

# TRINITY SQUARE

WASHINGTON, DC

871 SF AVAILABLE

RAPPAPORT  
CULTIVATING PLACES









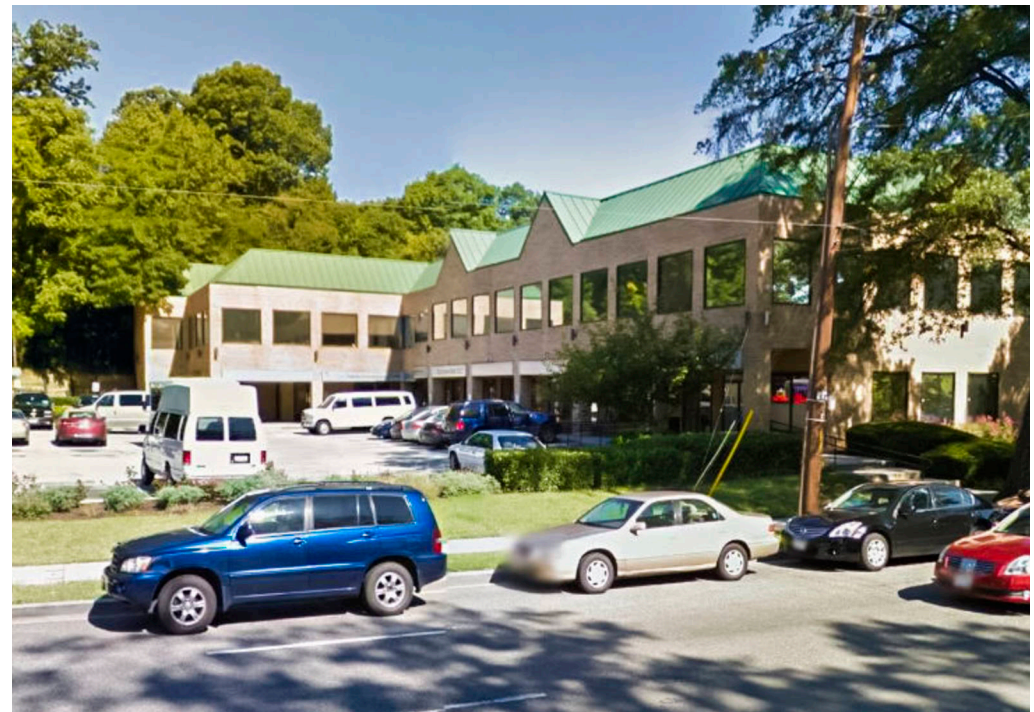
## TRINITY SQUARE WASHINGTON, DC

- | Located in the dense Brookland neighborhood with a rising student population due to the proximity of Catholic University and Trinity Washington University
- | Less than 5-minute drive to Washington VA Hospital and Medstar Hospital with a combined 947 beds
- | Adjacent to VA Medical Centers and 120 bed Community Living Center
- | Underserved retail corridor
- | Monument signage available

### DEMOGRAPHICS 2024

	0.5 MILE	1 MILE	2 MILES
 <b>POPULATION</b>	8,786	31,816	207,429
 <b>DAYTIME POPULATION</b>	7,694	30,381	98,905
 <b>HOUSEHOLD INCOME</b>	\$87,212	\$93,326	\$107,064
 <b>TRAFFIC COUNTS</b>	36,000 on Michigan Avenue NE		

