



1100 New Jersey Avenue SE
Washington, DC

Fully Leased



Washington

District of Columbia

- 3,253 SF of ground floor retail available
- Join strong co-tenants CVS, Five Guys, and Wise Guy Pizza
- 5.2M SF of office space in the surrounding Capitol Riverfront
- Adjacent to Canal Park and within walking distance of the National
- Right across the street from the Navy Yard Metro Station with 9,763 daily riders



2025 Demographics

	.5 mi.	.75 mi.	1 mi.
Population	13,351	23,385	28,090
Daytime Population	11,972	25,075	41,501
Household Income	\$94,512	\$110,497	\$119,101
Traffic Counts	19,000 on M Street SE		

Area Retailers

The UPS Store


AT&T

FIVE GUYS®
BURGERS and FRIES









CVS pharmacy

Canal Park
28,000+ Vistors per year
Seasonal Ice-Skating
Rink and Foundation

**1100 New Jersey
Avenue SE**

UNITED
BANK

T-Mobile

DC Credit Union

GR M
metro

M ST SE 18,000 VPD

THE
BULLPEN

WELLS
FARGO
EL BEBE

Starbucks

Harris Teeter
YOUR NEIGHBORHOOD MARKET

Public
Storage

tropical CAFE

CHOIT
Creative Salad Company

Nando's

DISTRICT
DOGS

Andy's PIZZA

SILVER Diner

TD Bank

N STREET

Panera
BREAD

MISSION
NAVY YARD

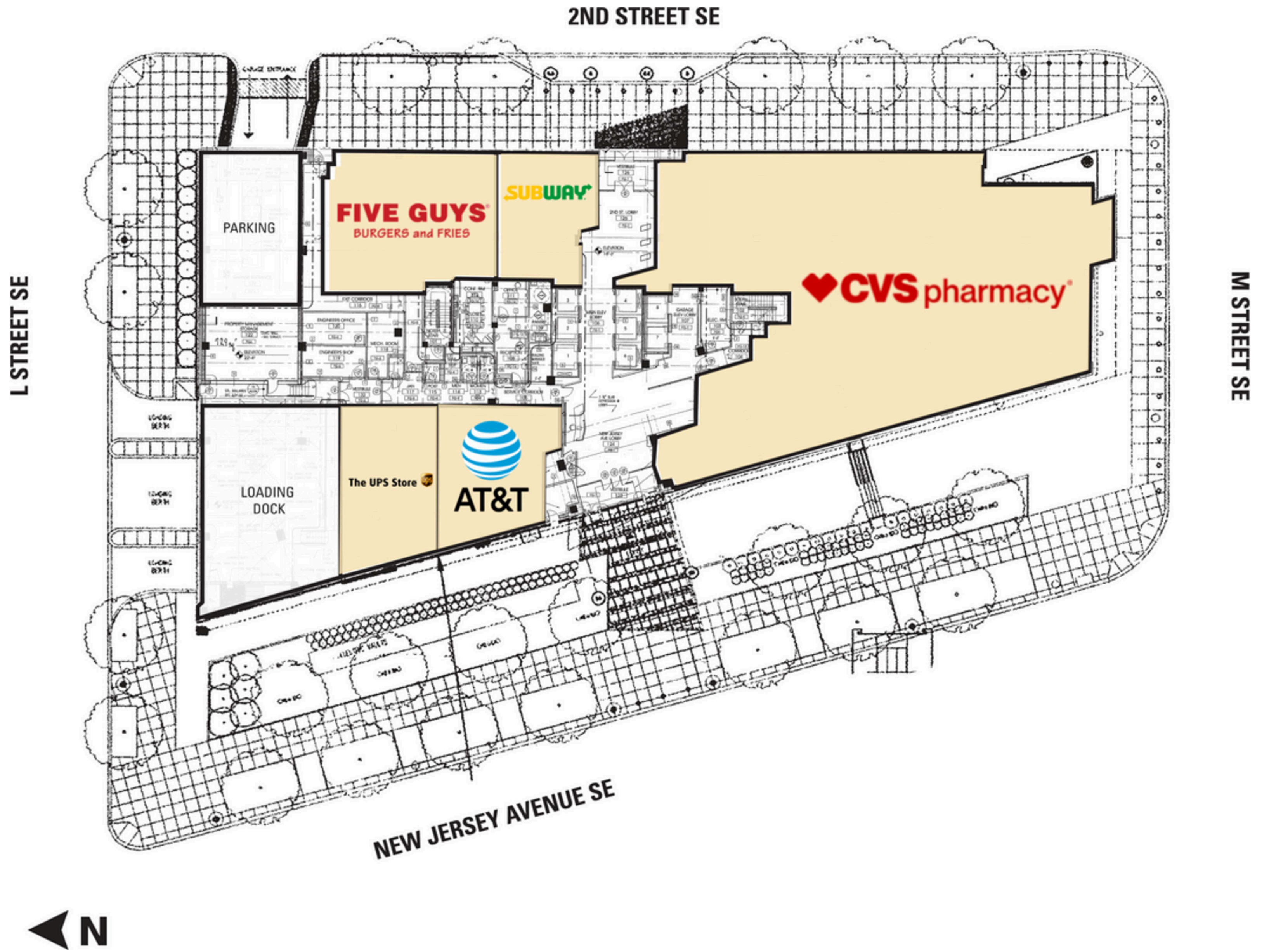
POTBELLY
SANDWICH SHOP

Toastique
GOURMET TOAST
& JUICE BAR

1100 New Jersey Avenue SE

Site Plan

Space #	Sq. Ft.	Tenant
1A	-	The UPS Store
1B	-	AT&T
2	-	Five Guys Burgers & Fries
3	-	Subway
4	-	CVS Pharmacy



● Space Available

1100 New Jersey Avenue SE

The Property



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1100 NEW JERSEY AVENUE SE | 1100 NEW JERSEY AVENUE SE, WASHINGTON, DC

Kyle Gamber | kgamber@rappaportco.com | 571.382.1216

Bill Dickinson | bdickinson@rappaportco.com | 703.310.6983