

Report Criteria

location

Location method **Submarket**

Submarkets (in Markets) **CBD (Washington DC), East End (Washington DC)**

space

Available Space **2,500 - 3,500 SF contig on 1 floor**

Space Options **Exclude if Not For Lease**

Space Use **Office**

Asking Rent(\$/SF/yr) **\$1.00-\$40.00**




property

Type **Office**


Status **Existing**

CBD, East End_2500 to 3500 sf_ up to \$40 psf




Sort By: Submarket = Washington DC-CBD

Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 1) 910 16th St NW, Washington, DC 20006 30,000 SF Class B Office Building Built in 1971											
E 3rd	1,000-3,387	\$25.00/fs	18-24 mnths	Vacant	As-Is	Office/D	10,161 SF	3,387 SF	\$7,056.25	14 Mths	to 1,000
6 windowed offices with great White House views. Perfect for short-term space needs for growing companies. Great elevator exposure for full floor tenant. Cost effective opportunity. Lots of natural light.											
E 4th	1,000-3,387	\$25.00/fs	18-24 mnths	Vacant	As-Is	Office/D	10,161 SF	3,387 SF	\$7,056.25	14 Mths	to 1,000
6 windowed offices with great White House views. Perfect for short-term space needs for growing companies. Great elevator exposure for full floor tenant. Cost effective opportunity. Lots of natural light.											
E 6th	1,000-3,387	\$25.00/fs	18-24 mnths	Vacant	As-Is	Office/D	10,161 SF	3,387 SF	\$7,056.25	14 Mths	to 1,000
6 windowed offices with great White House views. Perfect for short-term space needs for growing companies. Great elevator exposure for full floor tenant. Cost effective opportunity. Lots of natural light.											
 2) 1020 16th St NW, Washington, DC 20036 The Lafayette 20,000 SF Class C Office Building Built in 1986											
E 2nd/ Suite 200	2,750	\$34.00/+util	3-5 yrs	Vacant	Some Work	Office/D	2,750 SF	2,750 SF	\$7,791.67	7 Mths	N
The suite has about 8 offices											
 3) 1111 16th St NW, Washington, DC 20036 AAUW Bldg 42,000 SF Class B Office Building Built in 1975											
E 2nd	6,000	\$37.00-\$39.00/fs	3-5 yrs	Vacant	Some Work	Office/D	6,000 SF	6,000 SF	\$19,500.00	9 Mths	Y



CBD, East End_2500 to 3500 sf_ up to \$40 psf

Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 4) 1050 17th St NW, Washington, DC 20036 154,413 SF Class B Office Building Renovated in 1989 Built in 1975											
P 2nd	2,932	\$35.00/fs	Thru Dec 2014	Vacant	Some Work	Office/D	2,932 SF	2,932 SF	\$8,551.67	33 Mths	N
Through 12/31/2014											
 5) 1101 17th St NW, Washington, DC 20036 Morris B. Hariton Building 189,655 SF Class B Office Building Built in 1964											
P 4th/ Suite 409	1,700-3,481	\$25.00/fs	Thru Aug 2011	30 Days	Some Work	Office/S	3,481 SF	3,481 SF	\$7,252.08	19 Days	to 1,700
Landlord is willing to accept longer term.											
 6) 1020 19th St NW, Washington, DC 20036 108,000 SF Class A Office Building Renovated in 1999 Built in 1982											
P LL/ Suite LL 20	2,804	\$32.50/fs	3-10 yrs	Vacant	Some Work	Office/D	2,804 SF	2,804 SF	\$7,594.17	7 Mths	N
Open plan, built out for legal document review, furniture available. Space is in great shape and move in ready. Would also work well for printing company or classroom.											




CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	7) 1146 19th St NW, Washington, DC 20036											
	45,834 SF Class B Office Building Built in 1985											
	E 3rd/ Suite 300	1,000-5,557	\$35.00-\$38.00/fs	Thru Nov 2011	30 Days	As-Is	Office/S	5,557 SF	5,557 SF	\$17,597.17	9 Mths	to 1,000
	* Beautiful space * 14 windowed offices with conference rooms, furniture & equipment * 2-3 Blocks to Red, Blue & Orange Metro Lines * Space renovated in 2008 * Entire 3rd floor available											
	8) 1129 20th St NW, Washington, DC 20036											
	The Liberty Building											
	176,390 SF Class A Office Building Renovated in 2009 Built in 1969											
	P 2nd	3,265	\$34.00-\$36.00/hnn	5-10 yrs	Vacant	Some Work	Office/N	101,147 SF	3,265 SF	\$9,795.00	37 Mths	N
	P 3rd	2,500-6,388	\$34.00-\$36.00/hnn	5-10 yrs	Vacant	Some Work	Office/N	101,147 SF	6,388 SF	\$19,164.00	32 Mths	to 2,500
	9) 1147 20th St NW, Washington, DC 20036											
	Brewood Bldg											
	20,152 SF Class C Office with street-level Retail Building Built in 1974											
	E LL	3,250	\$28.00/fs	Negotiable	Negotiable	Some Work	Office/D	13,194 SF	3,250 SF	\$7,583.33	6 Mths	N
	E 2nd	2,554	\$37.00/fs	Negotiable	Negotiable	Some Work	Office/D	13,194 SF	2,554 SF	\$7,874.83	6 Mths	N
	E 3rd	2,554	\$37.00/fs	Negotiable	Negotiable	Some Work	Office/D	13,194 SF	2,554 SF	\$7,874.83	6 Mths	N
	E 4th	2,554	\$37.00/fs	Negotiable	Negotiable	Some Work	Office/D	13,194 SF	2,554 SF	\$7,874.83	6 Mths	N




