

# TRINITY SQUARE

WASHINGTON, DC

FULLY LEASED





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 2025

	0.5 MILE	1 MILE	2 MILES
 POPULATION	8,786	31,816	207,429
 DAYTIME POPULATION	7,694	30,381	98,905
 HOUSEHOLD INCOME	\$87,212	\$93,326	\$107,064
 TRAFFIC COUNTS	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 NWV 30,000 VPD**

**MICHIGAN AVENUE NE 36,000 VPD**

**JOHN MCCORMACK DRIVE NE 2,000 VPD**



**BROOKLAND-CUA METRO STATION**  
5,766 DAILY RIDERS



**BROOKLAND PINT**  
EST. 2014

**Analog** Specialty & Vintage Beer

**MONROE ST. MARKET**

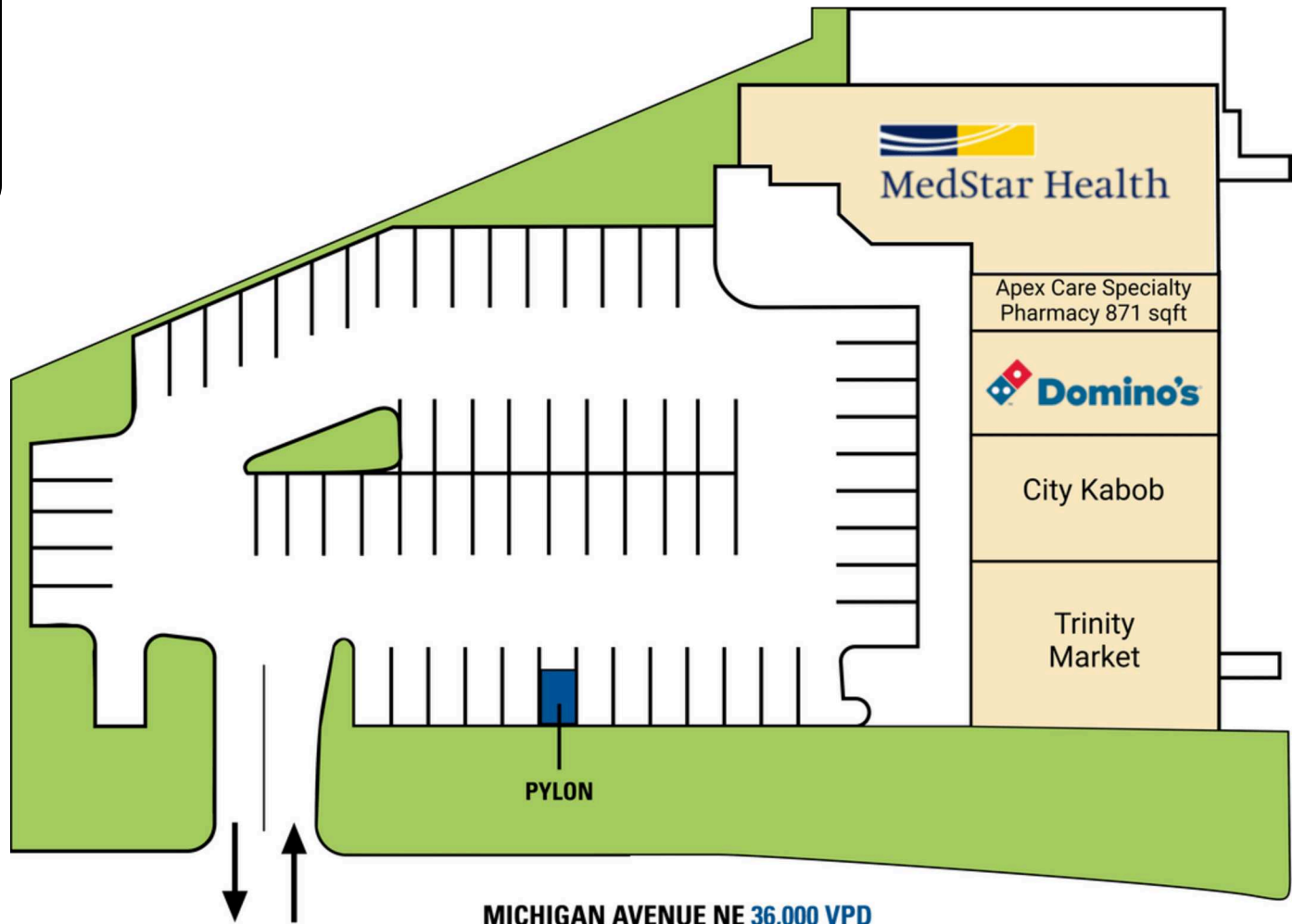


**Orangetheory FITNESS**

# SITE PLAN

TRINITY SQUARE | WASHINGTON, DC

Space	Sq. Ft	Tenant Name
1	17,713	MedStar Health
2	871	Apex Care Specialty Pharmacy
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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