

UP TO  
19,683 SF

# Flagship Retail

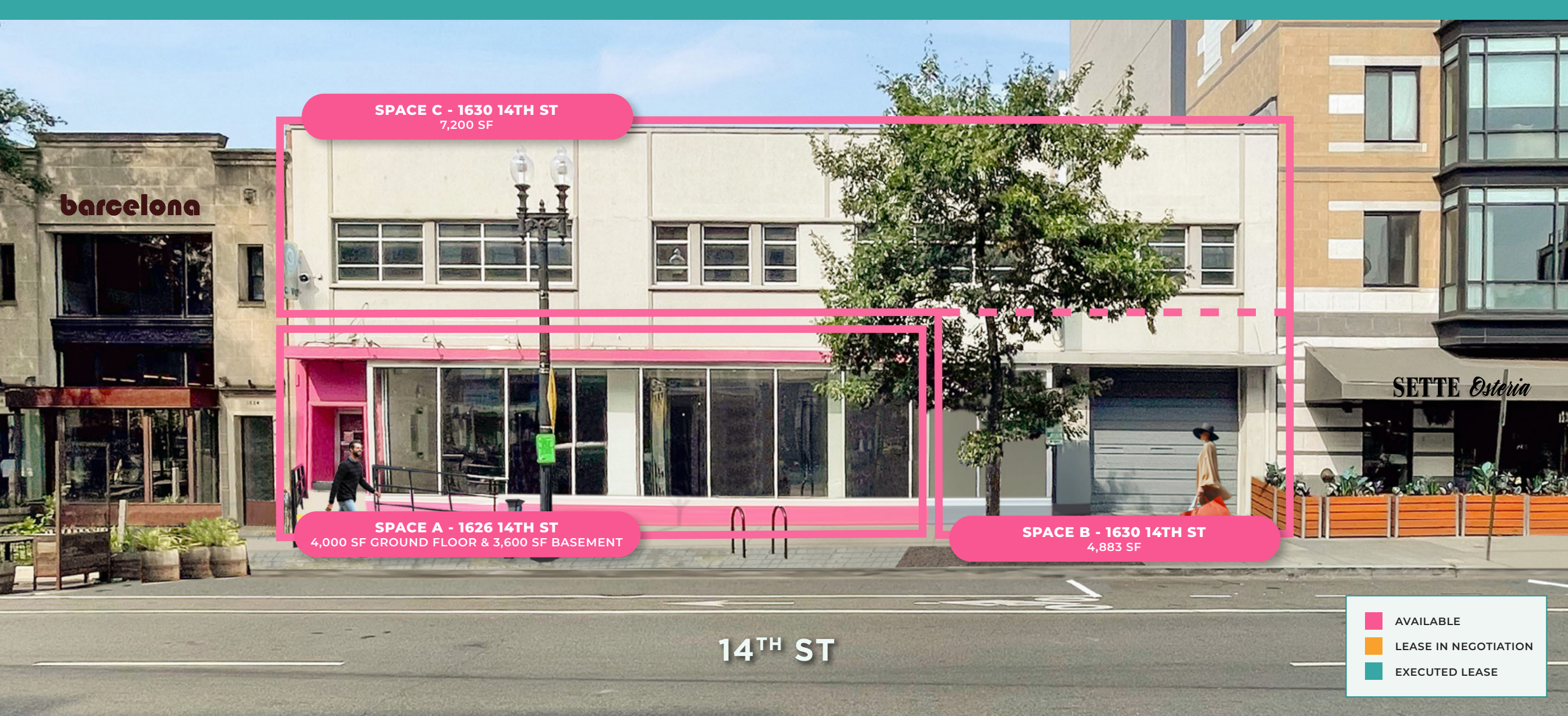
AT  
THE  
HEART  
OF  
14TH  
STREET

1626-1630 14<sup>th</sup> ST NW, WASHINGTON, D.C.

