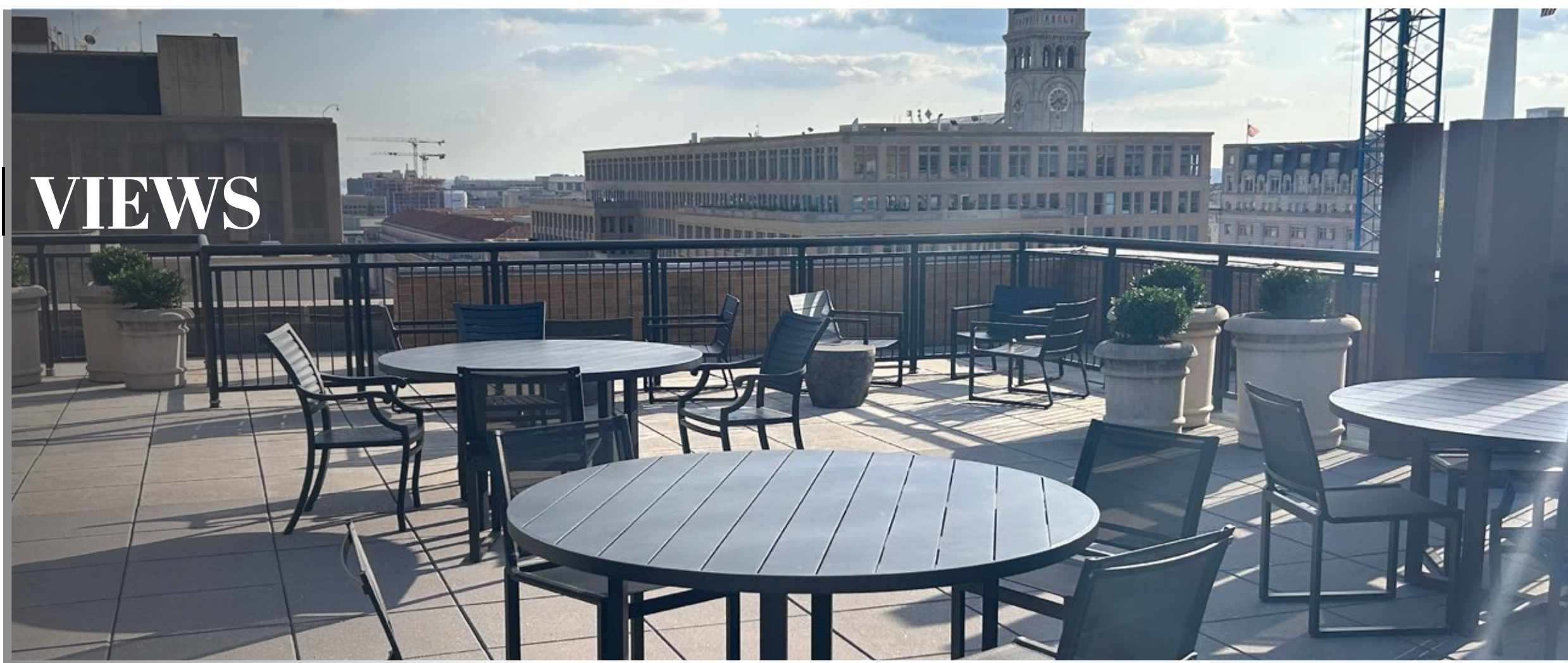
MODERN HISTORY

Prominently situated on one of the East End's most vibrant corners, The Atlantic Building at 950 F Street, NW artfully integrates seven historic row homes and facades with a modern ten-story office building, constructed with special attention to historic detail. It combines the best of the past with all of today's modern features.

MODERN VIEWS

ROOF TERRACE MODERNIZATION

- Fully renovated and enhanced roof terrace designed by SmithGroup.
- Distinct areas of dining and soft seating, surrounded by lush new landscaping and entertaining elements such as fire pits, two large screen outdoor TVs and an outdoor bar.
- Full renovation of interior penthouse area serving roof terrace including elevator lobby breakout area with enhanced window line and views to the north.