### CO-TENANTS





# TRINITY SQUARE WASHINGTON, DC

## HEIGHTS SHOPPING CENTER



## THE CATHOLIC UNIVERSITY OF AMERICA

6,100 STUDENTS  
750 FACULTY

OLD SOLDIERS' HOME  
GOLF COURSE

## WASHINGTON D.C. VA MEDICAL CENTER

225 BEDS  
120 BEDS LONG-TERM CARE  
(SENIOR LIVING)



## TRINITY SQUARE



NORTH CAPITOL STREET NW 30,000 VPD

MICHIGAN AVENUE NE 36,000 VPD

JOHN M MCCORMACK DRIVE 2,000 VPD

SAN ANTONIO  
BAR & GRILL

PNC BANK

yes!  
Organic

BROOKLAND-CUA  
METRO STATION  
5,766 DAILY RIDERS



BROOKLAND  
PINT  
EST. 2014

Analog

MONROE ST.  
MARKET

BUSBOYS  
AND POETS

CHIPOTE  
MEXICAN GRILL

Orangetheory  
FITNESS

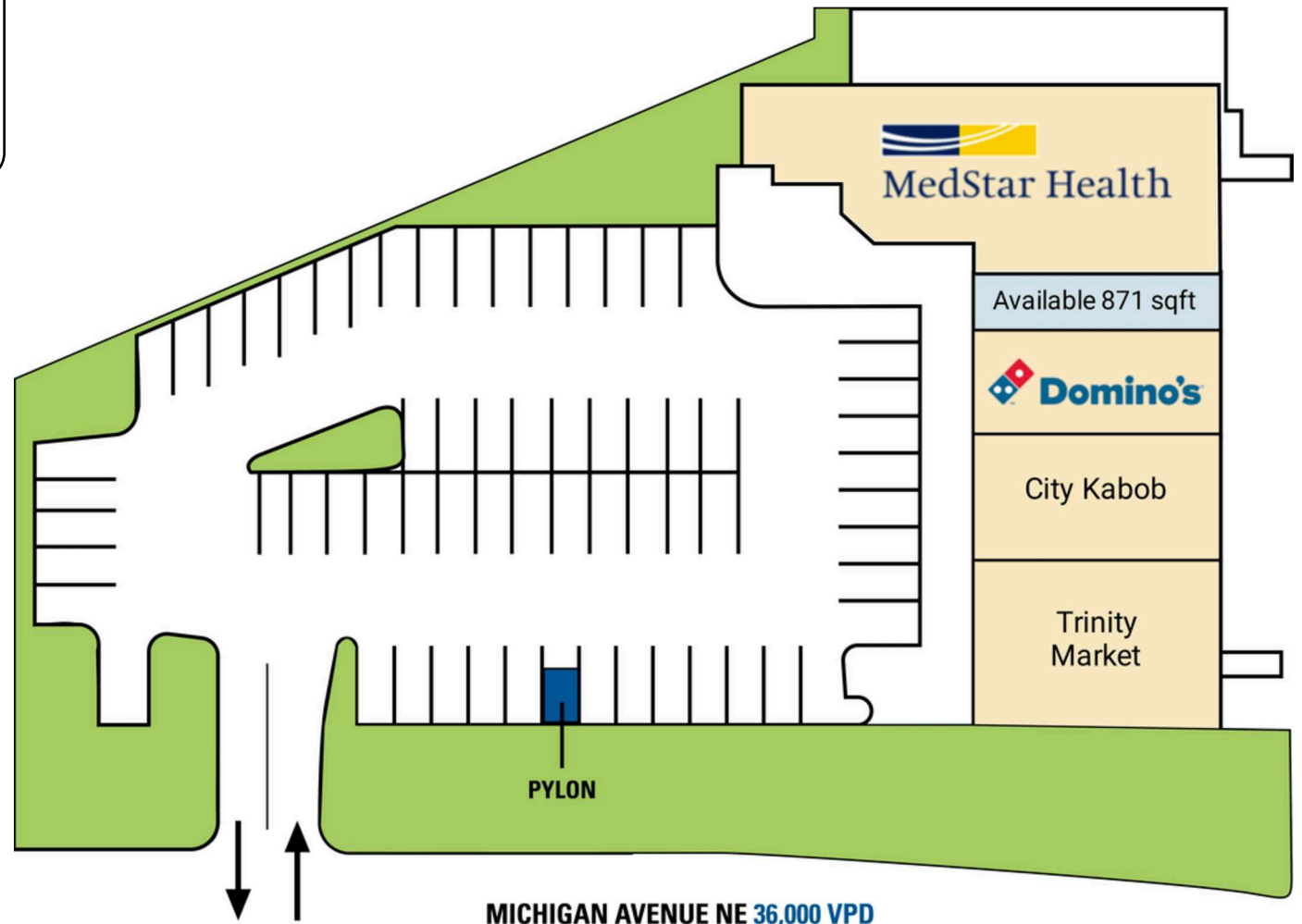


## SITE PLAN

TRINITY SQUARE | WASHINGTON, DC

871 SF AVAILABLE

Space	Sq. Ft	Tenant Name
1	17,713	MedStar Health
2	871	Available
3	1,590	Domino's Pizza
4	1,620	City Kabob
5	1,975	Trinity Market





**TRINITY SQUARE | 210 MICHIGAN AVENUE NE, WASHINGTON, DC**

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