The  
POWELL  
Building



CBRE



Surrounded by some of D.C.'s highest-grossing restaurants and retailers

GROCERY	RESTAURANT	FURNITURE/HOME DESIGN	RETAIL
<b>TRADER JOE'S</b> <b>WHOLE FOODS</b>	 <b>barcelona</b>  <b>TED'S BULLETIN</b>	<b>west elm</b> <b>tilebar</b> <b>VISUAL COMFORT</b>  <b>LOVESAC</b> <b>Room&amp;Board</b>	 <b>Marine Layer</b> <b>ever/body</b> <b>FAHERTY</b> <b>SHINOLA</b> <b>SEPHORA</b> <i>Madewell</i> <b>WARBY PARKER</b>

# Proposed Exterior Facade



# Area Demos

0.25 | 0.5 | 1 Mile

  
**Education**  
BACHELORS DEGREE +

93.8% | 87.6% | 85.9%

  
**Daytime**  
POPULATION

5,797 | 33,092 | 253,813

  
**Average Income**  
HOUSEHOLD

\$223K | \$185K | \$183K

  
**Employees**  
PLACE OF WORK

4,401 | 23,420 | 255,010

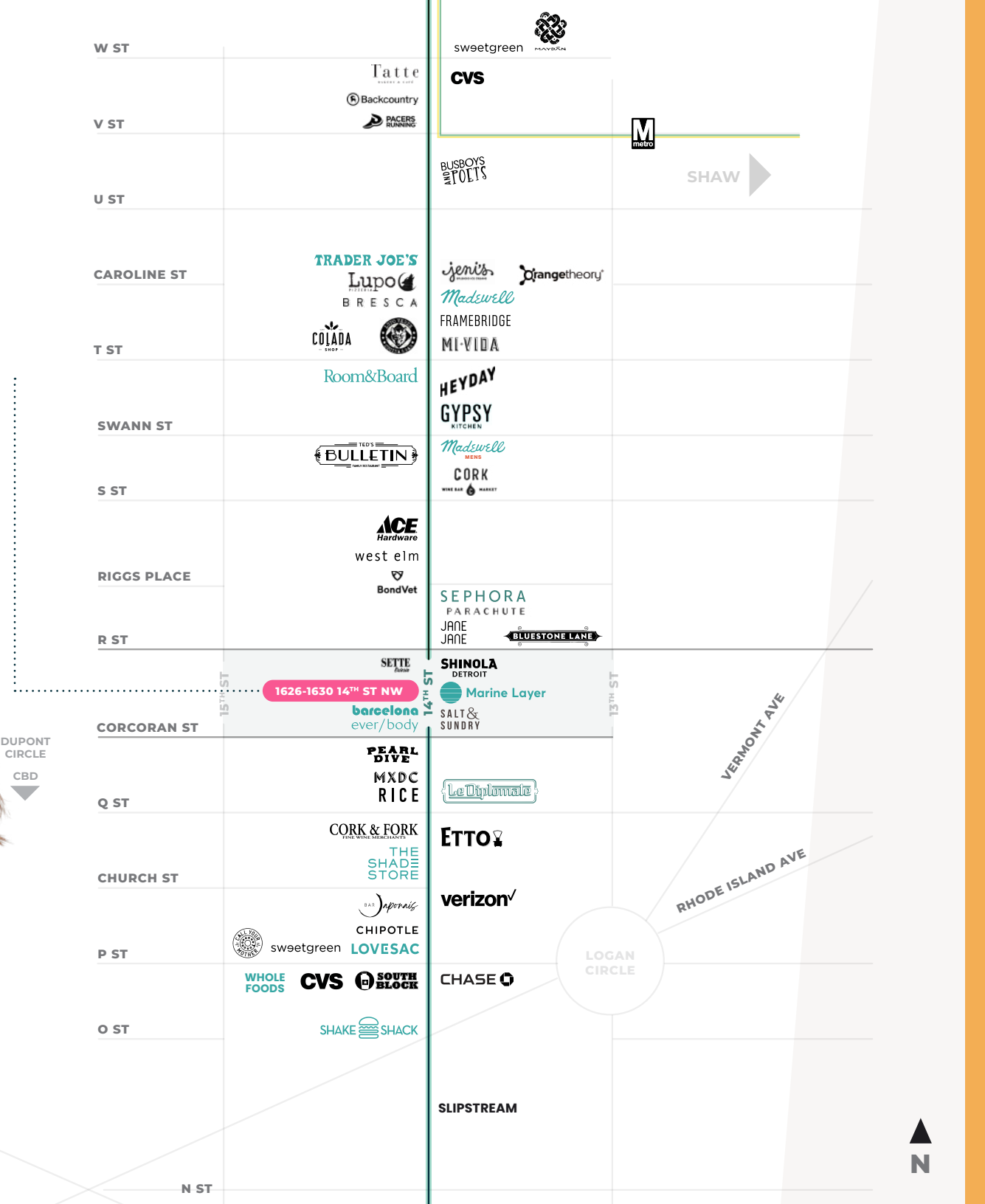
  
**Median Age**  
2023

35.2 | 34.2 | 33.6

  
**Housing**  
UNIT COUNT

1,722 | 6,325 | 16,621