950 F STREET

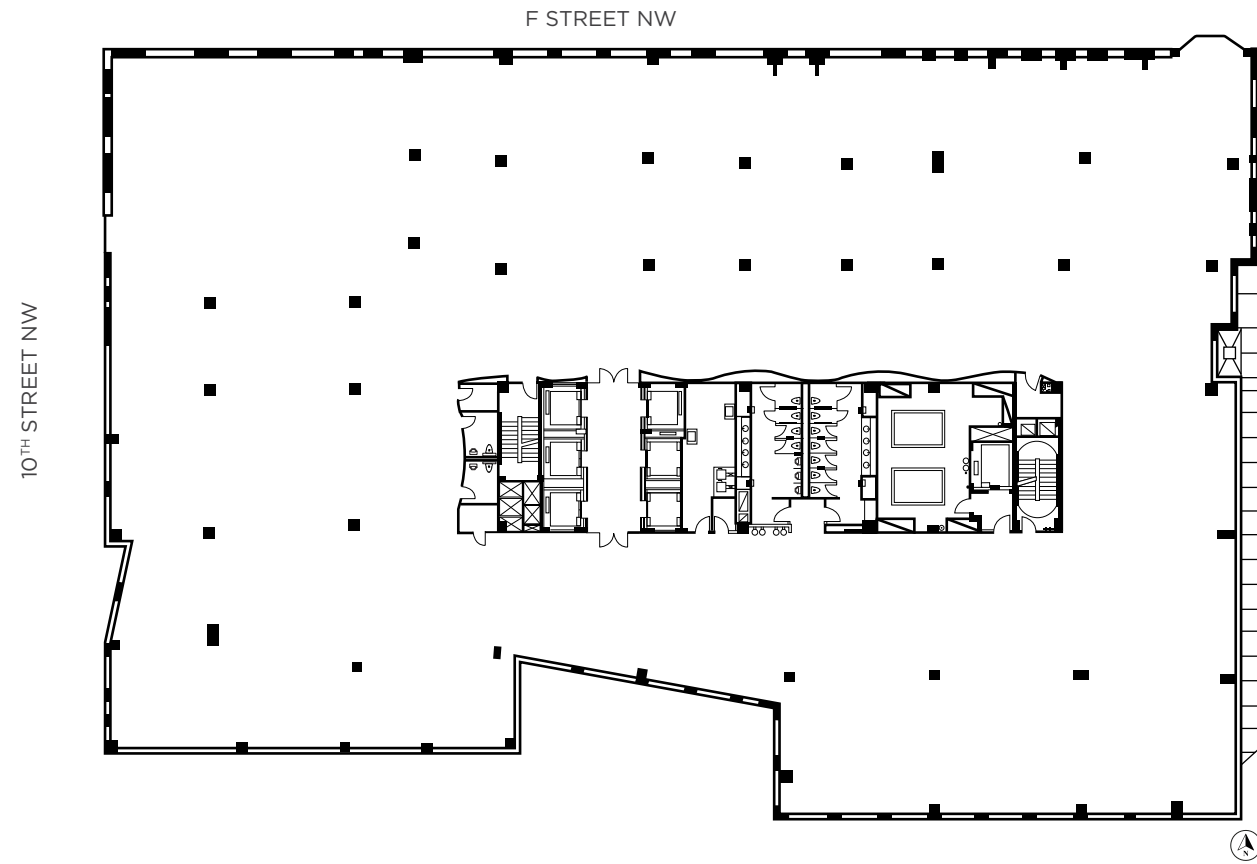
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MODERN FEATURES

- Minimum finished ceiling height of 9 feet with 10+ feet achievable on certain floors
- 30 by 30 columns
- Recently delivered brand new state-of-the-art fitness center, which includes brand new locker rooms, high-end equipment and towel service
- Fully renovated rooftop terrace with spectacular city views and luxurious appointments
- 300,000 RSF total building size with highly efficient floor plates ranging from approximately 20,000-36,000 RSF each
- 24-hour lobby attendant
- 2 levels of underground parking
- Premier F Street location with unsurpassed access to the city's prime retail and amenities and located within steps of the Metro Center and Gallery Place Metro stations

