

1090 VERMONT AVENUE NW WASHINGTON, DC

RAPPAPORT
CULTIVATING PLACES







1090 VERMONT AVENUE NW

WASHINGTON, DC

- | Streetfrontage facing Vermont Avenue with 11,900 vehicles passing daily
- | Vented for food use
- | Ideal daytime location with over 45,000 employees working within .25 mile of the site
- | Surrounded by many hotels including the Loews Madison, Capital Hilton, The St. Regis, Crowne Plaza and The Westin
- | Dense residential area with 39,489 homes within one mile of the site
- | One block from the Fannie Mae headquarters at Midtown Center

DEMOGRAPHICS 2025

	0.25 MILE	0.5 MILE	1 MILE
 POPULATION	3,493	16,758	71,718
 DAYTIME POPULATION	60,673	174,784	405,285
 HOUSEHOLD INCOME	\$113,960	\$131,064	\$71,718
 TRAFFIC COUNTS	11,900 on Vermont Ave		

AREA RETAILERS



1090 VERMONT AVENUE NW
WASHINGTON, DC

FannieMae.
Fannie Mae HQ
Development

STRAYER
UNIVERSITY

LINCOLN

CVS
pharmacy

chix
ORDER ONLINE

au bon pain.
cafe bakery

STARBUCKS
COFFEE

zoup!

DUNKIN'
DONUTS

PIZZA
AUTENTICA

L STREET

Post Pub
Washington, DC

SITE

VERMONT AVENUE

Bozzelli's
ITALIAN SANDWICH SHOP

JJ

SUBWAY

MODERN
market

cosi
LIFE BEHOLD TO THE SELLER

POTBELLY
SANDWICH SHOP

STARBUCKS
COFFEE

GREGORY'S
COFFEE

GRILL
KABOB

BB
LIVE HERE DAILY

CROWNE PLAZA
HOTELS & RESORTS

14TH STREET

K STREET

citibank

corner
bakery
CAFE

EAGLEBANK
We're listening.

Capital One Bank

au bon pain.
cafe bakery

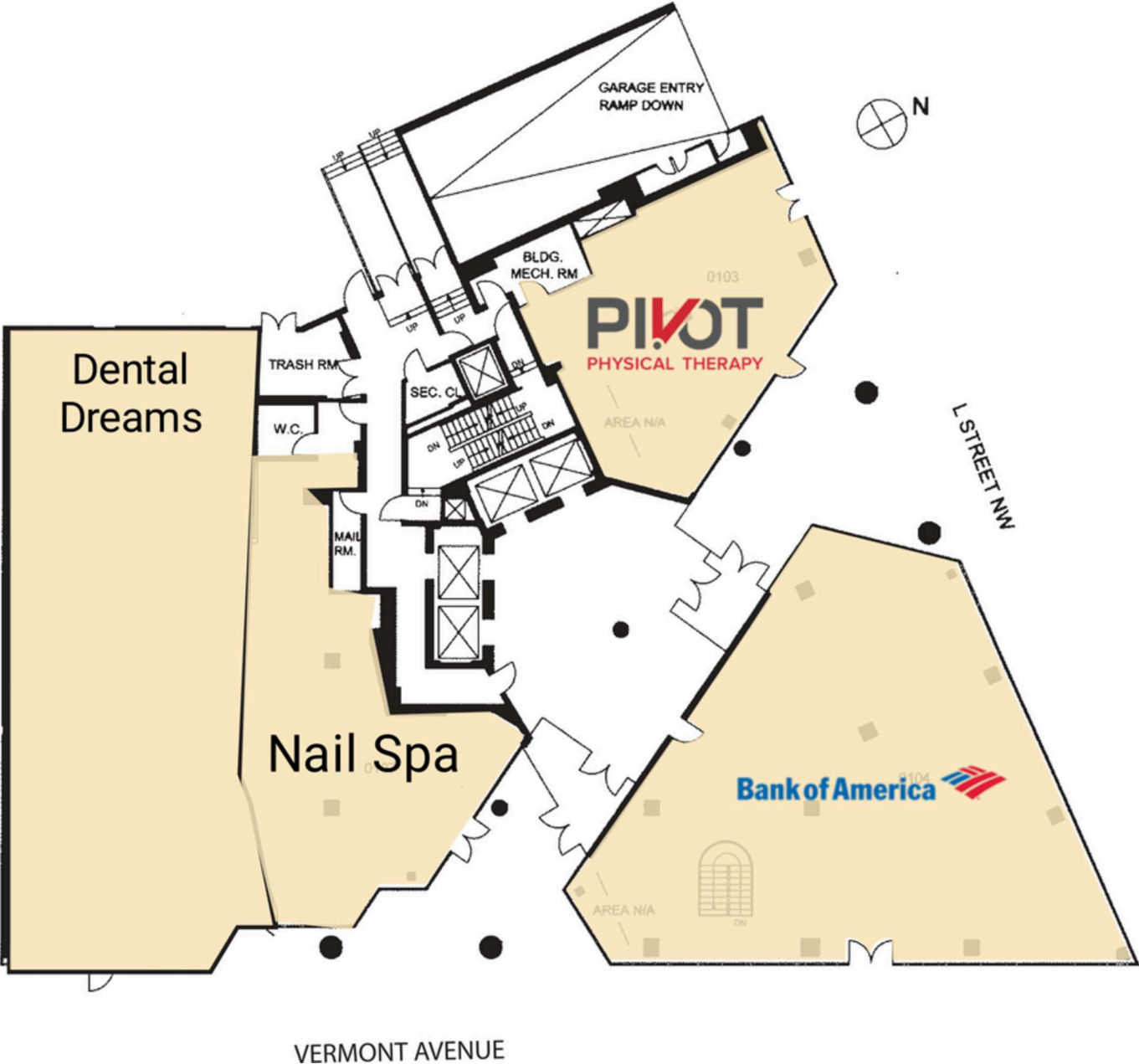
Siroc

STARBUCKS
COFFEE

HSBC

SITE PLAN

1090 VERMONT AVENUE NW | WASHINGTON, DC





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Mike Howard | mhoward@rappaportco.com | 571.382.1219

Bill Dickinson | bdickinson@rappaportco.com | 703.310.6983

Melissa Webb | mwebb@rappaportco.com | 703.980.6829

rappaportco.com