



# Spring Valley Village Office

Washington, DC

Executive Office Suites Available

**RAPPAPORT**  
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# Washington

## District of Columbia

- Thoughtfully designed office space featuring private offices, common area with kitchenette, coffee stations, conference room, huddle rooms, and more
- Originally developed in 1939, fully renovated in 2020
- Designated surface parking on-site
- Located alongside fully-leased trophy shopping center on Massachusetts Ave in Washington, D.C.
- Located 3 miles south of Bethesda, and 3 miles north of Georgetown. Half mile from American University with 14,800 students



## 2026 Demographics

	.25 mi.	.5 mi.	1 mi.
Population	11,163	4,980	20,837
Daytime Population	207	3,564	10,255
Household Income	\$309,959	\$377,226	\$321,606
Traffic Counts	19,599 on Massachusetts Ave NW		

## Area Retailers



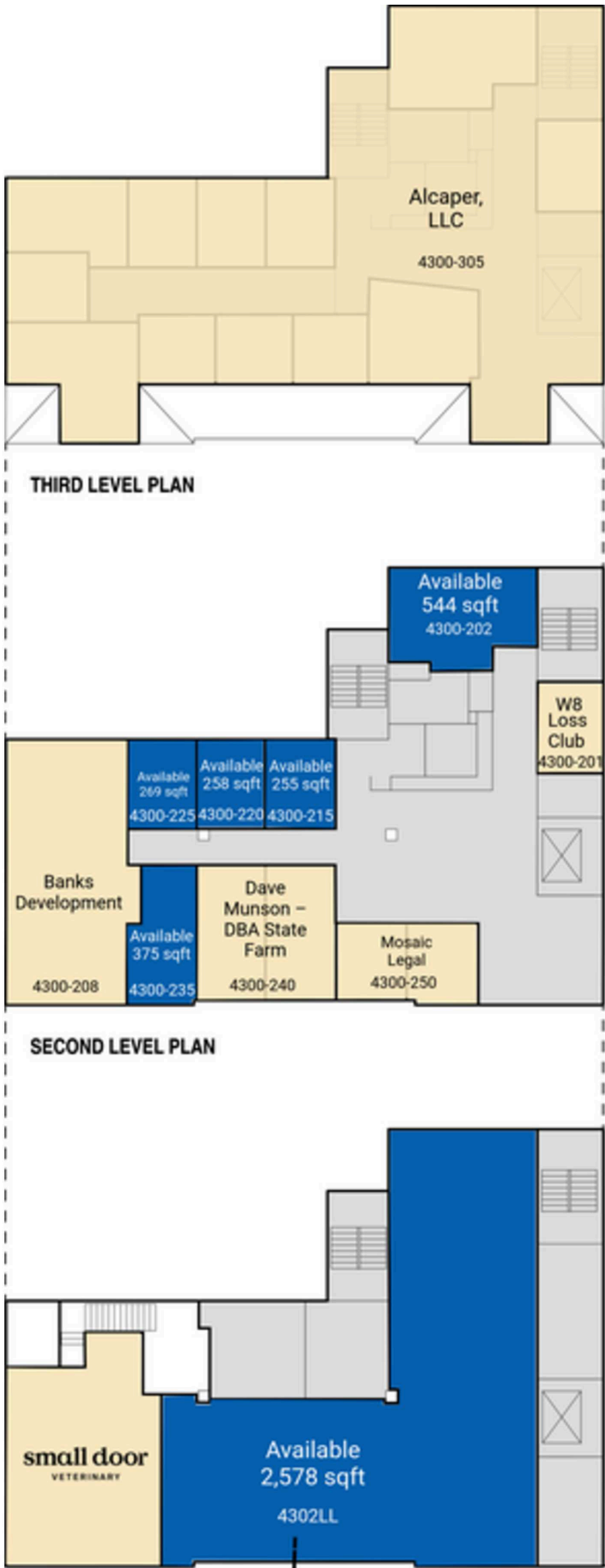




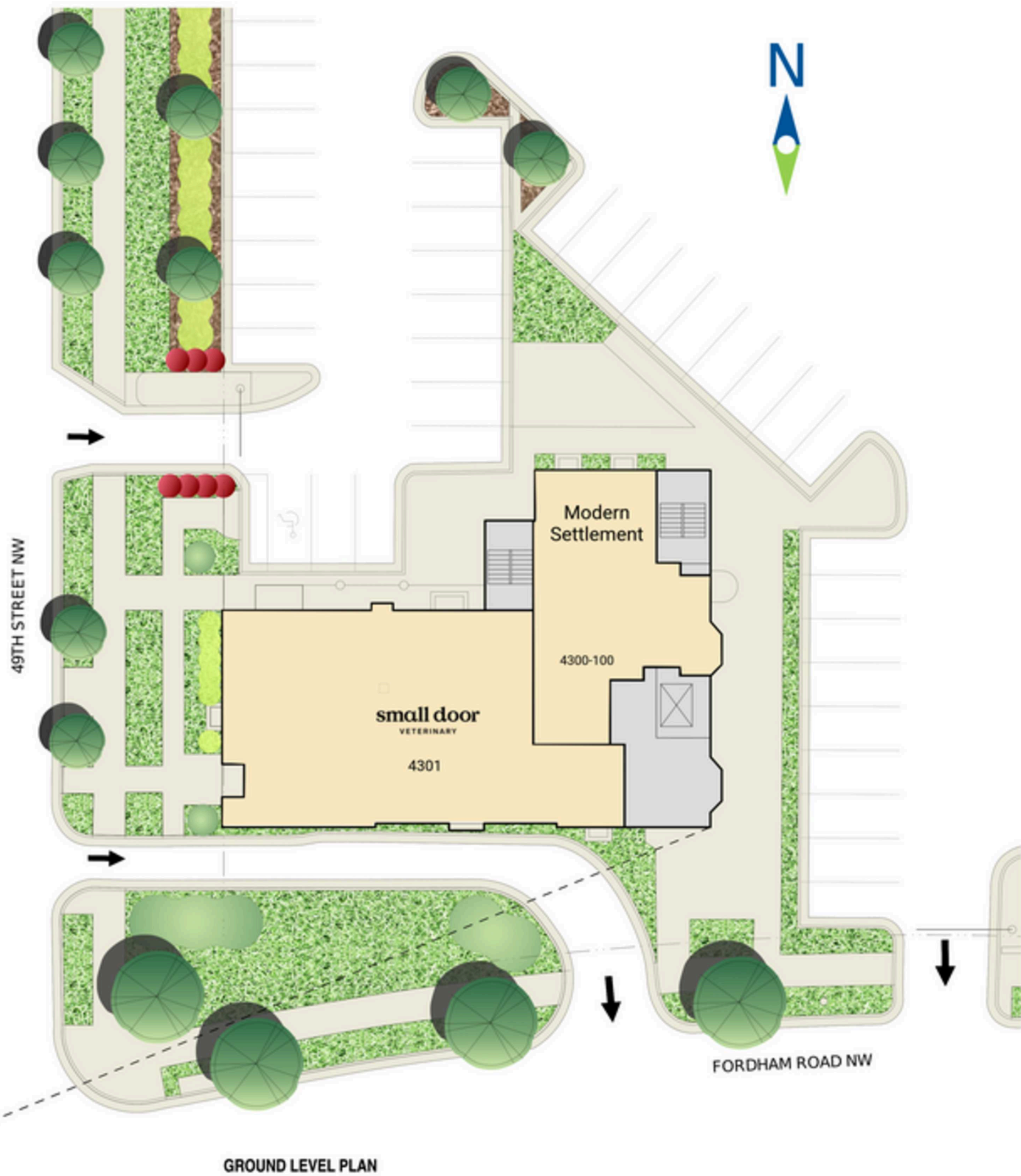
# Site Plan

255 - 2,578 SF available

● Space Available



Space is Best Fit for Fitness Users



# Tenant List

Space #	Sq. Ft.	Tenant
4300-100	1,123	Modern Settlement
4300-201	330	W8 Loss Club
4300-202	544	Available
4300-208	1,206	Banks Development
4300-215	255	Available

Space #	Sq. Ft.	Tenant
4300-220	258	Available
4300-225	269	Available
4300-235	375	Available
4300-240	715	Dave Munson – DBA State Farm
4300-250	455	Mosaic Legal

Space #	Sq. Ft.	Tenant
4300-305	3,545	Alcaper, LLC
4301	3,221	Small Door Veterinary
4302LL	2,578	Available



# The Property





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