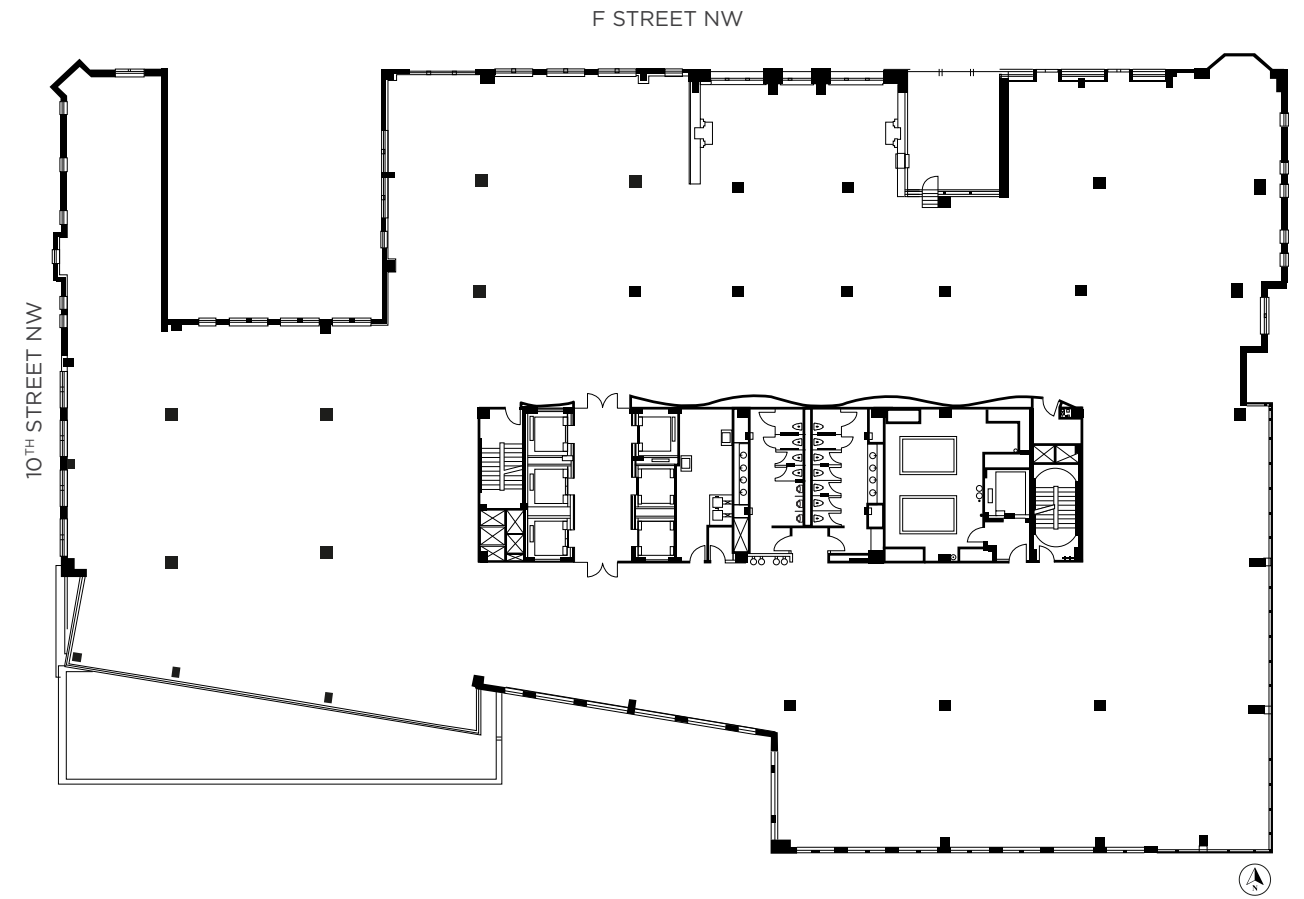
MODERN | **WORKPLACE**

3RD FLOOR
36,071 RSF



MODERN | **WORKPLACE**

4TH FLOOR
33,115 RSF