**THE  
HEART  
OF 14TH  
STREET**



# Main & Main

## PROPERTY HIGHLIGHTS

- + Flagship location in the heart of D.C.'s 14th Street Corridor, offering.
- + Exceptional brand visibility along the 14th Street Corridor, with impressive foot traffic.
- + Conveniently situated within walking distance of Whole Foods + Trader Joe's for easy grocery shopping.
- + Unmatched signage opportunity



Proposed Exterior Facade



S ST



west elm



saatva



R ST



1626-1630 14<sup>TH</sup> ST NW

barcelona  
ever/body

CORCORAN ST

PEARL  
DIVE

MXDC

RICE

Q ST



CORK & FORK  
FINE WINE MERCHANTS

THE  
SHADE  
STORE

Residential

SEPHORA

JANE  
JANE

FAHERTY **BLUESTONE LANE**

SHINOLA  
DETROIT

Marine Layer

SALT &  
SUNDRY

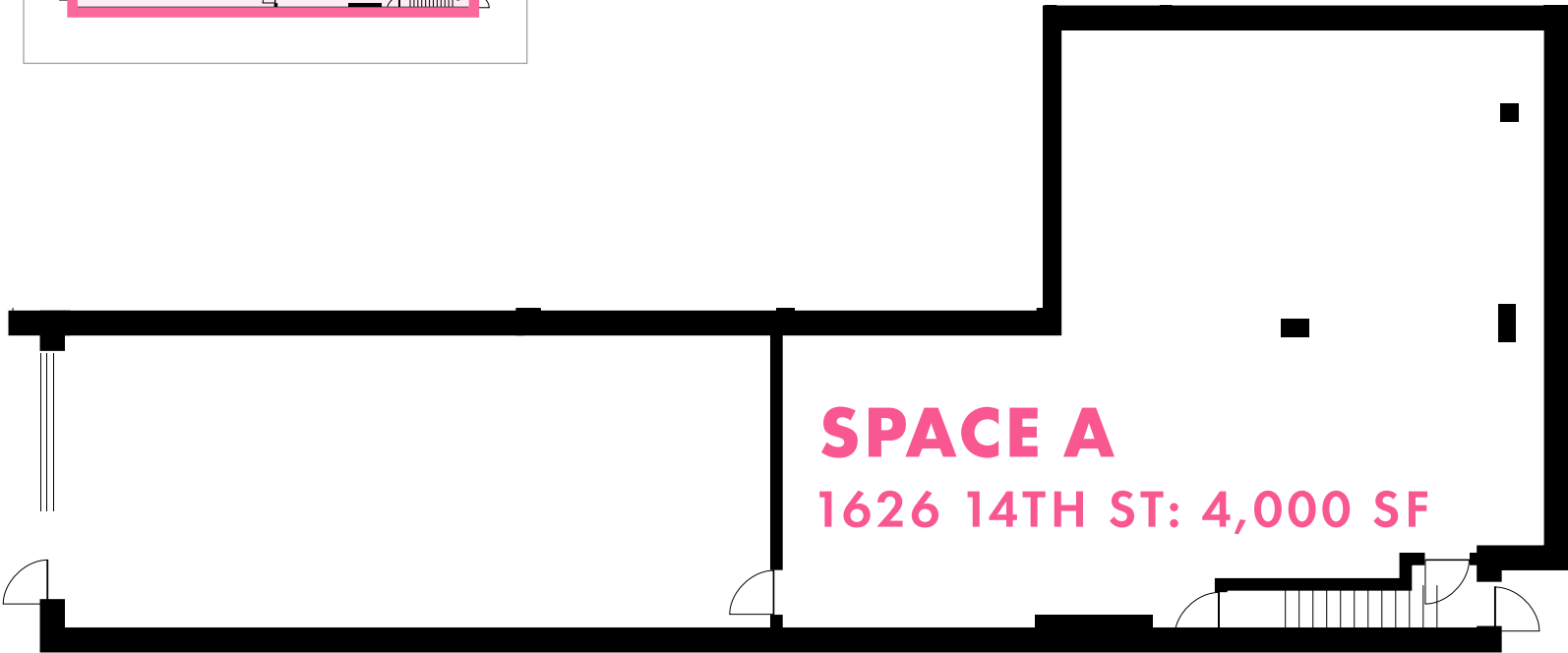
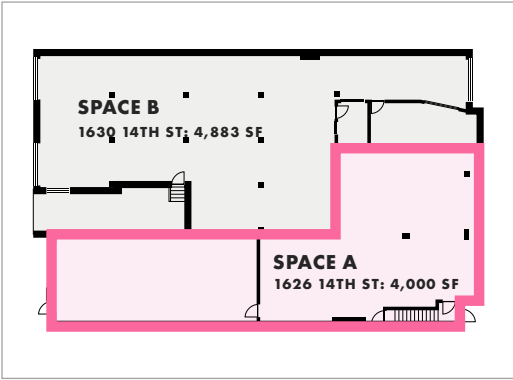
John Wesley African Methodist  
Episcopal Zion Church

