

# DUPONT CIRCLE METRO

WASHINGTON, DC  
FULLY LEASED





RAPPAPORT  
CULTIVATING PLACES



## DUPONT CIRCLE METRO WASHINGTON, DC

- | Traditional high street environment
- | Property is in a metro-centric trade area with a walkscore of 99
- | Retail driven by service and food users
- | Iconic brand building site
- | Urban dwellers drawn to healthy and hip food alternatives

### DEMOGRAPHICS 2025

	0.5 MILE	1 MILE	2 MILES
 <b>POPULATION</b>	22,076	82,414	224,499
 <b>DAYTIME POPULATION</b>	74,722	223,961	423,488
 <b>HOUSEHOLD INCOME</b>	\$139,065	\$140,249	\$130,738
 <b>TRAFFIC COUNTS</b>	36,240 on Connecticut Avenue NW		

### CO-TENANTS



DUPONT CIRCLE METRO  
WASHINGTON, DC



1528 CONNECTICUT AVENUE



GELATO & COFFEE  
**DOLCEZZA**  
EST. 2004



hair cuttury  
LOFT  
bluemercury  
drybar



CONNECTICUT AVENUE NW

19TH STREET NW

NEW HAMPSHIRE AVENUE NW

18TH STREET NW

DUPONT CIRCLE NW

P STREET NW

P STREET NW



NEW HAMPSHIRE AVENUE NW

19TH STREET NW

CONNECTICUT AVENUE NW

MASSACHUSETTS AVENUE NW

Tatte  
BAKERY & CAFÉ



[solidcore]

SOULCYCLE



Tatte  
BAKERY & CAFÉ



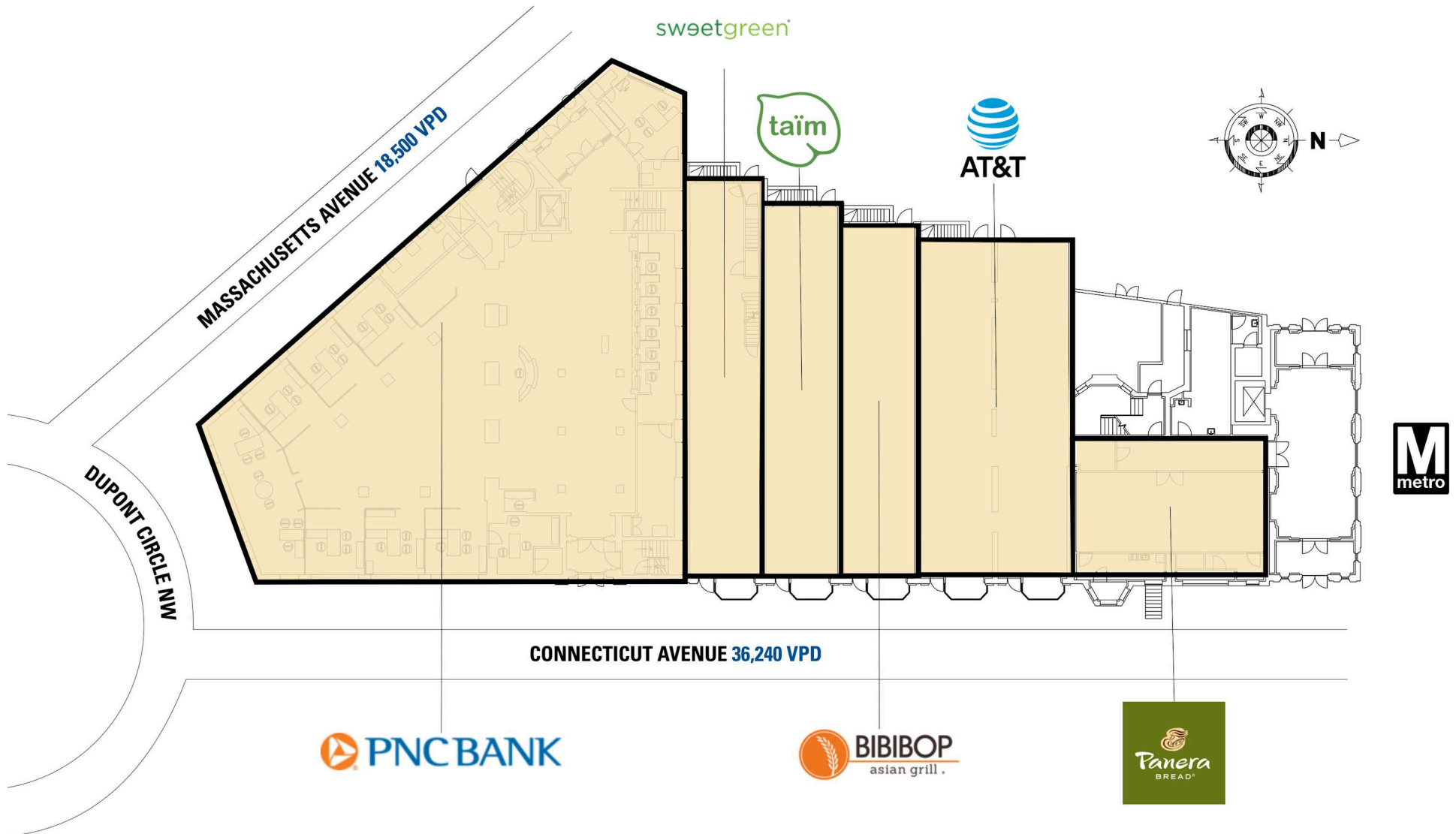
CAVA



# SITE PLAN

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