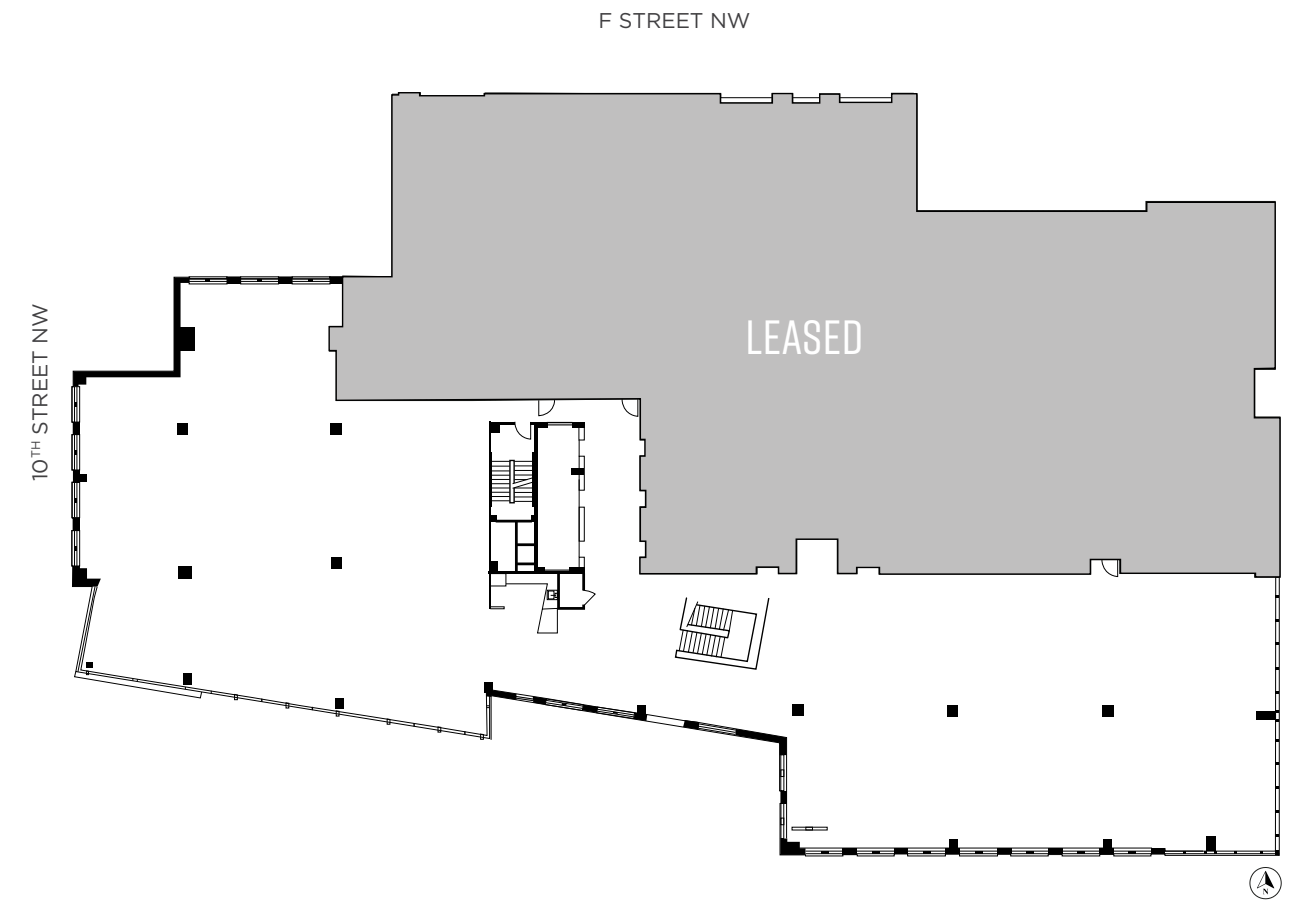
5TH FLOOR | SPEC SUITES

AVAILABILITIES

MODERN | WORKPLACE

5TH FLOOR

14,998 RSF



950 F STREET

11

WINGATE