Le Diplomate

ETTO



GROUND FLOOR



14TH STREET

Space A

1626 14TH ST  
AVAILABLE

FRONTAGE	49'
TIMING	IMMEDIATE
GROUND FLOOR SF	4,000 SF
BASEMENT SF*	3,600 SF
TOTAL SF	7,600 SF

\* BASEMENT FLOOR PLAN NOT SHOWN

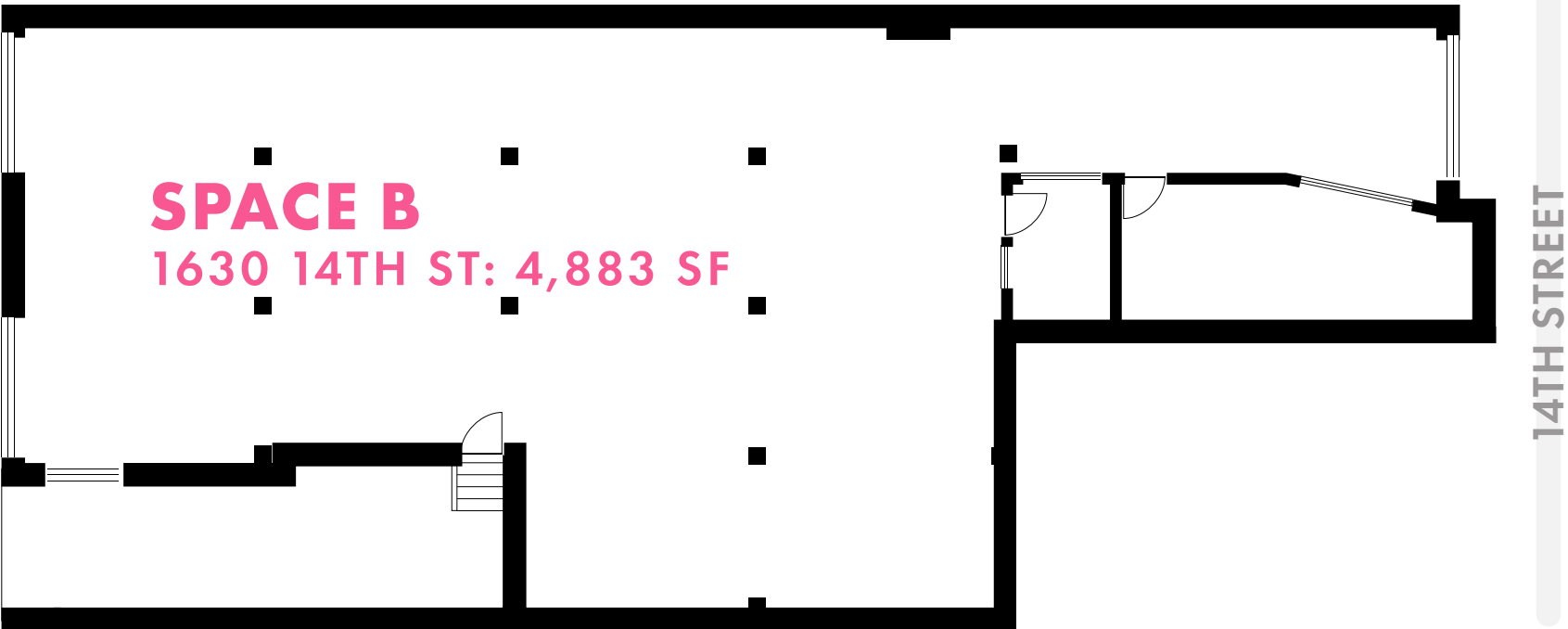
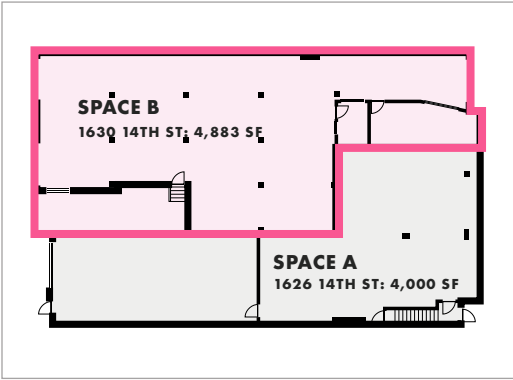
# SPACE A

