

M.A. Winter

- OFFICE SPACE AVAILABLE IN THE HEART OF U STREET -



## THE M.A. WINTER BUILDING

1436 U STREET NW, WASHINGTON, DC

**JARVIS**  
COMMERCIAL REAL ESTATE

**Ernie Jarvis**  
202.302.1604 | [ejarvis@jarviscre.com](mailto:ejarvis@jarviscre.com)

**David Miller**  
202.797.7997 | [miller2034@aol.com](mailto:miller2034@aol.com)

<https://www.mawinter.com>

UNSER HAUPTGESCHÄFTSPLATZ

UNSERE ADRESSE

UNSER ARBEITSFELD



IN DIESEM GEBÄUDE  
FÜHREN WIR NUR DIE CORRESPONDENZ

WINTER BUILDING

NORTH AMERICA

JEDES LAND

JEDE SPRACHE

INDEN SIE AN UNS SCHREIBEN, SETZEN SIE DIESE NUMMER VOR DEN BEGINN IHRES BRIEFES, DA DIESSELBE UNS FÖRDERLICH SEIN WIRD, IHNEN SCHNELLE NACHRICHT ZURÜCKKOMMEN ZU LASSEN.

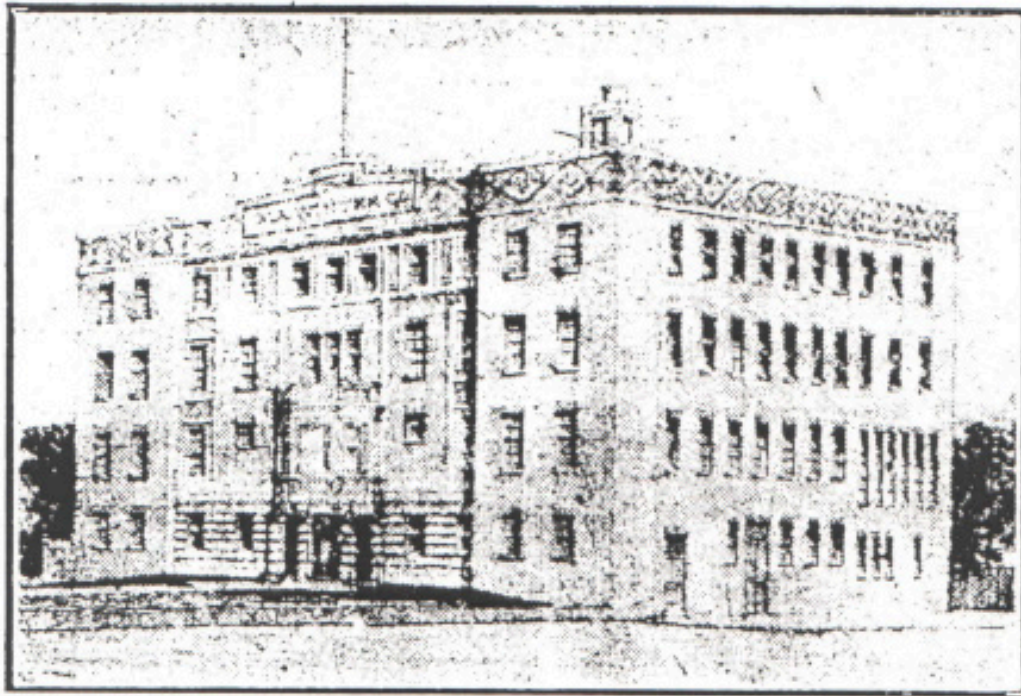
KABEL ADRESSE  
WINTER, WASHINGTON  
WESTERN UNION CODE

ALLE CORRESPONDENZEN SIND NACH UNSEREM HAUPTGESCHÄFTSPLATZ IN WASHINGTON ZU ADRESSIEREN. AN UNSERE AUSLÄNDISCHEN VERHANDLUNGSSTATIONEN GERICHTETE BRIEFE WERDEN NICHT BEANTWORTET.