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	10) 1363-1369 Connecticut Ave, Washington, DC 20036											
	Bank Building											
	20,540 SF Class C Office Building Built in 1962											
	P 4th/ Suite 400	2,000-4,000	\$20.00-\$26.00/fs	3-5 yrs	Vacant	As-Is	Office/D	4,000 SF	4,000 SF	\$8,666.67	40 Mths	to 2,000
	Great rents, great location											
	11) 1025 Connecticut Ave NW, Washington, DC 20036											
	Blake Bldg											
	295,206 SF Class B Office with street-level Retail Building Renovated in 1998 Built in 1969											
	P 3rd	4,800	\$36.00/fs	3-4 yrs	30 Days	As-Is	Office/S	4,800 SF	4,800 SF	\$14,400.00	12 Mths	Y
	Open office environment with interior office and conference room. Furniture and furnishings available for use.											
	12) 1120 Connecticut Ave NW, Washington, DC 20036											
	Bender Bldg											
	294,921 SF Class B Office Building Built in 1960											
	P 2nd/ Suite 205	2,715	\$39.00/fs	3-10 yrs	Vacant	Some Work	Office/D	7,478 SF	7,478 SF	\$8,823.75	24 Mths	N
	P 2nd/ Suite 290	750	\$38.00/fs	3-5 yrs	Vacant	Some Work	Office/D	7,478 SF	7,478 SF	\$2,375.00	26 Mths	N




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	13) 1130 Connecticut Ave NW, Washington, DC 20036											
	218,571 SF Class A Office Building Built in 1986											
	P 6th	2,541-3,000	\$38.00/fs	Thru Jul 2012	Negotiable		Office/S	3,000 SF	3,000 SF	\$9,500.00	12 Days	to 2,541
	14) 1150 Connecticut Ave NW, Washington, DC 20036											
	The Connecticut Building											
	204,001 SF Class B Office with street-level Retail Building Built in 1975											
	P LL	400-3,000	\$32.00/fs	3-5 yrs	Vacant		Office/D	3,000 SF	3,000 SF	\$8,000.00	10 Wks	to 400
	P 6th	3,454	\$38.75/fs	Thru Oct 2012	Vacant		Office/S	3,454 SF	3,454 SF	\$11,153.54	3 Mths	N
	15) 1301 Connecticut Ave NW, Washington, DC 20036											
	64,017 SF Class B Office Building Renovated in 1987 Built in 1920											
	P 2nd	1,600-7,750	\$36.00/fs	Thru Apr 2013	30 Days	As-Is	Office/S	7,750 SF	7,750 SF	\$23,250.00	9 Mths	to 1,600




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	16) 1705-1707 DeSales St NW, Washington, DC 20036											
	Broadcast Building											
	34,010 SF Class B Office Building Renovated in 1986 Built in 1963											
	E 4th	1,845-3,430	\$35.00/n	3-10 yrs	Vacant	Some Work	Office/D	3,430 SF	3,430 SF	\$10,004.17	16 Mths	to 1,845
	E 8th	3,280	\$35.00/n	3-10 yrs	Vacant	Some Work	Office/D	3,280 SF	3,280 SF	\$9,566.67	15 Mths	N
	Nice build out with some wood floors and classrooms.											
	17) 1725 DeSales St NW, Washington, DC 20036											
	70,724 SF Class B Office Building Built in 1961											
	P 8th/ Suite 808	1,416	\$39.00-\$42.00/fs	Negotiable	Vacant	Some Work	Office/D	2,795 SF	2,795 SF	\$4,956.00	8 Mths	N
	P 8th/ Suite 806	1,379	\$39.00-\$42.00/fs	3-10 yrs	Vacant	Some Work	Office/D	2,795 SF	2,795 SF	\$4,826.50	24 Mths	N
	18) 1720 Eye St NW, Washington, DC 20006											
	72,020 SF Class B Office Building Built in 1968											
	E 2nd	6,500	\$37.00-\$39.00/fs	3-10 yrs	Vacant		Office/D	17,842 SF	6,500 SF	\$21,125.00	9 Mths	Y
	E 3rd	6,500	\$37.00-\$39.00/fs	3-10 yrs	Vacant	Some Work	Office/D	17,842 SF	6,500 SF	\$21,125.00	45 Mths	Y
	Full floor availability in boutique building. Windowed offices on K Street.											




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	19) 1800 Eye St NW, Washington, DC 20006 Professional Bldg Corner of 18th & Eye Streets 22,329 SF Class B Office Building Renovated in 1981 Built in 1917											
	P 6th	785	\$32.00/fs	1-10 yrs	Vacant		Office/D	2,535 SF	2,535 SF	\$2,093.33	9 Mths	N
	P 6th	1,750	\$32.00/fs	1-10 yrs	Vacant	Some Work	Office/D	2,535 SF	2,535 SF	\$4,666.67	30 Mths	N
	20) 1737 H St NW, Washington, DC 20006 17,836 SF Class B Office Building Renovated in 2001 Built in 1905											
	P BSMT	2,702	\$30.00/fs	3-10 yrs	Vacant	Some Work	Office/D	2,702 SF	2,702 SF	\$6,755.00	7 Mths	N
	21) 1750 H St NW, Washington, DC 20006 111,510 SF Class A Office Building Built in 2002											
	P 6th	2,927	\$35.00- \$37.00/hnn	5-10 yrs	Vacant	Some Work	Office/D	2,927 SF	2,927 SF	\$9,024.92	19 Mths	N
			High window ratio; office intensive space.									




