

Development Map



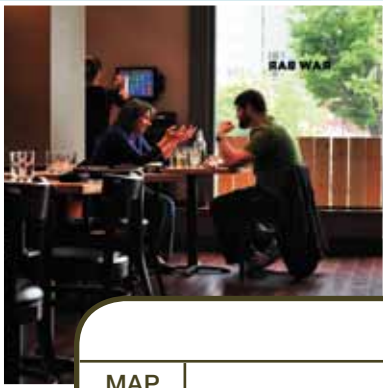
MountVernonTriangle.Org



Mount Vernon Triangle Development Map

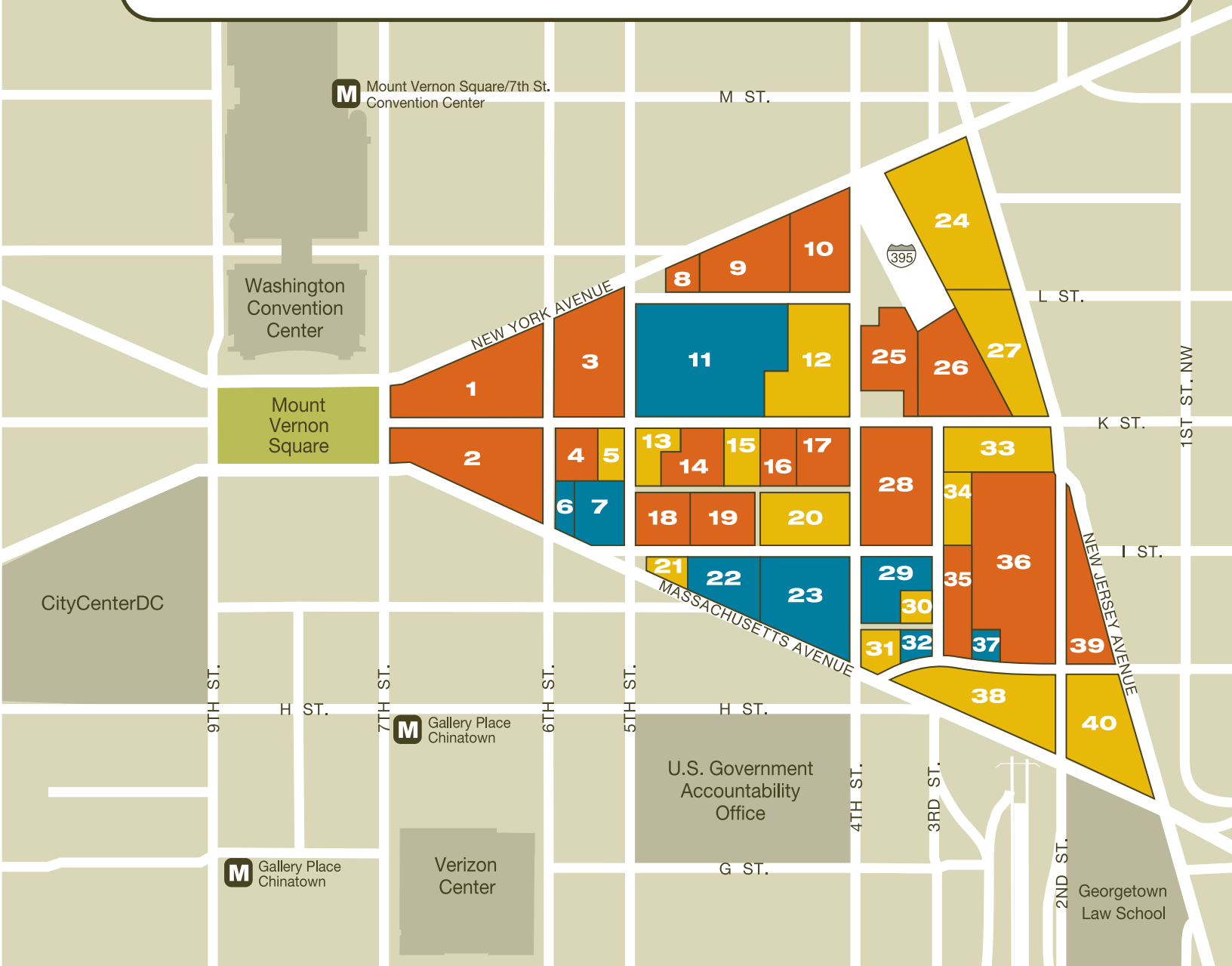


- 1. Square 451**
American Association of Medical Colleges
289,000 square foot headquarters
13,750 square feet of retail space
- 2. National Public Radio**
Property to be redeveloped by Boston Properties when NPR moves to new headquarters
- 3. Square 483**
575,000 square feet of office space
30,000 square feet of retail space
Steuart Investments
- 4. 550 K Street, NW**
130 apartment units
3,700 square feet of retail space
MRP Realty
- 5. 502 K Street, NW**
Historic building/retail
- 6. Hampton Inn**
228 rooms
- 7. 555 Mass**
246 condominium units
- 8. 460 New York Avenue, NW**
70 apartment units
Bozzuto
- 9. 425 L**
340 apartment units
Steuart Investments/Paradigm
- 10. 400 New York Avenue, NW**
340 apartment units
Steuart Investments/Paradigm
- 11. CityVista**
441 condominium units and
244 apartment units
55,000 square foot Safeway and
60,000 square feet other retail
Gables Residential; Edens & Avant
- 12. Museum Square One**
302 apartments
6,500 square feet of retail space
Bush Construction Corporation
- 13. 476 K Street, NW**
Historic buildings
- 14. 450 K Street, NW**
233 apartment units
7,000 square feet of retail space
Kettler
- 15. 444 - 446 K Street, NW**
Historic buildings
- 16. 440 K**
234 apartment units
9,000 square feet of retail space
Quadrangle and The Wilkes Company
- 17. 400 K Street, NW**
250,000 square feet of office space
12,500 square feet of retail space
Quadrangle and The Wilkes Company
- 18. Arts at 5th and Eye**
Two hotels with a 350 room total
10,000 square feet of retail space
The Donohoe Companies
- 19. 459 Eye Street, NW**
170 apartment units
- 20. 425 Eye Street, NW**
392,000 square feet of office space
26,000 square feet of retail space
Paramount Group, Inc.
- 21. Historic Buildings**
- 22. 455 Massachusetts Avenue, NW**
230,872 square feet of office space
12,393 square feet of retail space
ASB Capital
- 23. 401 & 425 Massachusetts Avenue, NW**
557 apartment units
1,952 square feet of retail space
Equity Residential