HUGHES

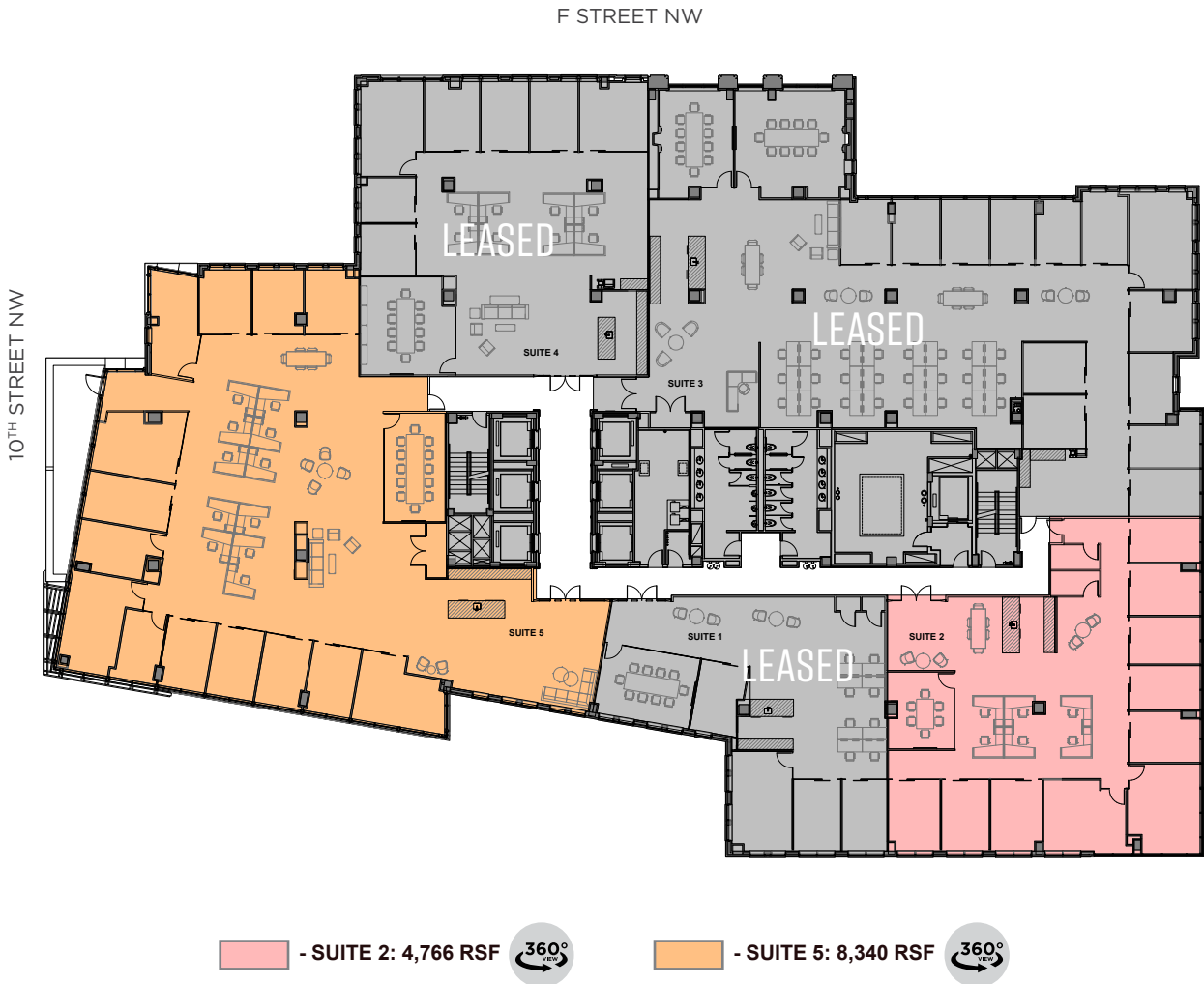
6TH FLOOR | SPEC SUITES



AVAILABILITIES

MODERN | **WORKPLACE**

6TH FLOOR



950 F STREET