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Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
											
22) 1612 K St NW, Washington, DC 20006											
The City Bldg											
75,515 SF Class B Office Building Renovated in 2005 Built in 1959											
P 10th	2,621	\$35.00/fs	3-5 yrs	03/2010	Some Work	Office/D	2,621 SF	2,621 SF	\$7,644.58	24 Days	N
Kitchenette, No Pass Thurs											
P 12th/ Suite 1385	2,747	\$37.00/fs	3-5 yrs	Vacant		Office/D	2,747 SF	2,747 SF	\$8,469.92	7 Wks	N
1385-2747 sq. ft on the 12th floor, available immediately . \$37.00 per sq. ft. NO PASS THROUGHHS											
											
23) 1625 K St NW, Washington, DC 20006											
Commonwealth Bldg											
111,329 SF Class B Office Building Renovated in 1984 Built in 1941											
P 2nd	3,085	\$39.00-\$40.00/fs	5-10 yrs	Vacant	Some Work	Office/D	3,085 SF	3,085 SF	\$10,283.33	19 Days	N
											
24) 1627 K St NW, Washington, DC 20006											
64,153 SF Class B Office Building Built in 1977											
P 10th	2,453-3,777	\$35.00/fs	Thru Apr 2013	Vacant	As-Is	Office/S	3,777 SF	3,777 SF	\$11,016.25	15 Mths	to 2,453
\$1 tenant broker bonus One block from Farragut North Metro Efficient floor plan Furniture available Direct elevator exposure											




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	25) 1629 K St NW, Washington, DC 20006 Davis Bldg 105,721 SF Class B Office Building Built in 1964											
	P 2nd/ Suite 200	8,133	\$38.50/fs	1-10 yrs	Vacant	Some Work	Office/D	8,133 SF	8,133 SF	\$26,093.38	24 Mths	Y
	26) 1800 K St NW, Washington, DC 20006 206,314 SF Class A Office Building Renovated in 2006 Built in 1970											
	P 1st	2,726	\$35.00/fs	Thru Dec 2011	Vacant	As-Is	Office/S	2,726 SF	2,726 SF	\$7,950.83	10 Mths	N
	4 large interior offices with open space to accomidate 4 additional work stations. Has 18th St frontage with dedicated entrance off the street.											
	P 10th/ Suite 1014	3,000	\$37.00/fs	Thru Sep 2013	Vacant	As-Is	Office/S	3,000 SF	3,000 SF	\$9,250.00	20 Mths	N
	27) 1801 K St NW, Washington, DC 20006 563,795 SF Class A Office Building Renovated in 2009 Built in 1972											
	P 2nd	17,725	\$40.00/nnn	10 yrs	Vacant	NBI	Office/D	70,965 SF	17,725 SF	\$59,083.33	24 Mths	Y

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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	28) 1825 K St NW, Washington, DC 20006											
	237,746 SF Class B Office Building Built in 1966											
	P 4th	3,064	\$36.50/fs	2-3 yrs	04/2010		Office/S	3,064 SF	3,064 SF	\$9,319.67	3 Mths	N
	Parking: .67/1000 SF; 200 covered spaces @\$230/mo. Availability: April 2010 Features: Nearly self containing shared sublet unit Rental Includes Use of large conference room Use of pantry Use of workroom											
	29) 1875 K St NW, Washington, DC 20006											
	187,624 SF Class A Office Building Built in 2002											
	P 7th	2,954	\$39.00/nnn	5-10 yrs	Vacant	Some Work	Office/D	8,402 SF	8,402 SF	\$9,600.50	14 Mths	N
	Efficient suite featuring 4 windowed offices, windowed open area for two workstations, a windowed reception area, and a workroom/pantry.											
	30) 1909 K St NW, Washington, DC 20006											
	The Millennium Building											
	233,400 SF Class A Office Building Renovated in 1999 Built in 1973											
	E CNCR	11,037	\$30.00/nnn	Negotiable	Vacant	Some Work	Office/D	11,037 SF	11,037 SF	\$27,592.50	45 Mths	Y
	Perfect for mail room, copying facility.											
	P 7th	1,831-6,004	\$35.00/nnn	Negotiable	04/2010	Some Work	Office/D	6,004 SF	6,004 SF	\$17,511.67	4 Mths	to 1,831
	E 8th	19,422	\$40.00/nnn	Negotiable	Vacant	Some Work	Office/D	19,422 SF	19,422 SF	\$64,740.00	45 Mths	Y




