HEIGHTS SHOPPING **CENTER**WASHINGTON, DC





HEIGHTS SHOPPING CENTER

WASHINGTON, DC

- I Highly visible neighborhood center on the corner of Hawaii Avenue and Taylor Street in NE Washington, D.C.
- Located adjacent to Catholic University of America (5,059 Students)
- 1,443 hospital beds within 1.5 miles
- | Exterior and pylon signage available
- I Second generation barber shop and salon

DEMOGRAPHICS 2025

		0.5 MILE	1 MILE	2 MILES
	POPULATION	7,570	30,646	158,820
	DAYTIME POPULATION	5,557	33,293	80,163
\$	HOUSEHOLD INCOME	\$112,147	\$130,680	\$137,888
<u></u>	TRAFFIC COUNTS	12,500 on	Taylor Stree	t

AREA RETAILERS













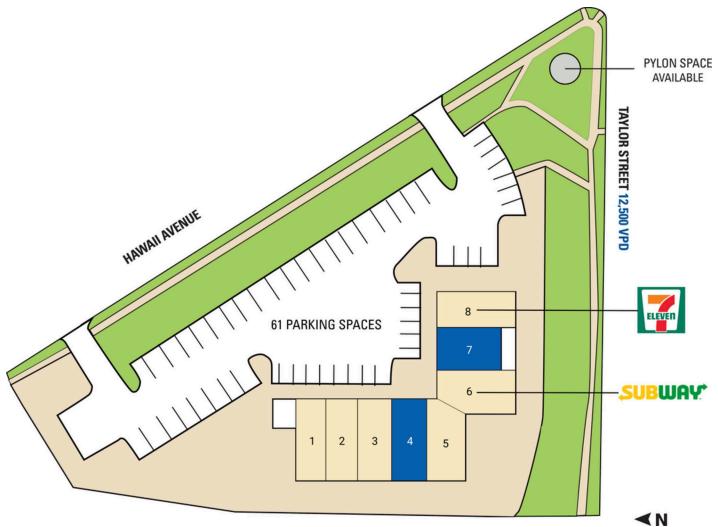




SITE PLAN

HEIGHTS SHOPPING CENTER | WASHINGTON, DC

1,199 - 1,200 SF AVAILABLE



Space	Sq. Ft	Tenant Name	Space	Sq. Ft	Tenant Name	Space	Sq. Ft	Tenant Name
1	1,366	Sicilian Pizza	4	1,199	Available	7	1,200	Available
2	960	Dolphins	5	2,507	University Wine and Spirits	8	2,400	7-Eleven
3	1,200	Seafood Deli	6	1,200	Subway			
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