7TH FLOOR | SPEC SUITES



950 F STREET

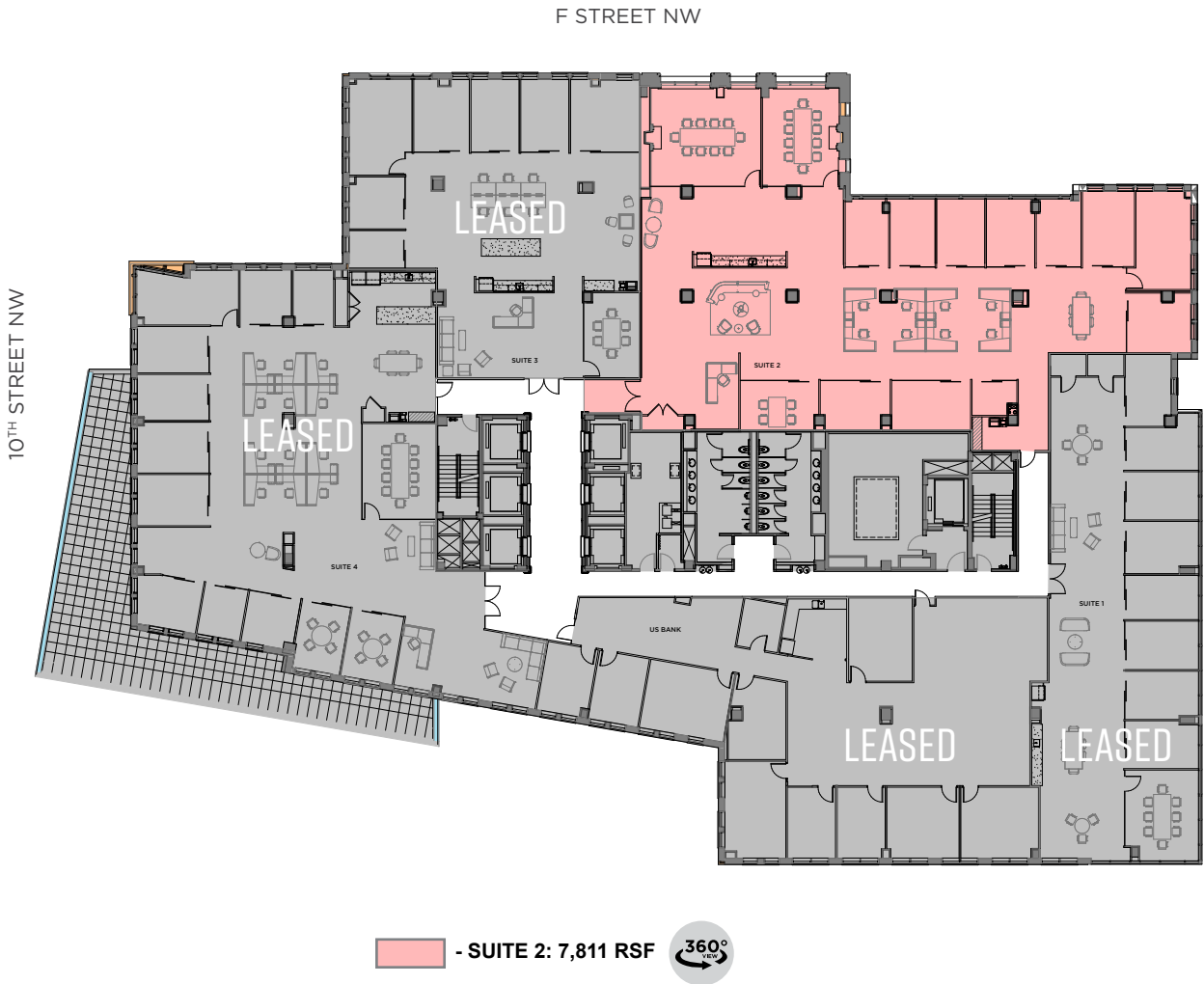
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AVAILABILITIES

