



1425 K Street

Placed Between McPherson Square & Franklin Park

Centered in the pulse of Washington DC





Where You're Meant To Be In Washington DC



Amenities

- Green rooftop terrace
- Fitness center
- Shower & locker facilities
- Conference center
- Access-controlled bike room
- Mother's Room



Management

- Owner-managed
- Dedicated & on-site property manager & building staff
- Customer service award winner



HVAC & Energy

- LEED Gold certified
- Energy Star rated
- Merv-13 air filters
- UVGI HVAC disinfection system



Parking & Mobility

- 4 Levels below grade parking
- Parking ratio of 1:1,250 SF
- Electric car charging stations
- One block from the McPherson metro station



Tenant Services

- Virtual concierge
- In-house handyman services
- Online & mobile service request & visitor management systems
- Fitwel 3 star rated



Security & Technology

- CCTV perimeter cameras
- 24/7/365 lobby attendant
- Kastle fob & BT access control
- Wired Score Platinum

Building Amenities

Scan To View
Matterport of
Rooftop



Rooftop Lounge



Rooftop Lounge



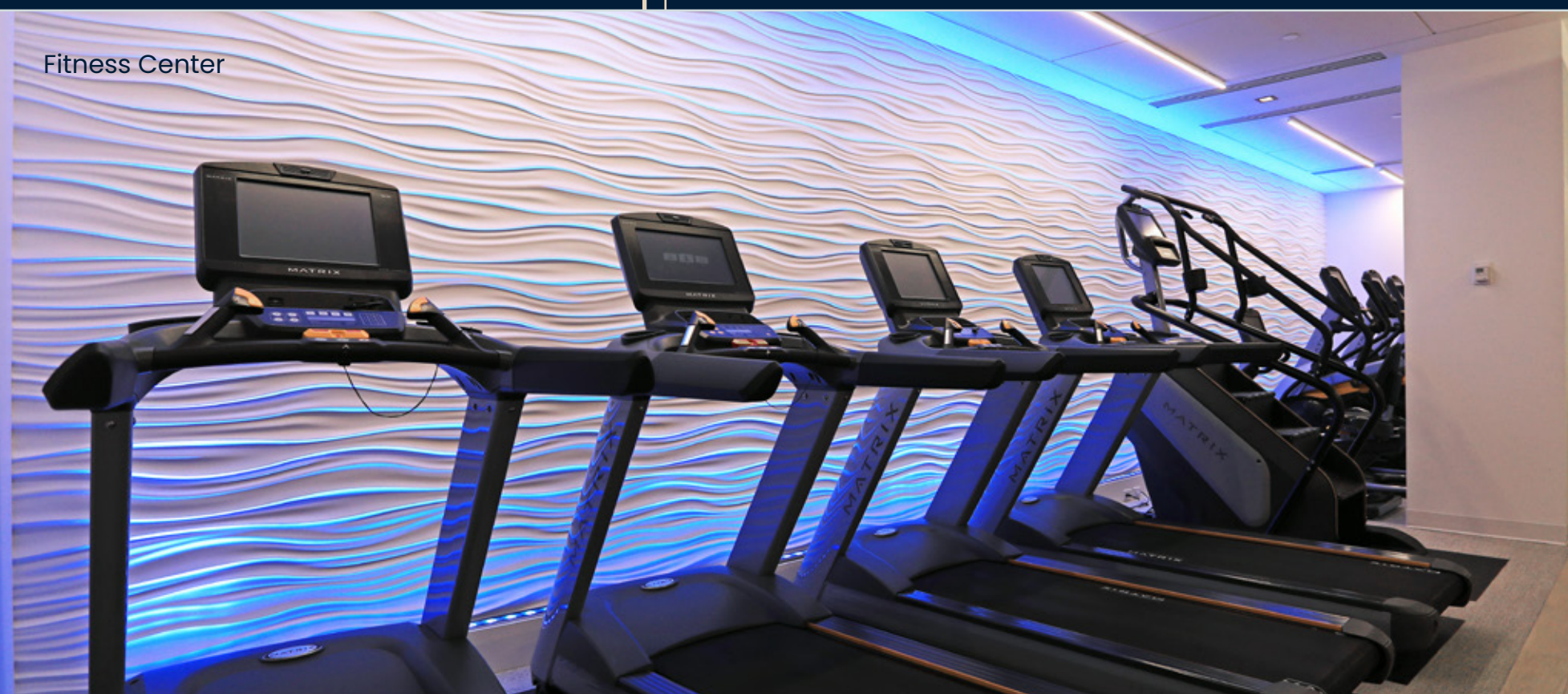
Rooftop Lounge



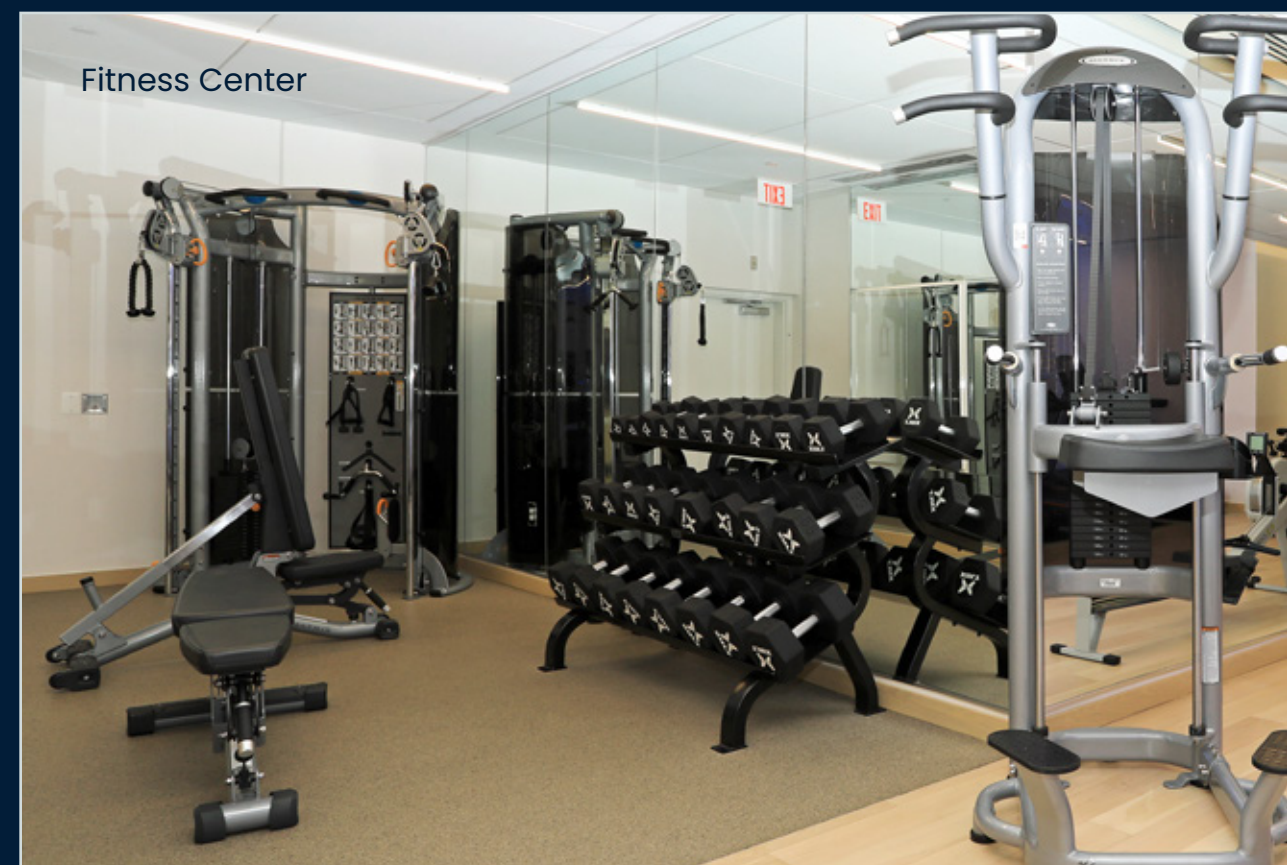
Tenant Lounge



Conference Center



Fitness Center



Fitness Center



New Lobby Coming Soon!