- 24. Bible Way Church**
- 25. Square 526**
Residential: number of units to be determined
Bible Way Church
- 26. Air Rights**
30,000 square foot floorplate over I-395
District of Columbia Government
Possible public park
- 27. Golden Rule Plaza**
119 senior apartment units
Bible Way Church
- 28. Square 527**
500,000 square feet of office space
25,000 square feet of retail space
Quadrangle and The Wilkes Company
- 29. Madrigal Lofts**
259 condominium units
- 30. Second Baptist Church**
- 31. Square 528**
Multiple owners
- 32. The Sonata**
75 condominium units
- 33. Mount Carmel Plaza Apartments**
133 apartment units
Bush Construction Corporation
- 34. Mount Carmel Baptist Church**
- 35. 255 H Street, NW**
400 apartments units
Quadrangle, The Wilkes Company and
Mount Carmel Baptist Church
- 36. Air Rights**
100,000 square foot floorplate over I-395
District of Columbia Government
- 37. 251 H Street, NW**
110,000 square foot office building
- 38. Triangle Park**
Department of Parks & Recreation
- 39. Square 563N**
36,000 square feet of land
District of Columbia Government
- 40. 111 Massachusetts Avenue**
267,000 square feet of office space
Douglas Development



DEVELOPMENT SUMMARY

MAP KEY		OFFICE SQ. FT.	RESIDENTIAL UNITS	HOTEL ROOMS	RETAIL SQ. FT.
	Total Mount Vernon Triangle Capacity	3,000,000	4,250	600	335,000
	Built Before 2005	659,000	554	-	10,000
	Built Between 2005 – 2011	110,000	1,824	220	115,000
	Under Construction or in Pipeline	1,840,872	1,569	380	157,500
	Percentage of Total Mount Vernon Triangle Capacity	87%	93%	100%	84%



Mount Vernon Triangle...

DC's most exciting downtown neighborhood.



To learn more, visit MountVernonTriangle.org

Mount Vernon Triangle Amenities

5th Street Ace Hardware
BicycleSPACE
Buddha Bar
Busboys and Poets
CapitalOne
Chinatown Coffee Company
CVS
District CrossFit
Gallery Market & Café
Hampton Inn
Henry's Soul Café
Kushi
Mandu
Marriott Execustay

Monarch Paint
Papa John's Pizza
Popular Cuts
Ray's Hellburger
Ryse Bakery
Safeway
Starbucks
Sundown Valet
Taylor Gourmet
Tunnel Fine Wine & Spirits
UPS Store
Vida Fitness
World Class Cuts
Zipcar DC

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