950 F STREET

MODERN | **WORKPLACE**

7TH FLOOR
7,811 RSF



15



10TH FLOOR | SPEC SUITES



950 F STREET

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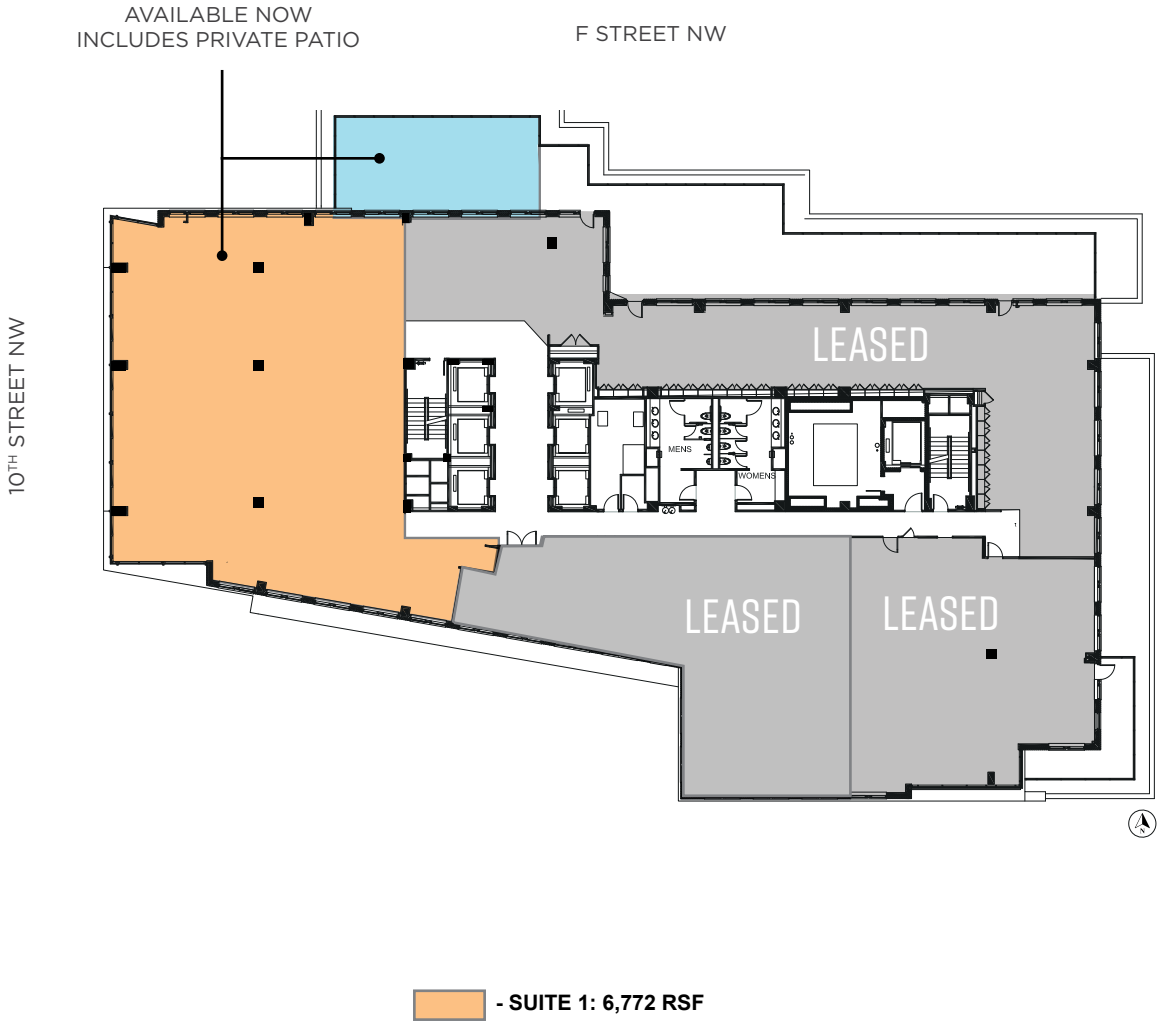
950 F STREET