1425 K Street

Availabilities



11th Floor

5,669 RSF

9th Floor

8,025 RSF

6th Floor

5,139 RSF *SPEC SUITE*

4th Floor

18,887 RSF *FULL FLOOR!*

3rd Floor

18,887 RSF *FULL FLOOR!*

2nd Floor

3,175 RSF *SPEC SUITE*

Second Floor

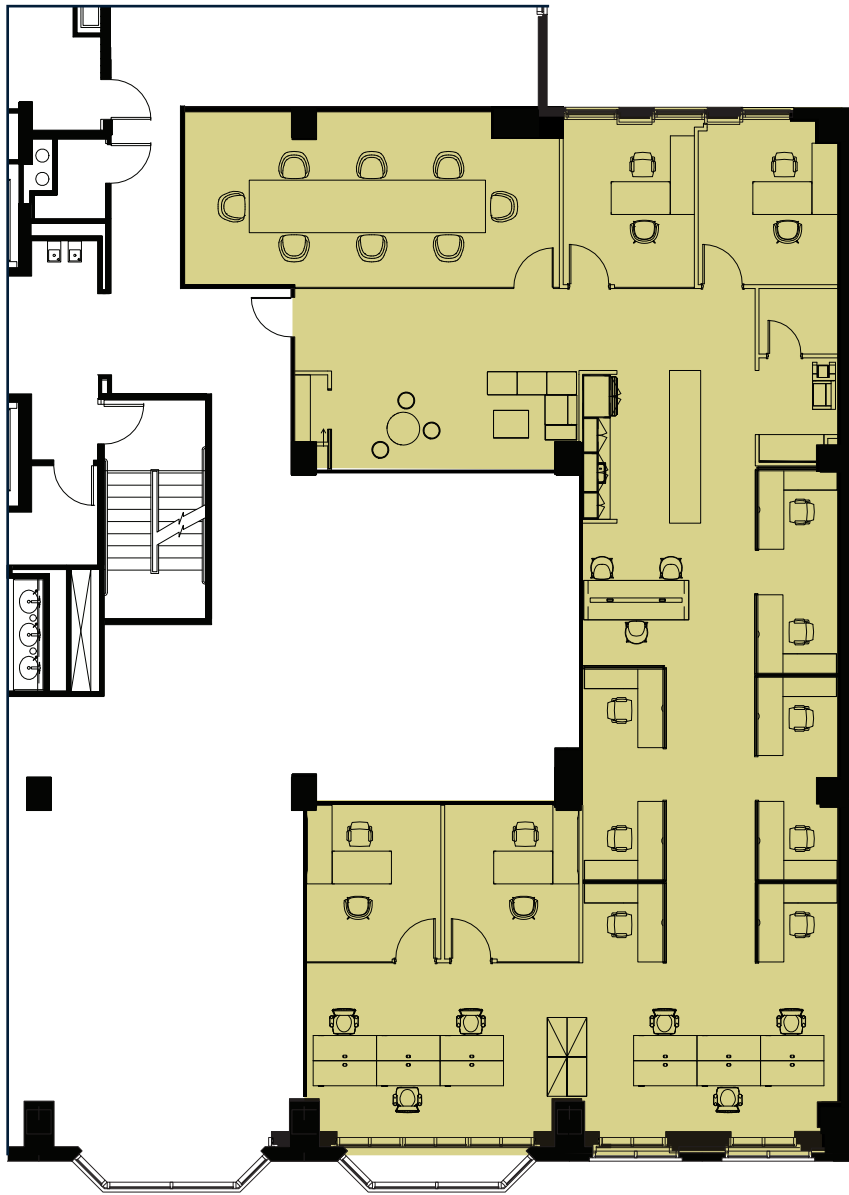
Suite 250 - 3,175 RSF
Spec Suite

Scan Or Click
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Matterport

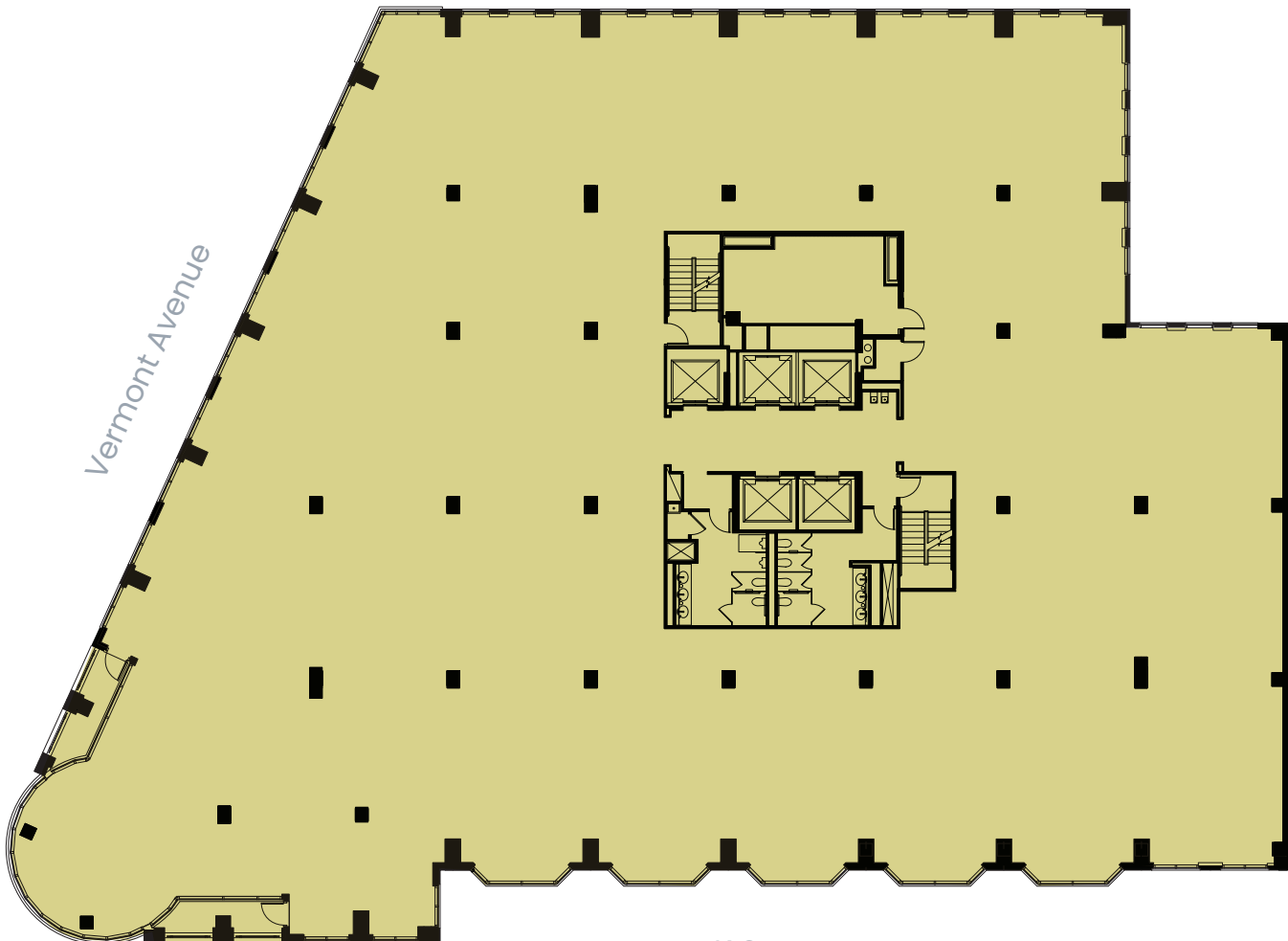
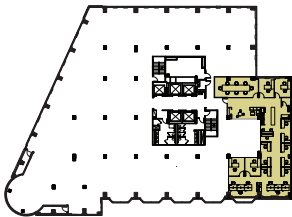


