# DEVELOPMENT MAP

## Office

## **Association of American**

**Medical Colleges (AAMC)** Office: 273,280 sf | Retail: 14,346 sf Owner: AAMC

### 4 601 Massachusetts Avenue

(key tenant: Arnold & Porter) Office: 460,500 sf | Retail: 18,300 sf Owner: Mori Trust Group

## 19 Regent Logistics Group, LLC Office: 3,264 sf

## Owner: ENAIS LLC 21 Federal Management Systems Office: 6,072 sf

Owner: Federal Management Systems

## 27 425 Eye Street (key tenant: Veterans Affairs)

Office: 361,647 sf | Retail: 26,353 sf Owner: Saban Capital Group, Inc.

## 29 455 Massachusetts Avenue Office: 230,872 sf | Retail: 12,393 sf Owner: ASB Real Estate Investments

36 D.C. Bar Headquarters Office: 103,000 sf | Retail: 7,734 sf

## Owner: D.C. Bar 38 Tag-B Group

Office: 5,248 sf Owner: Tag-B Group

## Residential

## 5 1001 6th Street

Rental units: 550 | Retail: 30,000 sf Owners: Steuart Investments & **Boston Properties** 

## 10 555 Massachusetts Avenue Condo units: 246

Developer: The JBG Companies

### 12 460NYA

Condo units: 63

Developers: Bozzuto & NVCommercial

## 13 Meridian at Mount Vernon Triangle Rental units: 390

Owners: Steuart Investments & Paradigm

## 14 Meridian at Mount Vernon Triangle II Rental units: 393

Owners: Steuart Investments & Paradigm

## 15 City Vista

Condo units: 441 | Rental units: 244 Retail: 115,000 sf (includes 55,000 sf Safeway) Owners: Gables Residential

## (apartments) & EDENS (retail)

16 Museum Square Rental units: 302 | Retail: 6,500 sf Owner: Bush Construction Corporation

22 450K Rental units: 233 | Retail: 6,576 sf Owner: Ogden CAP Properties

## 23 448 K Street

Rental units: 6 (30 Beds) | Retail: 2,000 sf Owner: Josephine Jan

## 24 455 Eye Street

Rental units: 174 | Retail: 2,000 sf Owner: Equity Residential

## 25 Lyric 440K

Rental units: 234 | Retail: 9,130 sf Owners: The Wilkes Co. & Quadrangle Development Corp.

## **26 Lydian 400K**

Rental units: 324 | Retail: 13,410 sf Owners: The Wilkes Co. & Quadrangle Development Corp.

### 28 The Anne

## 31 425 Massachusetts Avenue Rental units: 559

## 32 The Aspen DC Apartments

Rental units: 133 | Retail: 5,890 sf Owners: Greystar

## 33 Plaza West

Rental units: 173 | Grandfamily units: 50 Owner: Bible Way Church

Rental units: 302 | Retail: 5,600 sf Owners: The Wilkes Co. &

## 37 Claret

## 39 Madrigal Lofts

Owners: The Wilkes Co. &

## 42 The Sonata

Condo units: 75 Developers: The Wilkes Co. & Quadrangle Development Corp.

## Senior rental units: 119

Owner: Bible Way Church **45 Carmel Plaza Apartments** 

Owner: Bush Construction Corporation

Rental units: 71 Owners: NHT Communities &

Developers: The Wilkes Co. &

Rental units: 104 | Retail: 3,200 sf Developer: Voltron Partners

- 17 476 K Street NW
- **19 919 5th Street NW**
- 30 433 Massachusetts Avenue NW

Rooms: 234 | Retail: 11,546 sf

## 921 6th Street NW

## 11 Hampton Inn

18 ALoft Hotel Rooms: 153

## Owners: Kline Operations & Concord Hospitality 34 Holiday Inn Express

Rooms: 247 Owner: Peachtree Group

Condo units: 16

Developer: Douglas Development

## Owner: Equity Residential

## **35 300 K Street**

Quadrangle Development Corp.

## Rental units: 127

Owner: Community Three Development

## Condo units: 259

Quadrangle Development Corp.

44 Golden Rule Plaza

Rental units: 133 | Retail: 10,780 sf Mount Vernon Triangle CID Office: 3,400 sf

## **47 Liberty Place**

IBF Development

### 48 The Cantata

Rental units: 275 | Retail: 9,666 sf Quadrangle Development Corp.

## 51 Capitol Vista

## **Retail (Standalone)**

- 508 K Street NW
- 500 K Street NW

- 41 311 & 317 H Street NW

## **Hospitality**

## 3 AC by Marriott

Rooms: 228

# **Places of Worship**

MLK

Library

Memorial

## 40 Second Baptist Church (est. 1848)

- 43 Bible Way Church (est. 1927)
- 46 Mount Carmel Baptist Church (est. 1876)

## Institutional

**52 Georgetown University** 

2 1012 6th Street NW

Gallery Place-Chinatown Metro

Capital One Arena

**US National** 

- 924 5th Street NW
- 41 309 & 315 H Street NW
- 50 2nd & H Parking Deck

# **Other Sites**

Georgetown School of

Continuing

Studies

Mt. Vernon Square 7th St. Convention

DC Convention Center

**Mount Vernon Square** 

**DC History** 

Renaissance

United

States Mint

**Portrait** Gallery

Apple Flagship

Marriott

Marquis

**Conrad Hotel** 

City Center DC

- 19 917 & 921 5th Street NW
- **20 901 5th Street NW** 
  - **Air Rights Development**

# MASSACHUSETTS AVENUE NW H ST NW Cobb Park U.S. Government Accountability Office / U.S. Army Corps of Engineers Capitol Crossing 395 Georgetown Law Center National Building Museum Wash. Field Judiciary Square Metro ▼ Office

WALKERS PARADISE ® Mobility Score: EXCELLENT MOBILITY ®





Walk Score:

NoMa-Gallaudet U-New York Ave Metro 4 Blocks Away ▶

Sursum Corda Redevelopment ("Banner Lane")

Walker Jones

**Education Campus,** 

Terrell Recreation

Center & Northwest

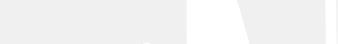
One Library

Pepco Mount

Vernon

Substation





## July 2025 MVT Development Summary

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	Existing	Under Construction	Pipeline	Totals
Office SF	1,540,350		0	1,540,350
Residential Units	5,430		550	5,980
Retail	331,230	10,600	30,000	366,230
Hotel Keys	709		270	979
Institutional	0	259,288	0	259,288

MOUNT VERNON

Homewood

Suites

K ST NW

I ST NW

25

Rigo Walled Park

Milian Park

**Chinatown Park** 

Development Summary does not include spaces categorized as Places of Worship or Other Sites.