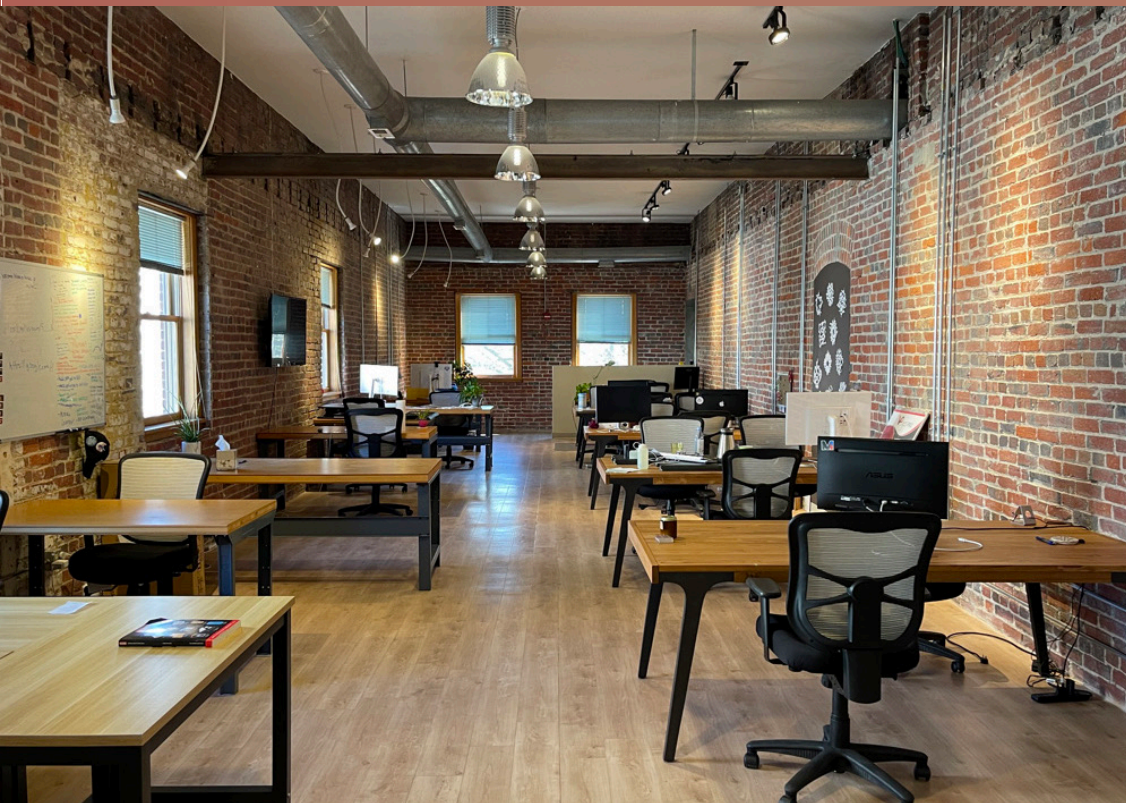
The M.A. Winter Building was constructed in 1908/09 at an estimated cost of \$50,000 by "Colonel" Mahlon Adolphus Winter to house his patent medicine business. He claimed a world-wide distribution of his products which called "Proprietary Medicines."

In 1906 The Lancet, a leading British medical journal, listed his medicines under the title of "Quack Advertising" and added the comment: "The truth is that both the M.A. Winter Co. and it's wonderful medicines are unworthy of serious consideration."

Proud that five of his ancestors served in the colonial militia during the American Revolution, Winter formed an independent military organization, The Minute Men of Washington DC, where he took the rank of Colonel.



The M. A. Winter Company  
On the South Side of U Street  
Between Fourteenth and Fifteenth Streets, Northwest



# HISTORIC 1908 INDUSTRIAL OFFICE BUILDING

- Free standing, 4 story brick structure
- Owner managed since 1985
- 24/7 Secure access
- On site parking
- Operable windows for maximum ventilation
- Individually controlled HVAC
- Shared roof deck for daily use & private events
- Exposed brick and cast iron
- 10' - 13' Ceiling heights
- 35,000 SF building