Third Floor

Suite 300 - 18,887 RSF



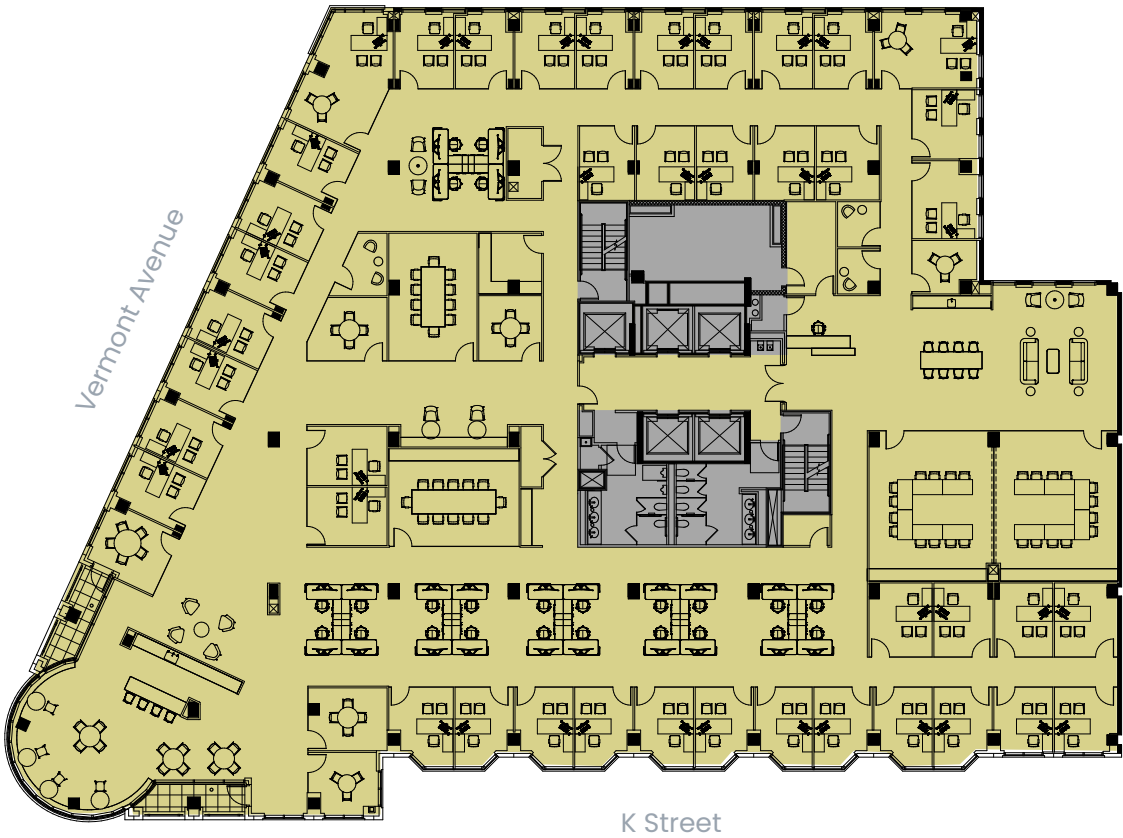
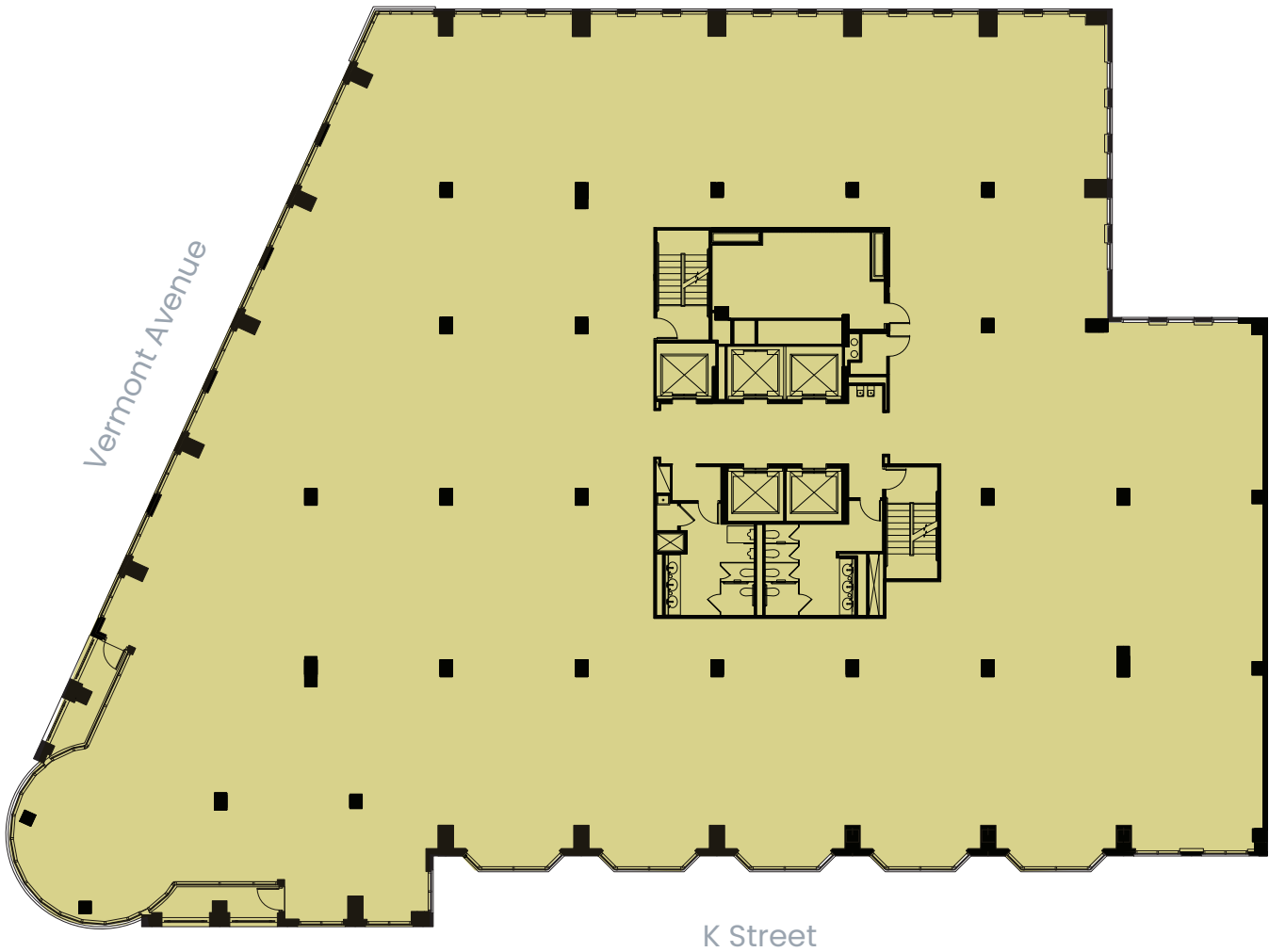
K Street