# Interior Photos

1626 14TH ST. NW | GROUND FLOOR



GROUND FLOOR



Space B

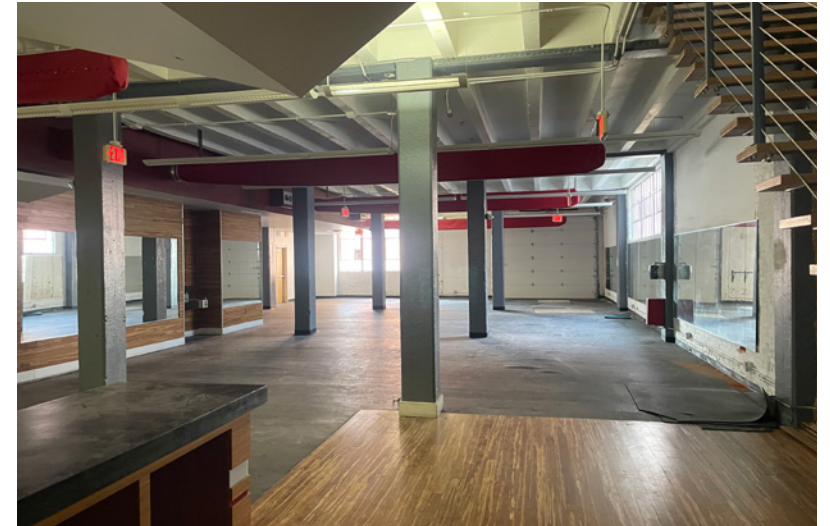
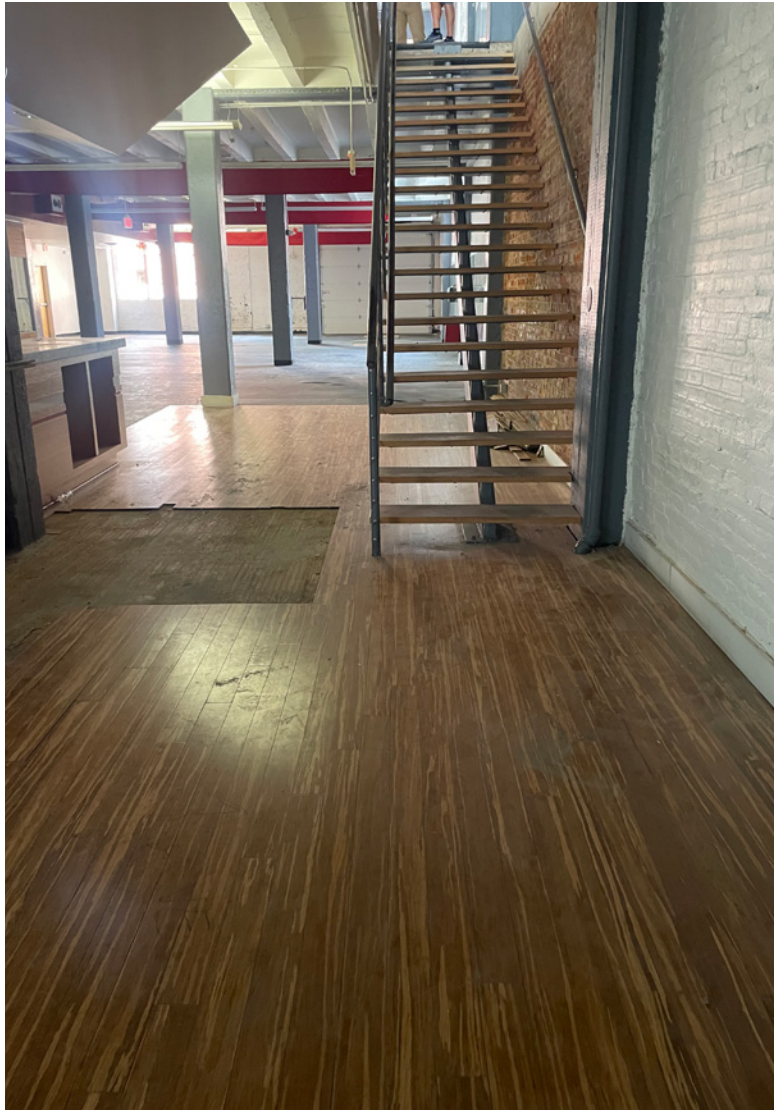
1630 14TH ST  
AVAILABLE