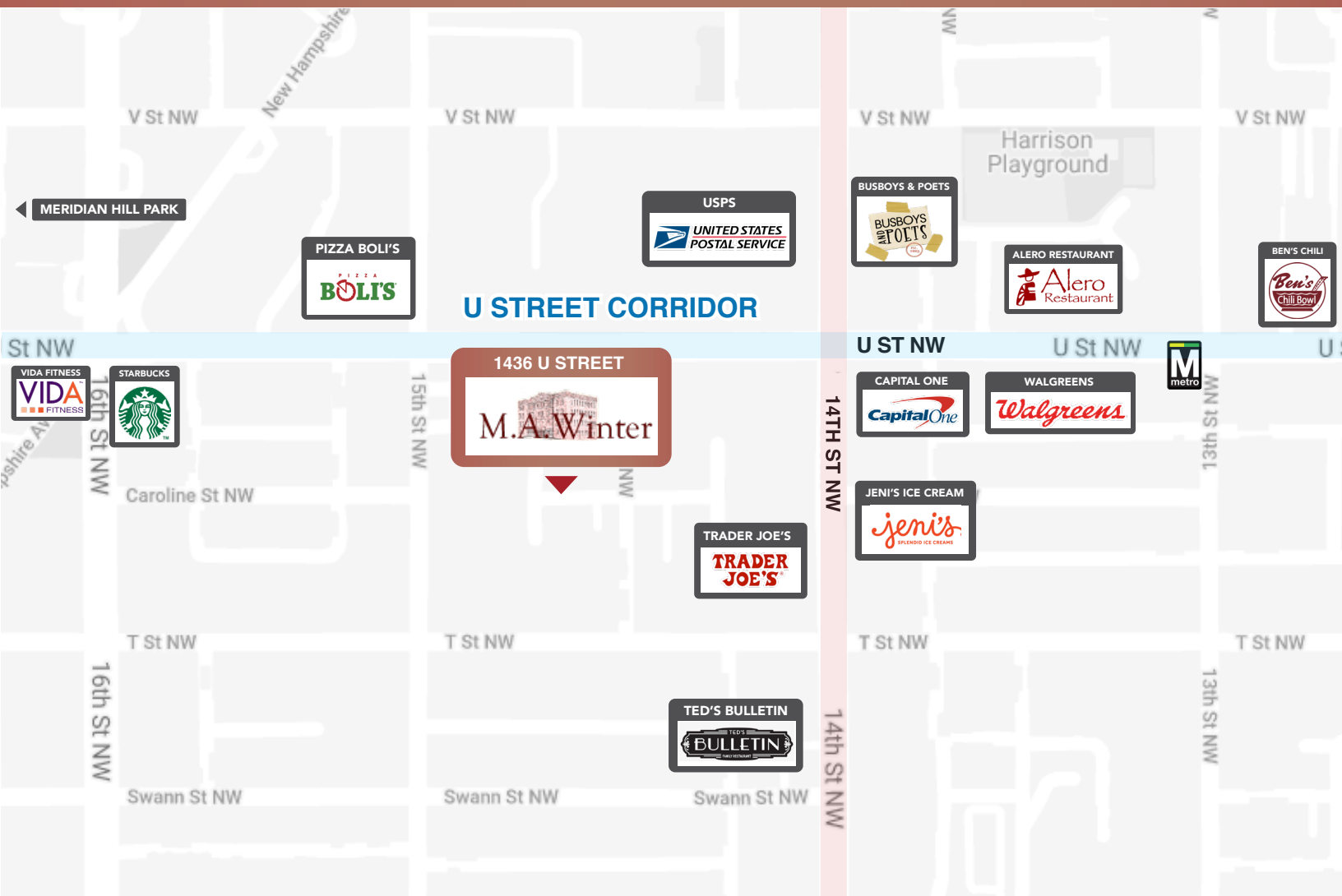


# AVAILABILITY

- Available August 2022
- \$38.50 PSF + Utilities & Char  
(Approx \$3 - \$6 PSF)

 M.A. Winter	
Suite 104	1,623 SF
Suite 303	2,151 SF
Total	3,774 SF





## IN THE HEART OF U STREET

- Minutes to Metro - Green/Yellow line
- Minutes to local restaurants
- Minutes to Trader Joe's & other retailers
- Minutes to Dupont Circle
- 10+ Bikeshare stations nearby
- Seasonal Farmer's Market



