

1300 CONNECTICUT AVENUE NW WASHINGTON, DC

1,894 SF 2ND GENERATION RESTAURANT AVAILABLE

RAPPAPORT
CULTIVATING PLACES



1300
CONNECTICUT
AVENUE
Washington, DC



1300 CONNECTICUT AVENUE NW

WASHINGTON, DC

- | Highly visible streetfront space on Connecticut Avenue with more than 27,000 vehicles passing per day
- | With a 99 Walkscore, this high traffic area caters to DC professionals, residents and tourists alike
- | This space could also be considered for cell phone, fitness, or service uses

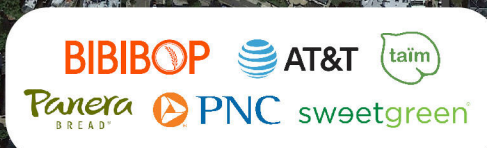
DEMOGRAPHICS 2024

	.25 MILE	.5 MILE	1 MILE
 POPULATION	4,132	17,696	79,447
 DAYTIME POPULATION	22,336	127,639	243,134
 HOUSEHOLD INCOME	\$108,714	\$132,361	\$143,633
 TRAFFIC COUNTS	27,000 on Connecticut Avenue NW		

CO-TENANTS



1300 CONNECTICUT AVENUE NW
WASHINGTON, DC



P STREET NW



CONNECTICUT AVENUE NW

19TH STREET NW

NEW HAMPSHIRE AVENUE NW

18TH STREET NW

DUPONT CIRCLE NW



P STREET NW

MASSACHUSETTS AVENUE NW



[solidcore]

SOULCYCLE



BARRY'S



CAVA



SITE PLAN

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