AVAILABILITIES

MODERN | **WORKPLACE**

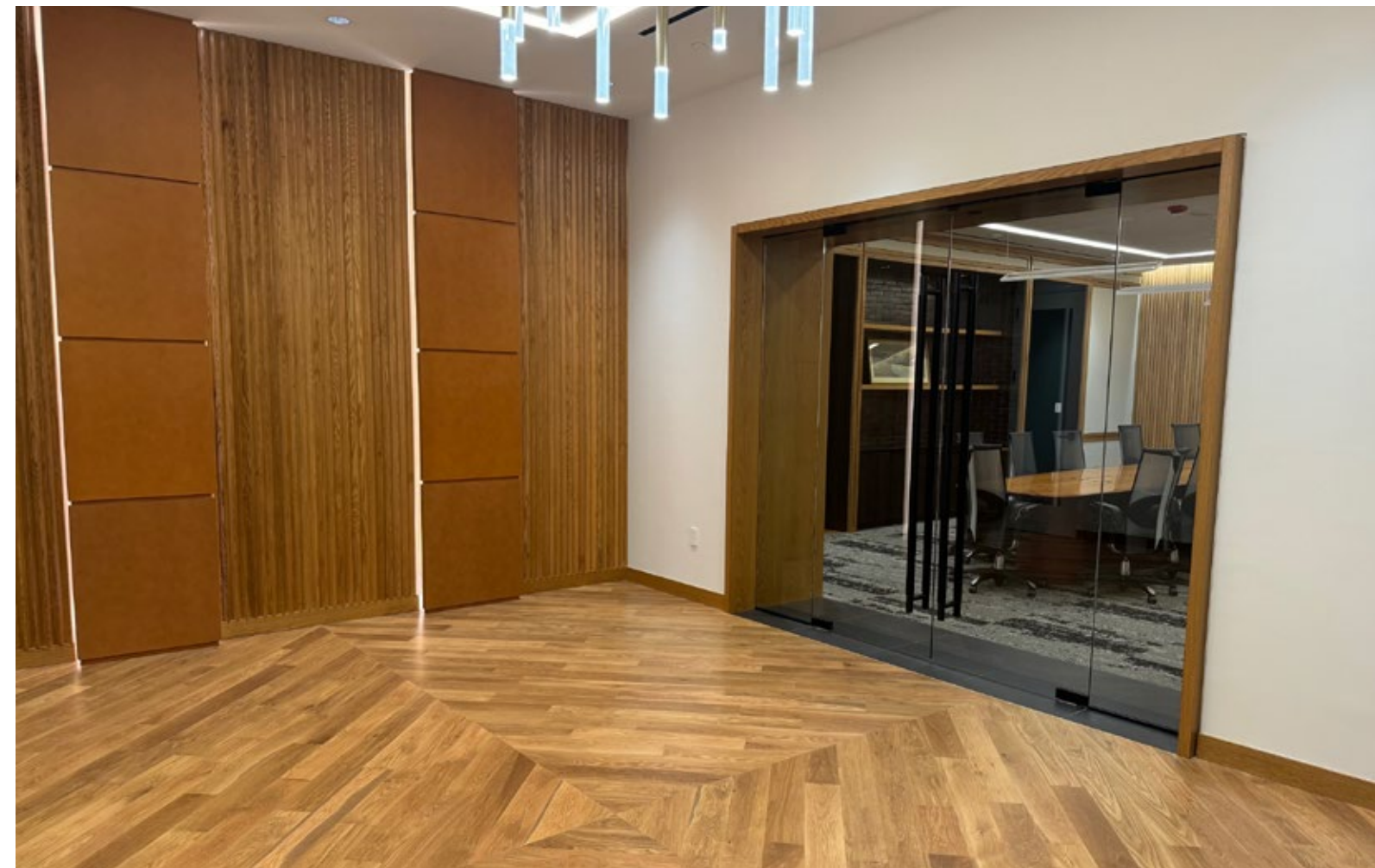
10TH FLOOR
PRIVATE PATIO AVAILABLE

6,772 RSF



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CONFERENCE CENTER



MODERN | HISTORY

950 F

STREET

THE ATLANTIC BUILDING

950 F Street, NW
Washington, DC 20004



For over three decades, Douglas Development Corporation has been a true pioneer in the field of redevelopment in the District of Columbia, as well as in suburban Virginia and Maryland. Douglas Development has earned a reputation for revitalizing underdeveloped, emerging areas and continues to win praise from local government authorities, community members, neighbors, and the real estate community at large.

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CUSHMAN &
WAKEFIELD