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	31) 2029 K St NW, Washington, DC 20006											
	35,485 SF Class B Office Building Renovated in 1986 Built in 1967											
	P 5th	2,998	\$39.00/fs	3-5 yrs	Vacant	As-Is	Office/S	2,998 SF	2,998 SF	\$9,743.50	15 Mths	Y
	• Great window line on K ST. • New paint and carpet, move in ready!											
	32) 2175 K St NW, Washington, DC 20037											
	Washington Park 137,637 SF Class A Office Building Renovated in 2010 Built in 1982											
	P 6th/ Suite 600	3,000-7,882	\$35.00/nnn	5-10 yrs	Vacant	Some Work	Office/D	7,882 SF	7,882 SF	\$22,989.17	8 Mths	to 3,000
	33) 1602 L St NW, Washington, DC 20036											
	51,907 SF Class A Office Building Built in 2006											
	E 4th	3,000-6,004	\$33.00/nnn	5-10 yrs	Vacant	NBI	Office/N	6,004 SF	6,004 SF	\$16,511.00	49 Mths	to 3,000
	-9' finished ceiling height -1 interior column per floor -Building parking -Security guard -Up to 17 windowed offices per floor -Floor to ceiling glass on L St. -Storage rooms available on finished B-1 level -Five parking spaces could be made available with space \$150 AmEx gift card for all tours through 12/31/09											




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	34) 1900 L St NW, Washington, DC 20036 104,394 SF Class B Office Building Renovated in 2002 Built in 1965											
	P 3rd/ Suite 301	2,000-4,421	\$39.50-\$41.50/fs	3-10 yrs	03/2010		Office/D	4,421 SF	4,421 SF	\$15,289.29	9 Mths	to 2,000
	4 offices / 3 windowed, conference room for 6-8 and reception. Space is on the alley but gets plenty of natural light. Clean and very efficient. Landlord can add workroom / kitchenette.											
	35) 2120 L St NW, Washington, DC 20037 Gelman Bldg 107,000 SF Class B Office Building Built in 1970											
	P 2nd/ Suite 290	2,990	\$39.00/fs	3-10 yrs	Vacant	Some Work	Office/D	2,990 SF	2,990 SF	\$9,717.50	6 Mths	N
	36) 1850 M St NW, Washington, DC 20036 243,635 SF Class A Office Building Built in 1986											
	P 2nd	2,629	\$39.00/fs	Negotiable	Vacant	Some Work	Office/D	2,629 SF	2,629 SF	\$8,544.25	4 Wks	N




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	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	37) 2000 M St NW, Washington, DC 20036 2000 M St NW SWC M St NW & 20th St NW 227,000 SF Class B Office Building Built in 1971											
	P 4th/ Suite 400	20,368	\$39.00-\$45.00/fs	5-10 yrs	Vacant	Some Work	Office/D	59,628 SF	29,814 SF	\$76,380.00	8 Wks	Y
	For a tenant leasing the entire premises, landlord will offer aggressive terms.											
	38) 2100 M St NW, Washington, DC 20037 306,663 SF Class B Office Building Built in 1969											
	P 6th/ Suite A	2,000-8,785	\$36.00-\$39.00/fs	3-5 yrs	05/2010	As-Is	Office/S	8,785 SF	8,785 SF	\$28,551.25	2 Mths	to 2,000
	• 6th Floor Suite A – 2,000 – 8,785 SF Suite B – 1,375 SF • \$36.00 – \$39.00PSF • Available May 1, 2010 • 3 – 5 Year Term • Partially Furnished, Plug & Play • New Fitness Center with Showers, Towel Service, and Lockers Free to Tenants • Garage Parking in Building											
	39) 1779 Massachusetts Ave NW, Washington, DC 20036 77,055 SF Class A Office Building Built in 1997											
	P 5th	4,855	\$25.60/nnn	3-10 yrs	Negotiable	As-Is	Office/D	4,855 SF	4,855 SF	\$10,357.33	4 Mths	Y
	P 7th	1,200-5,736	\$25.60/nnn	3-10 yrs	Vacant	Some Work	Office/D	5,736 SF	5,736 SF	\$12,236.80	21 Mths	to 1,200
	-Home of the Carnegie Endowment for International Peace -Tenant's must be a 501-C3 -Access to state of the art conference center for nominal fees -Prestigious Massachusetts Avenue Building											

CBD, East End_2500 to 3500 sf_ up to \$40 psf




Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 40) 1818 N St NW, Washington, DC 20036 104,344 SF Class B Office Building Built in 1984											
P TERR	1,500-4,145	\$35.00-\$38.00/+elec	Negotiable	Vacant	Some Work	Office/D	4,145 SF	4,145 SF	\$13,125.83	14 Mths	to 1,500
P 5th	2,500-6,366	\$39.00-\$42.00/+elec	Negotiable	Vacant	Some Work	Office/D	6,366 SF	6,366 SF	\$22,281.00	4 Mths	to 2,500
 41) 1701 Pennsylvania Ave NW, Washington, DC 20006 186,927 SF Class A Office Building Renovated in 1990 Built in 1963											
P 4th	2,701	\$30.00/fs	Thru Jun 2010	Vacant	As-Is	Office/S	2,701 SF	2,701 SF	\$6,752.50	7 Mths	N
great sublet suite with 3-4 offices, reception, pantry, LAN room and large conference room.											
 42) 1775 Pennsylvania Ave NW, Washington, DC 20006 153,984 SF Class A Office Building Renovated in 2009 Built in 1975											
P LL	10,581	\$25.00/nnn	5-15 yrs	Negotiable	Some Work	Office/N	10,581 SF	10,581 SF	\$22,043.75	58 Mths	Y
Lower level office space, great for back office functions. Direct elevator exposure. Space is divisible.											