- FRONTAGE | 26' - 65'3"
- TIMING | IMMEDIATE
- GROUND FLOOR SF | 4,883 SF
- TOTAL SF\* | 4,883 SF

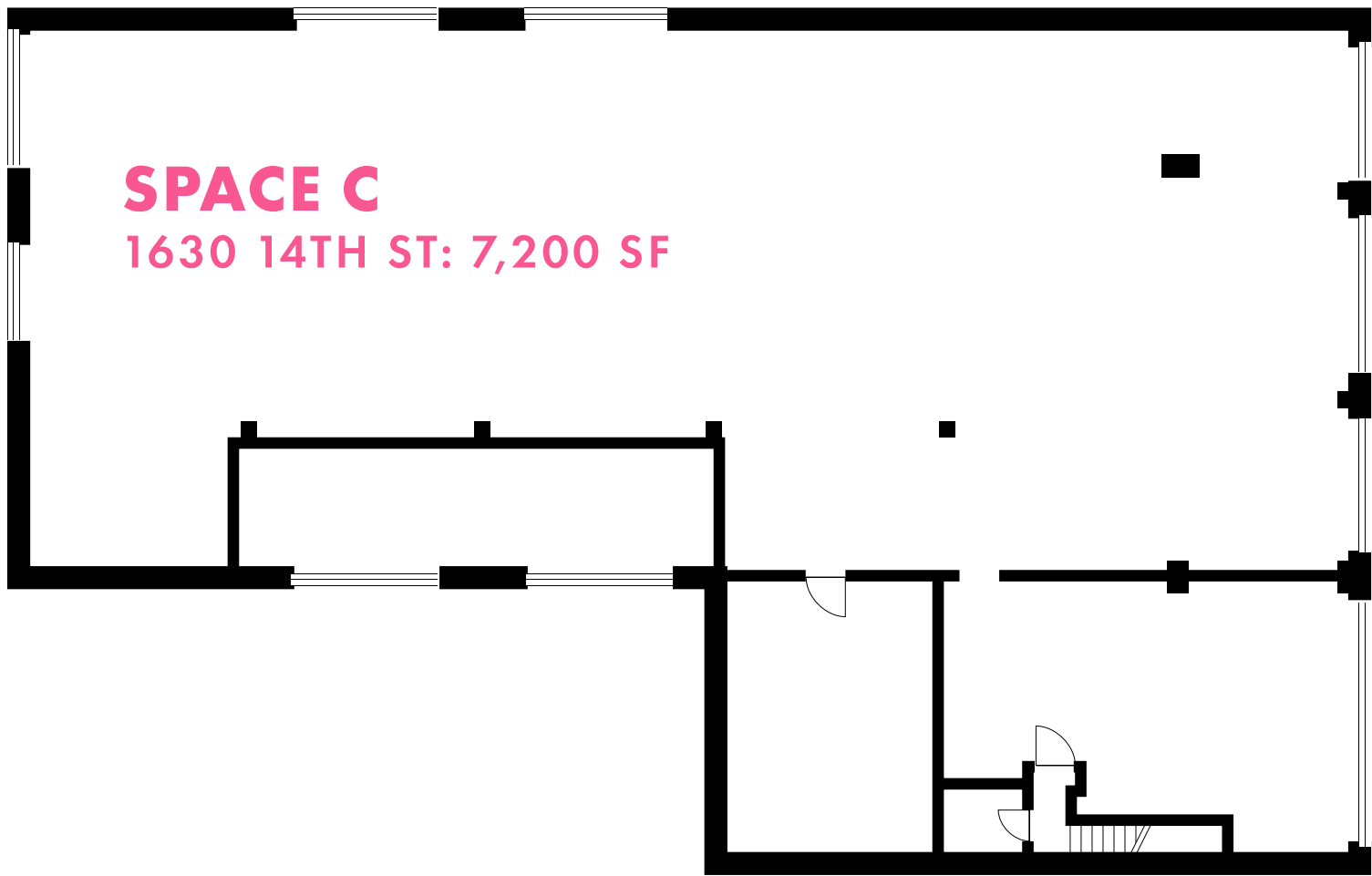
\* CAN BE COMBINED WITH SPACE C  
FOR UP TO 12,083 SF

