

COMPASS

Jenn Smira
& CO.

FINE
HOMES

2324 NORTH CAPITOL ST NW

Commercial | Mixed-Use | Corner Lot | Approx. 2,640 sq. ft.



Prime Mixed-Use Investment Opportunity In Washington D.C.

A corner canvas awaiting your vision! Located in the bustling heart of the North Capitol corridor, this all-brick property presents a unique value-add opportunity. The building boasts tremendous character with high ceilings and wrap-around windows, perfect for a sun-drenched café, restaurant, or boutique retail space. Positioned on a strategic route that funnels thousands of daily commuters into Downtown D.C., this high-visibility location guarantees unrivaled exposure for your business. The versatile layout includes an expansive main level, a second-story unit with residential or office potential, and a substantial basement for storage or prep. With the added benefit of rare private parking and a prime corner footprint, this property is ready to be reimagined as a neighborhood landmark.

*Property under construction

*Images are virtually staged / rendered



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