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Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 43) 1901 Pennsylvania Ave NW, Washington, DC 20006 97,000 SF Class B Office Building Renovated in 1988 Built in 1960											
P 8th	3,099	\$30.00/fs	Thru Jun 2010	Vacant	As-Is	Office/S	3,099 SF	3,099 SF	\$7,747.50	10 Mths	N
Longer term available through landlord. The suite is on the point of the floor (corner of Pennsylvania Avenue and 19th Street) and offers dramatic Pennsylvania Avenue views, presence off the elevator and high end finishes.											
 44) 1717 Rhode Island Ave NW, Washington, DC 20036 157,094 SF Class A Office Building Built in 2005											
P 6th	1,617-5,802	\$34.00-\$37.00/hnn	5-10 yrs	Vacant	Some Work	Office/D	88,413 SF	5,802 SF	\$17,889.50	15 Mths	to 1,617
 45) 1730 Rhode Island Ave NW, Washington, DC 20036 OFC Bldg 174,934 SF Class B Office Building Built in 1966											
P 3rd/ Suite 308	2,550	\$37.50/fs	Thru Apr 2011	Vacant	As-Is	Office/S	5,550 SF	5,550 SF	\$7,968.75	7 Mths	N
Lease out Excellent corner suite off of elevator lobby with abundant window line. Longer term is available											

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Sort By: Submarket = Washington DC-East End

Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	46) 806 7th St NW, Washington, DC 20001										
	9,000 SF Class C Office with street-level Retail Building Built in 1890										
E 2nd	3,445	\$34.50-\$38.50/fs	3-10 yrs	Vacant	Some Work	Office/D	3,445 SF	3,445 SF	\$11,052.71	14 Mths	N
PREMISES • Second floor - 3,445 sf • Third floor - 2,455 sf • \$34.50 - \$38.50 psf/fs • Available Immediately • 3 - 10 Year Term AMENITIES • Heart of Chinatown location • Steps to Metro (Red line) • Walk to countless restaurants and shops • Half block to Verizon Center											
	47) 406-410 NW 7th St, Washington, DC 20004										
	28,000 SF Class C Office Building Built in 1923										
E 2nd	3,000-6,141	\$40.00/+u&ch	Negotiable	Vacant	Some Work	Office/D	12,380 SF	6,141 SF	\$20,470.00	3 Mths	to 3,000
Historic building undergoing major Renovation – Ceiling heights from 12' to 15' – Lots of exposed brick & unique/funky office space.											
	48) 529 14th St NW, Washington, DC 20045										
	Shops At National Press Building, National Press Bldg 468,251 SF Class B Office Building Renovated in 1985 Built in 1928										
P 7th	2,572	\$31.50/fs	2 yrs	Vacant		Office/S	2,572 SF	2,572 SF	\$6,751.50	3 Mths	N
Fully furnished.											


CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	49) 600 14th St NW, Washington, DC 20005 Hamilton Square 246,392 SF Class A Office Building Built in 1999											
	E 9th	22,819	\$39.50/nnn	5-10 yrs	Vacant		Office/D	22,819 SF	22,819 SF	\$75,112.54	11 Mths	Y
	Quality existing law firm space (9th floor)											
	50) 1012 14th St NW, Washington, DC 20005 Continental Bldg 80,403 SF Class C Office Building Built in 1954											
	P 4th/ Suite 450	2,606	\$36.50-\$38.50/fs	3-10 yrs	Vacant	Some Work	Office/D	2,606 SF	2,606 SF	\$8,360.92	27 Mths	N
	Turn Key Build Out. New lobby and common area renovations. 4% Commission to Co-op broker.											
	51) 1101 14th St NW, Washington, DC 20005 120,276 SF Class B Office Building Built in 1981											
	E 12th	9,350	\$37.00/fs	Thru Dec 2014	Vacant	As-Is	Office/S	9,350 SF	9,350 SF	\$28,829.17	22 Mths	Y
	Entire floor with four sides of windows, highly improved space											





CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	52) 1111 14th St NW, Washington, DC 20005											
	62,140 SF Class B Office Building Built in 1984											
	P 9th/ Suite 900	2,730	\$36.00/fs	5-10 yrs	Vacant	Some Work	Office/D	2,730 SF	2,730 SF	\$8,190.00	16 Mths	N
	53) 655 15th St NW, Washington, DC 20005											
	Metropolitan Square 586,478 SF Class A Office Building Built in 1983											
	P LL	2,875	\$20.00/n	Thru May 2014	Vacant	Some Work	Office/S	2,875 SF	2,875 SF	\$4,791.67	31 Mths	N
	Storage Space											
	54) 734 15th St NW, Washington, DC 20005											
	Walker Bldg 80,000 SF Class B Office Building Renovated in 1983 Built in 1930											
	P 2nd/ Suite 200	3,438	\$38.00-\$42.00/fs	Negotiable	Vacant	Some Work	Office/D	3,438 SF	3,438 SF	\$12,033.00	11 Mths	N
	P 5th/ Suite 500	3,426	\$38.00-\$42.00/fs	Negotiable	Vacant	Some Work	Office/D	3,426 SF	3,426 SF	\$11,991.00	7 Mths	N



CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	55) 1100 15th St NW, Washington, DC 20005											
	143,735 SF Class B Office Building Built in 1982											
	P 7th	3,164	\$39.00-\$44.00/fs	5-10 yrs	Vacant	Some Work	Office/D	3,164 SF	3,164 SF	\$11,601.33	26 Mths	N
	56) 1300 Eye St NW, Washington, DC 20005											
	Franklin Square 465,356 SF Class A Office Building Built in 1989											
	P 4th/ Suite 4E	2,524	\$32.00/nnn	1-10 yrs	01/2011	Some Work	Office/D	2,524 SF	2,524 SF	\$6,730.67	3 Mths	N
	Direct with Owner 4% commission											
	57) 1444 Eye St NW, Washington, DC 20005											
	McPherson Place 71,489 SF Class B Office Building Built in 1983											
	P 2nd	2,000-6,300	\$37.00-\$39.00/fs	Thru Mar 2016	Vacant	As-Is	Office/S	6,300 SF	6,300 SF	\$20,475.00	7 Mths	to 2,000
	*8 windowed offices (2 on Eye Street) *Direct elevator exposure *1/2 block to McPherson Square Metro and 4 blocks to Farragut North											




CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	58) 1100 H St NW, Washington, DC 20005 Gas Light Building 108,558 SF Class B Office Building Renovated in 2004 Built in 1942											
	P 2nd/ Suite 200	1,500-7,276	\$34.00-\$36.00/fs	3-5 yrs	08/2010	As-Is	Office/D	7,276 SF	7,276 SF	\$21,828.00	3 Mths	to 1,500
	Windowed offices, conference rooms, large work areas, reception area. May be available for earlier occupancy											
	P 3rd/ Suite 310	2,800	\$31.00-\$33.00/fs	3-5 yrs	Vacant	As-Is	Office/D	2,800 SF	2,800 SF	\$7,700.00	15 Mths	N
	Windowed offices, conference rooms, large work areas, reception area.											
	P 7th/ Suite 750	3,047	\$34.00-\$36.00/fs	3-5 yrs	08/2010	As-Is	Office/D	3,047 SF	3,047 SF	\$9,141.00	3 Mths	N
	Windowed offices, conference rooms, large work areas, reception area. May be available for earlier occupancy											
	59) 1250 H St NW, Washington, DC 20005 Herald Square 187,875 SF Class A Office Building Built in 1991											
	P LL	6,925	\$30.00-\$35.00/fs	Negotiable	Vacant	Some Work	Office/D	24,221 SF	6,925 SF	\$20,197.92	18 Mths	Y
	60) 1331 H St NW, Washington, DC 20005 73,893 SF Class B Office Building Built in 1964											
	E 10th	2,500-6,448	\$38.00-\$40.00/fs	Negotiable	Vacant	Some Work	Office/D	11,606 SF	6,448 SF	\$21,493.33	18 Mths	to 2,500




CBD, East End_2500 to 3500 sf_ up to \$40 psf

Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 61) 1401 H St NW, Washington, DC 20005 City Center 350,635 SF Class A Office Building Built in 1992											
P CNCR	1,000-20,641	\$25.00/nnn	1-10 yrs	Vacant	Some Work	Office/D	20,641 SF	20,641 SF	\$43,002.08	51 Mths	to 1,000
Lower level with 8'8" ceilings and windows. 3% broker commission											
P 2nd	3,500	\$30.00/nnn	1-10 yrs	Vacant	Some Work	Office/D	3,500 SF	3,500 SF	\$8,750.00	3 Mths	N
3% broker commission											
P 5th/ Suite 550	2,166	\$37.00/nnn	1-10 yrs	10/2010	Some Work	Office/D	5,758 SF	5,758 SF	\$6,678.50	3 Mths	N
3% broker commission											
 62) 901 K St NW, Washington, DC 20001 260,843 SF Class A Office Building Built in 2009											
P 2nd	5,100	\$38.00/nnn	Negotiable	Vacant	NBI	Office/N	169,092 SF	5,100 SF	\$16,150.00	33 Mths	Y
Space is divisible											
P 3rd	14,448	\$40.00/nnn	Negotiable	Vacant	NBI	Office/N	169,092 SF	14,448 SF	\$48,160.00	33 Mths	Y
Space is divisible											




CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	63) 1003 K St NW, Washington, DC 20001											
	Carpenters Union Bldg											
	39,576 SF Class C Office Building Renovated in 2000 Built in 1926											
	P 6th/ Suite 600	2,737	\$33.50-\$36.50/fs	3-10 yrs	Vacant	Some Work	Office/D	7,388 SF	2,737 SF	\$8,325.04	8 Mths	Y
	Great space on the front of the building. Landlord will do a turn key build out. New lobby and common area renovations. 4% Co-op Broker Fee for new transactions.											
	E 7th/ Suite 700	1,800-4,651	\$33.50-\$36.50/fs	3-10 yrs	Vacant	Some Work	Office/D	7,388 SF	4,651 SF	\$14,146.79	10 Mths	to 1,800
	Great opportunity for small tenant to occupy entire floor. Landlord will do a turn key build out. New lobby and common area renovations. 4% Co-op Broker Fee for new transactions.											
	64) 1101 K St NW, Washington, DC 20005											
	310,748 SF Class A Office Building Built in 2006											
	P CNCR/ Suite B2	19,398	\$25.00/nnn	5-10 yrs	Vacant	NBI	Office/N	23,989 SF	23,989 SF	\$40,412.50	81 Mths	Y
	P 7th	3,000-25,000	\$38.00/nnn	Thru Nov 2012	Vacant	NBI	Office/N	25,000 SF	25,000 SF	\$79,166.67	81 Mths	to 3,000
	65) 1275 K St NW, Washington, DC 20005											
	234,001 SF Class A Office Building Renovated in 2005 Built in 1983											
	P 3rd	2,000-6,763	\$39.50-\$42.50/fs	3-10 yrs	Vacant	Some Work	Office/D	6,763 SF	6,763 SF	\$23,952.29	11 Mths	to 2,000
	Nice glass entrance off the elevator, reception, 17 windowed offices, 4 interior offices, 2 conference rooms, pantry and workroom. Floor plan only reflects a portion of the space.											

CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	66) 1411 K St NW, Washington, DC 20005											
	65,297 SF Class B Office Building Renovated in 1990 Built in 1956											
	P 2nd/ Suite 250	3,282	\$20.00-\$25.00/fs	3-10 yrs	Vacant	As-Is	Office/D	3,282 SF	3,282 SF	\$6,837.50	37 Mths	N
	will pay 5% commission											
	67) 1424 K St NW, Washington, DC 20005											
	Orme Building											
	40,459 SF Class B Office Building Renovated in 2008 Built in 1905											
	P LL/ Suite LL2 & LL3	2,703	\$36.50-\$38.50/fs	Negotiable	Vacant	Some Work	Office/D	2,703 SF	2,703 SF	\$8,672.13	19 Mths	Y
	Major building renovation. One block from McPherson Square Metro Station. All new operable windows on 4 sides. Beautiful new lobby renovation.											
	E 2nd/ Suite 200	3,000-5,779	\$36.50-\$38.50/fs	Negotiable	Vacant	Some Work	Office/D	9,972 SF	5,779 SF	\$18,540.96	50 Mths	to 3,000
	Major building renovation. One block from McPherson Square Metro Station. All new operable windows on 4 sides. Beautiful new lobby renovation.											
	P 4th/ Suite 401	1,181	\$34.50/fs	Negotiable	Vacant		Office/N	9,972 SF	2,711 SF	\$3,395.38	7 Mths	N
	P 4th/ Suite 402	1,530	\$34.50/fs	Negotiable	Vacant		Office/N	9,972 SF	2,711 SF	\$4,398.75	7 Mths	N
	68) 1425 K St NW, Washington, DC 20005											
	One McPherson Square											
	214,029 SF Class A Office Building Renovated in 2001 Built in 1970											
	P 3rd	150-7,000	\$2.57-\$6.00/fs	3-12 mnths	Vacant	As-Is	Office/D	7,000 SF	7,000 SF	\$3,500.00	5 Mths	to 150
	Executive suites from 150 square feet with rates ranging from \$1500 - \$3500/month, all inclusive. Call Mark for more details.											



CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	69) 1518 K St NW, Washington, DC 20005											
	18,073 SF Class B Office Building Built in 1928											
	P 2nd	3,112	\$37.00/fs	3-10 yrs	Vacant	Some Work	Office/D	3,112 SF	3,112 SF	\$9,595.33	8 Mths	N
	70) 1220 L St NW, Washington, DC 20005											
	278,772 SF Class B Office Building Built in 1982											
	P 2nd	1,058	\$39.00-\$44.00/fs	5-10 yrs	Vacant		Office/D	2,889 SF	2,889 SF	\$3,879.33	12 Mths	N
	P 2nd	1,831	\$39.00-\$44.00/fs	5-10 yrs	Vacant	Some Work	Office/D	2,889 SF	2,889 SF	\$6,713.67	37 Mths	N
	P 8th	2,629	\$39.00-\$44.00/fs	5-10 yrs	Vacant	Some Work	Office/D	2,629 SF	2,629 SF	\$9,639.67	26 Mths	N
	71) 1313 L St NW, Washington, DC 20005											
	NAEYC Building 62,594 SF Class B Office Building Built in 1984											
	P 2nd	735- 3,677	\$37.50/fs	Thru Mar 2012	Negotiable	As-Is	Office/S	3,677 SF	3,677 SF	\$11,490.63	8 Mths	to 735
	Can take entire 3,677 Sf OR 2 windowed offices and conference room on a shared basis. Furniture and phones available. State of the art conference facility on top floor with roof deck access available for tenant use. Tenant must be not for profit. Additional term available through landlord.											