WALKER'S PARADISE

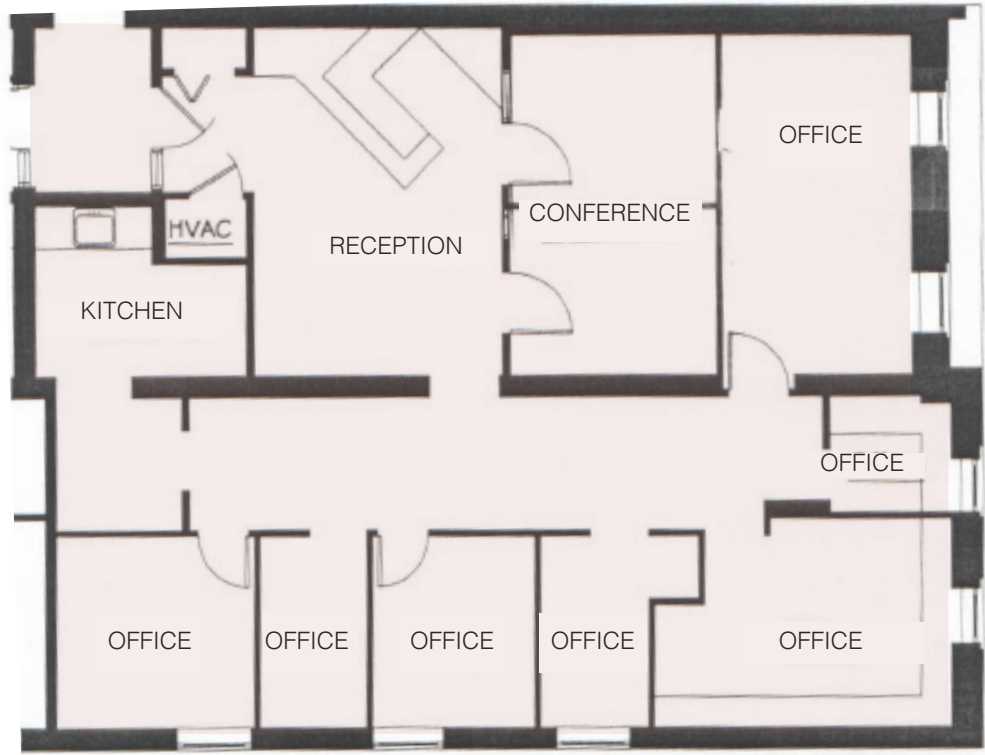


EXCELLENT TRANSIT



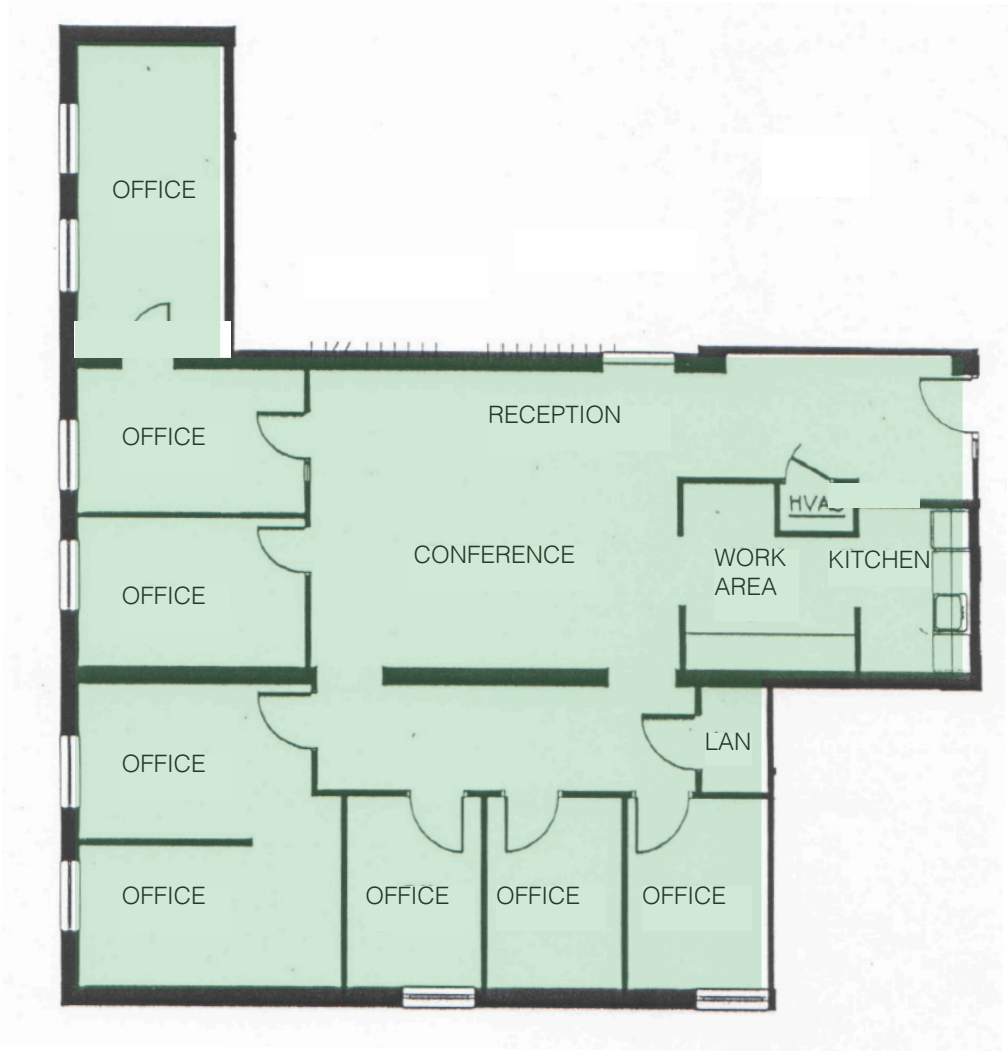
BIKER'S PARADISE

# SUITE 104



**1,623 SF - AVAILABLE**

# SUITE 303



2,151 SF - AVAILABLE



# M.A. Winter

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