



1717 K Street NW
Washington, DC

1,604 - 3,680 SF available

RAPPAPORT
CULTIVATING PLACES®

Washington

District of Columbia

- This trophy building is located in the heart of Golden Triangle across from Farragut Square Metro
- 1,604 SF street-front retail opportunity on Connecticut Ave alongside Starbucks, Charles Tyrwhitt, and Citibank
- 3,680 SF fully built-out former financial services space with floor to ceiling glass
- Excellent ground floor K Street opportunity for investment office or professional service firm



2025 Demographics

	0.5 mi.	1 mi.	2 mi.
Population	11,826	63,481	201,620
Daytime Population	132,504	223,920	508,990
Household Income	\$139,541	\$175,702	\$178,501
Traffic Counts	29,360 on Connecticut Avenue		

Area Retailers



1717 K STREET NW
WASHINGTON, DC



corepower
YOGA TRUIST

H&M

International Square
WELLS FARGO Starbucks

M metro

citibank

1717 K Street

K STREET NW 28,900 VPD

21ST STREET NW

20TH STREET NW

19TH STREET NW

18TH STREET NW

17TH STREET NW

16TH STREET NW

15TH STREET NW

14TH STREET NW

FARRAGUT SQUARE

MCPHERSON SQUARE

FRANKLIN PARK

FOUNDING FARMERS

barbousard DUNKIN' DONUTS

M metro

sweetgreen LUKE'S

I STREET NW

M metro

CVS pharmacy CHIPOTLE MEXICAN GRILL bindaas

PENNSYLVANIA AVE NW

Panera Peet's COFFEE roti MEDITERRANEAN GRILL

H STREET NW

LAFAYETTE SQUARE

15TH STREET NW

The White House

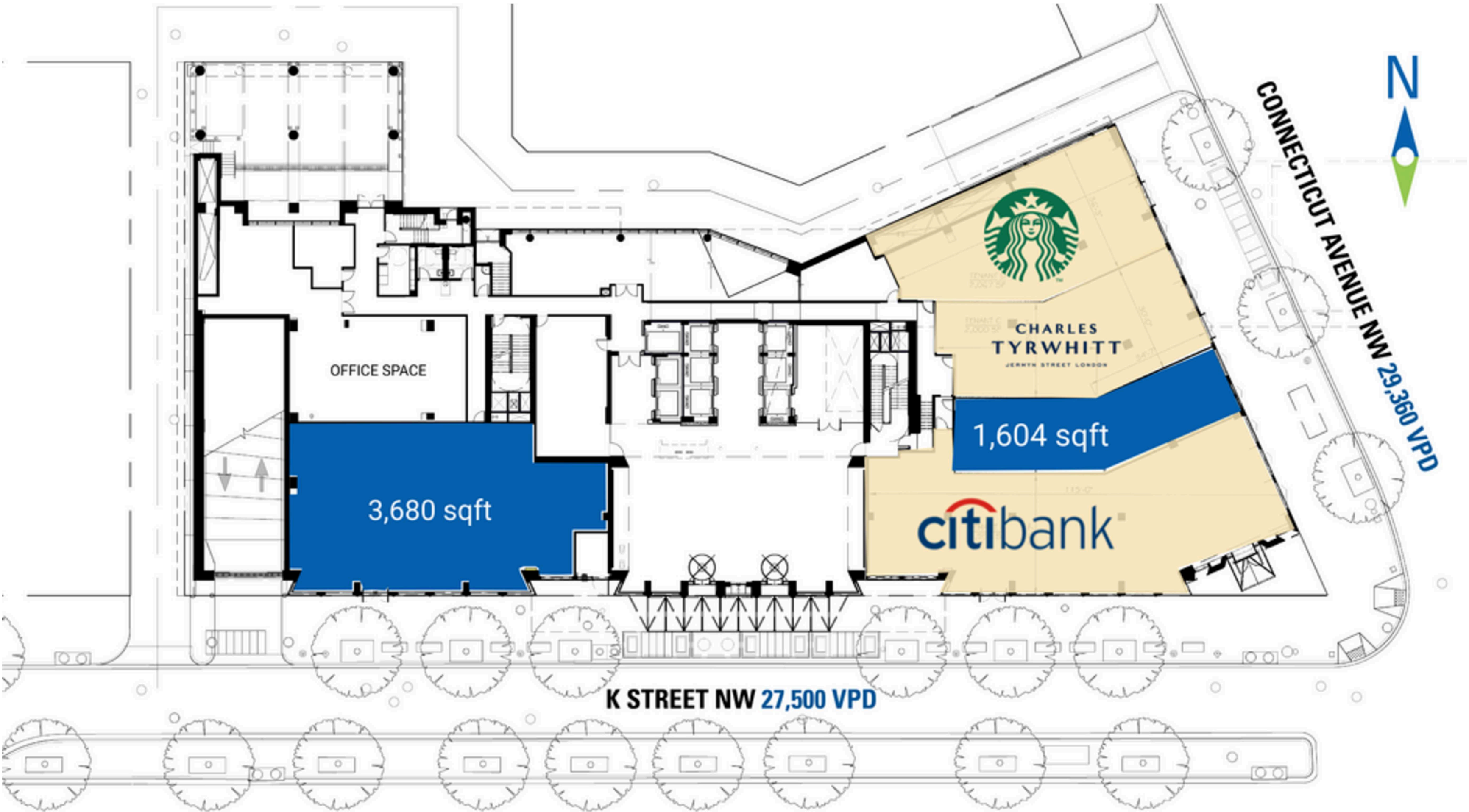
1717 K Street NW

RAPPAPORT
CULTIVATING PLACES

Site Plan

1,604 - 3,680 SF available

Space #	Sq. Ft.	Tenant
1	3,680	Available
2	3,955	Citibank
3	1,604	Available
4	2,000	Charles Tyrwhitt
5	2,607	Starbucks



Space 1 Site Plan

3,680 SF available



Space #	Sq. Ft.	Tenant
1	3,680	Available



K STREET 27,500 VPD

Space 3 Site Plan

1,604 SF available

Space #	Sq. Ft.	Tenant
1	1,604	Available



Discover your next retail opportunity at
rappaportco.com



WASHINGTON, D.C. | MARYLAND | VIRGINIA

1717 K STREET NW, WASHINGTON, DC

Bill Dickinson | bdickinson@rappaportco.com | 703.310.6983

Mike Howard | mhoward@rappaportco.com | 571.382.1219

Melissa Webb | mwebb@rappaportco.com | 703.980.6829