CBD, East End_2500 to 3500 sf_ up to \$40 psf

Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 72) 1099 New York Ave NW, Washington, DC 20001 174,705 SF Class A Office Building Built in 2008											
P 5th	2,000- 11,119	\$40.00- \$48.00/nnn	2-9 yrs	Vacant	NBI	Office/N	62,474 SF	11,119 SF	\$44,476.00	66 Mths	to 2,000
Spec suite is being designed and submitted for permit. Please contact us to acquire floorplan.											
 73) 1307 New York Ave NW, Washington, DC 20005 106,199 SF Class A Office Building Renovated in 1998 Built in 1923											
P 2nd	3,009	\$20.00/nnn	Negotiable	Vacant	Some Work	Office/D	3,009 SF	3,009 SF	\$5,015.00	2 Mths	N
TENANT MUST BE A NON-PROFIT 501(c)(3)											



CBD, East End_2500 to 3500 sf_ up to \$40 psf

Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 74) 1401 New York Ave NW, Washington, DC 20005 190,643 SF Class B Office Building Built in 1983											
E 3rd	15,624	\$36.00/fs	Thru Oct 2013	Vacant	As-Is	Office/S	15,624 SF	15,624 SF	\$46,872.00	18 Days	Y
Full floor opportunity; Sublandlord will be aggressive on terms.											
P 5th	1,500-7,062	\$36.00/fs	2-4 yrs	Vacant		Office/S	7,062 SF	7,062 SF	\$21,186.00	13 Days	to 1,500
term: 2 - 3.5 years											
E 6th	16,077	\$37.00/te	Thru Oct 2013	Vacant	As-Is	Office/S	16,077 SF	16,077 SF	\$49,570.75	18 Days	Y
full floor opportunity; space is in good condition with furniture and built in furniture available; excellent window line with no back alley views											
P 8th	10,000	\$38.00-\$44.00/fs	Thru Nov 2011	60 Days		Office/S	16,500 SF	16,500 SF	\$36,666.67	24 Days	Y
Note: tenant can either lease 5,000 to 6,500 sf or the entire 16,580 sf! *Asking rate for the 5,000 to 6,500 sf is \$38 or \$44 for the entire floor *Great opportunity for full floor tenant *Vast window line along 14th St & New York Ave. *High end finishes throughout space *Landlord will consider prime lease.											
P 12th	2,933	\$40.00/fs	Thru May 2013	Vacant	As-Is	Office/S	2,933 SF	2,933 SF	\$9,776.67	20 Days	N
• Phones and Furniture • High end finishes with glass throughout • One Block from Orange & Blue Line McPherson Metro • Top Floor Suite											
 75) 1445 New York Ave NW, Washington, DC 20005 SunTrust Bank Bldg. NEC New York Ave NW & 15th St NW 167,358 SF Class B Office Building Renovated in 1985 Built in 1888											
E LL	2,707	\$28.00-\$32.00/fs	Negotiable	Vacant	Some Work	Office/D	2,707 SF	2,707 SF	\$7,218.67	27 Mths	Y
Historical Award Winning Building Newly renovated New York Avenue Lobby, restrooms, Fitness Center, in building Sundry Shop, building windows on North façade, VAV HVAC systems, elevators, EMS system, and streetscape scheduled for completion by 12/08. FREE PARKING FOR THE LIFE OF THE LEASE											

CBD, East End_2500 to 3500 sf_ up to \$40 psf

	Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
	76) 801 Pennsylvania Ave NW, Washington, DC 20004 Market Square, Market Square - West Tower 346,857 SF Class A Office Building Built in 1990											
	P PLAZ/ Suite 06	2,782	\$35.00/nnn	Negotiable	Vacant	Some Work	Office/D	2,782 SF	2,782 SF	\$8,114.17	17 Mths	N
	77) 1010 Vermont Ave NW, Washington, DC 20005 NWC K St NW & Vermont Ave NW 63,456 SF Class C Office Building Renovated in 2001 Built in 1926											
	P 6th/ Suite 600	2,885	\$39.00-\$43.00/fs	2-5 yrs	Vacant	Some Work	Office/D	2,885 SF	2,885 SF	\$10,337.92	12 Mths	N
	78) 1025 Vermont Ave NW, Washington, DC 20005 Global Bldg 114,801 SF Class B Office Building Renovated in 2004 Built in 1963											
	P 10th	3,100	\$22.00/fs	Thru Nov 2011	Vacant	As-Is	Office/S	4,257 SF	4,257 SF	\$5,683.33	19 Mths	N
	P 10th/ Suite 1066	1,157	\$39.00-\$40.00/fs	Negotiable	Vacant	Some Work	Office/D	4,257 SF	4,257 SF	\$3,856.67	19 Mths	N
	P 11th/ Suite 1110	3,000	\$39.00-\$40.00/fs	Negotiable	05/2010	Some Work	Office/D	6,694 SF	6,694 SF	\$10,000.00	9 Mths	N
	Vermont Avenue frontage.											

CBD, East End_2500 to 3500 sf_ up to \$40 psf

Floor	SF Avail	Rent/SF/Yr	Term	Occupancy	Bld Out	Use/Type	Bldg Contig	Floor Contig	Rent/mo	Listed	Divisible
 79) 1101 Vermont Ave NW, Washington, DC 20005 American Medical Association Bldg 174,589 SF Class B Office Building Built in 1982											
P LL/ Suite L003	2,840	\$24.00- \$26.00/+elec	5-15 yrs	Vacant	Some Work	Off/Ret/D	13,714 SF	13,714 SF	\$6,153.33	21 Mths	N
 80) 1110 Vermont Ave NW, Washington, DC 20005 298,207 SF Class A Office Building Renovated in 2006 Built in 1980											
P LL	2,560- 6,161	\$28.00-\$32.00/fs	3-10 yrs	Vacant	NBI	Office/N	6,161 SF	6,161 SF	\$16,429.33	107 Mths	to 2,560
Shell space. Ideal telecom space.											