# SPACE B Interior Photos

1630 14TH ST. NW | GROUND FLOOR



SECOND FLOOR



# Space C

1630 14TH ST  
AVAILABLE

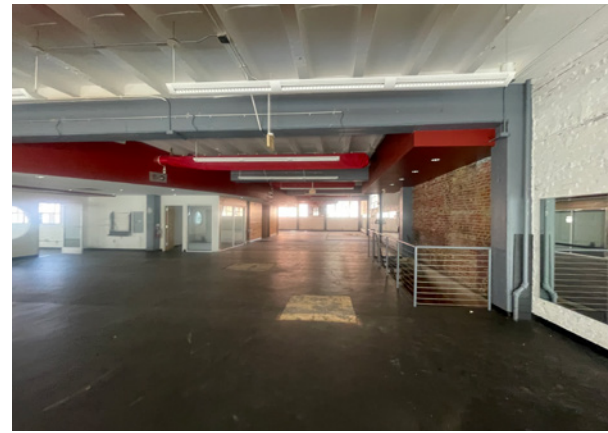
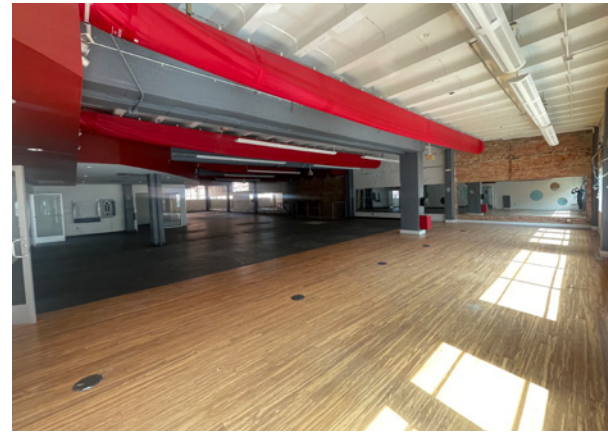
FRONTAGE	26' - 65'3"
TIMING	IMMEDIATE
SECOND FLOOR SF	7,200 SF
TOTAL SF*	7,200 SF

\* CAN BE COMBINED WITH SPACE B  
FOR UP TO 12,083 SF

# SPACE C

# Interior Photos

1630 14TH ST. NW | SECOND FLOOR



# The POWELL Building

**1626-1630 14th STREET NW,  
WASHINGTON, D.C.**

**PROUDLY PRESENTED BY**

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