



# For Lease

**FULL BUILDING  
1ST FLOOR OR 2ND  
FLOOR INDIVIDUALLY**

**CRES**  
CARR REAL ESTATE SERVICES

# 631 PENNSYLVANIA AVENUE SE WASHINGTON DC 20003

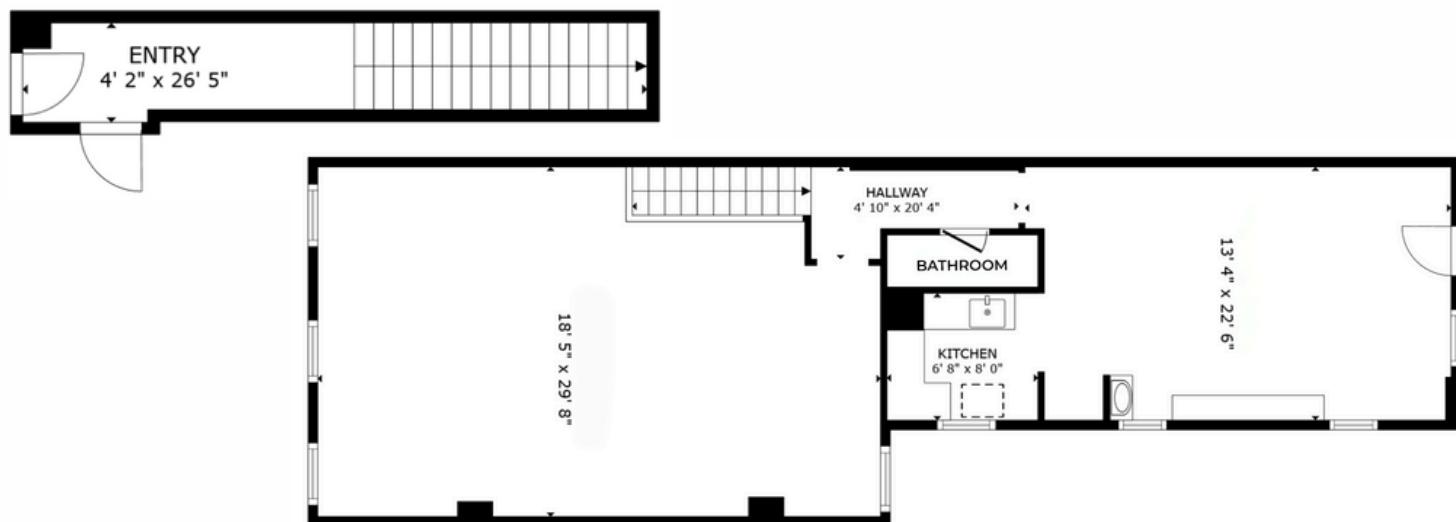


**FLOOR PLANS** Select the floor you wish to visit for a virtual tour.

## 1ST FLOOR



## 2ND FLOOR



## Capital Hill's Eastern Market

**20.67' of Frontage on Penn Ave**  
**Zoned MU-4/CHC**  
**Parcel ID 0874-0818**

**Full Building Opportunity**  
**Approx. 3,400 SF**

### 1st Floor

Retail/Office  
Approx. 2,000 SF  
Significant signage front of building  
Basement storage

### 2nd Floor (631B)

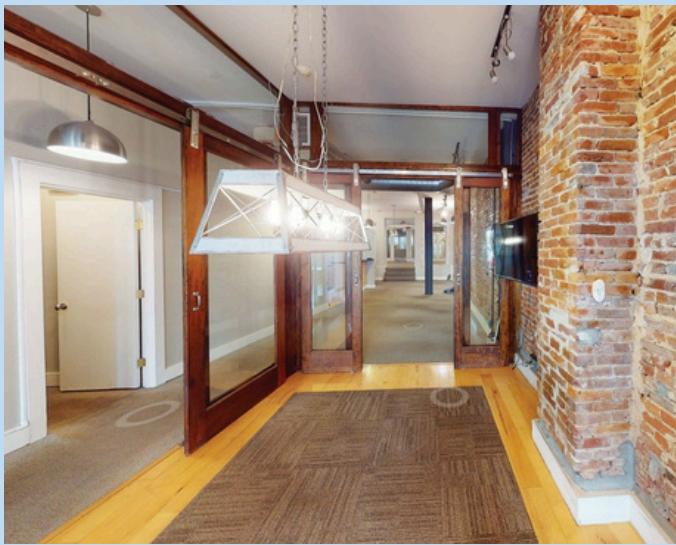
Salon Build-Out  
Approx. 1,400 SF  
Potential roof top patio

## CONTACT US

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TOM FUGE *Managing Director of Real Estate* tom@cres.llc C:310.943.0297



1ST FLOOR

2ND FLOOR

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