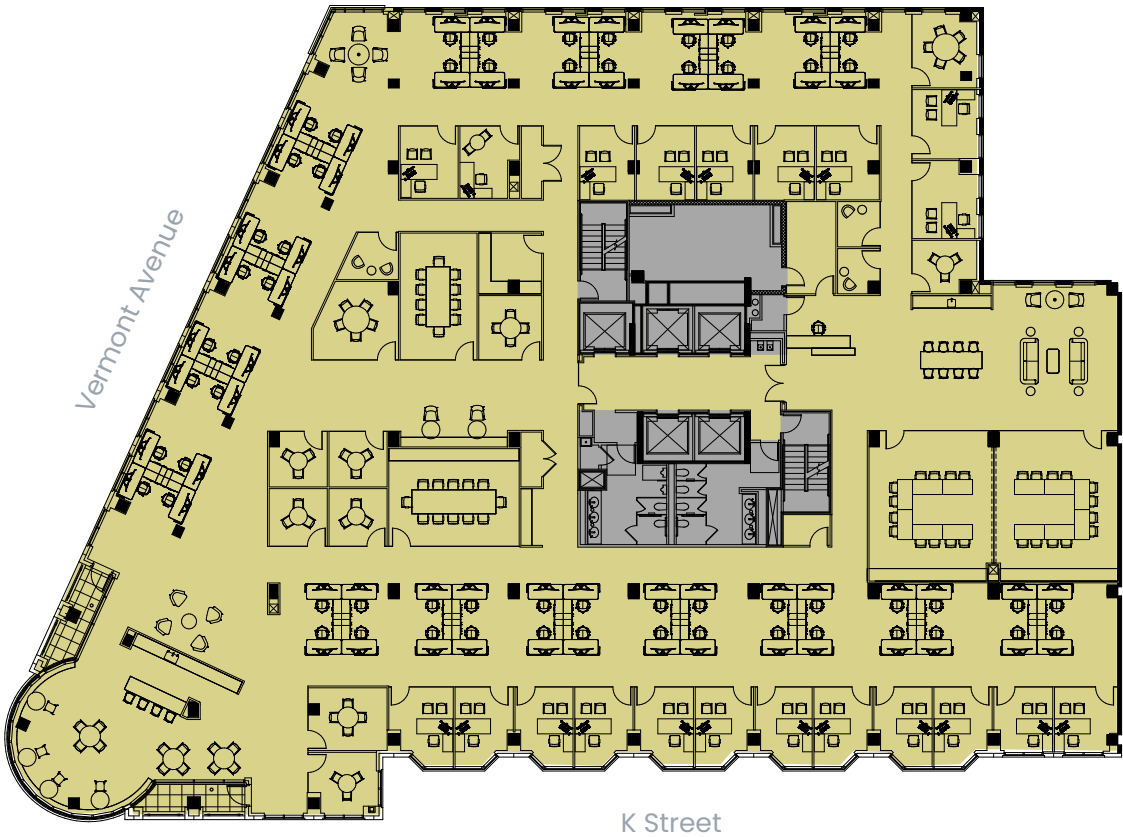
K Street

Fourth Floor
Suite 400 - 18,887 RSF
Shell Plan

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Hypothetical Office Intensive Plan



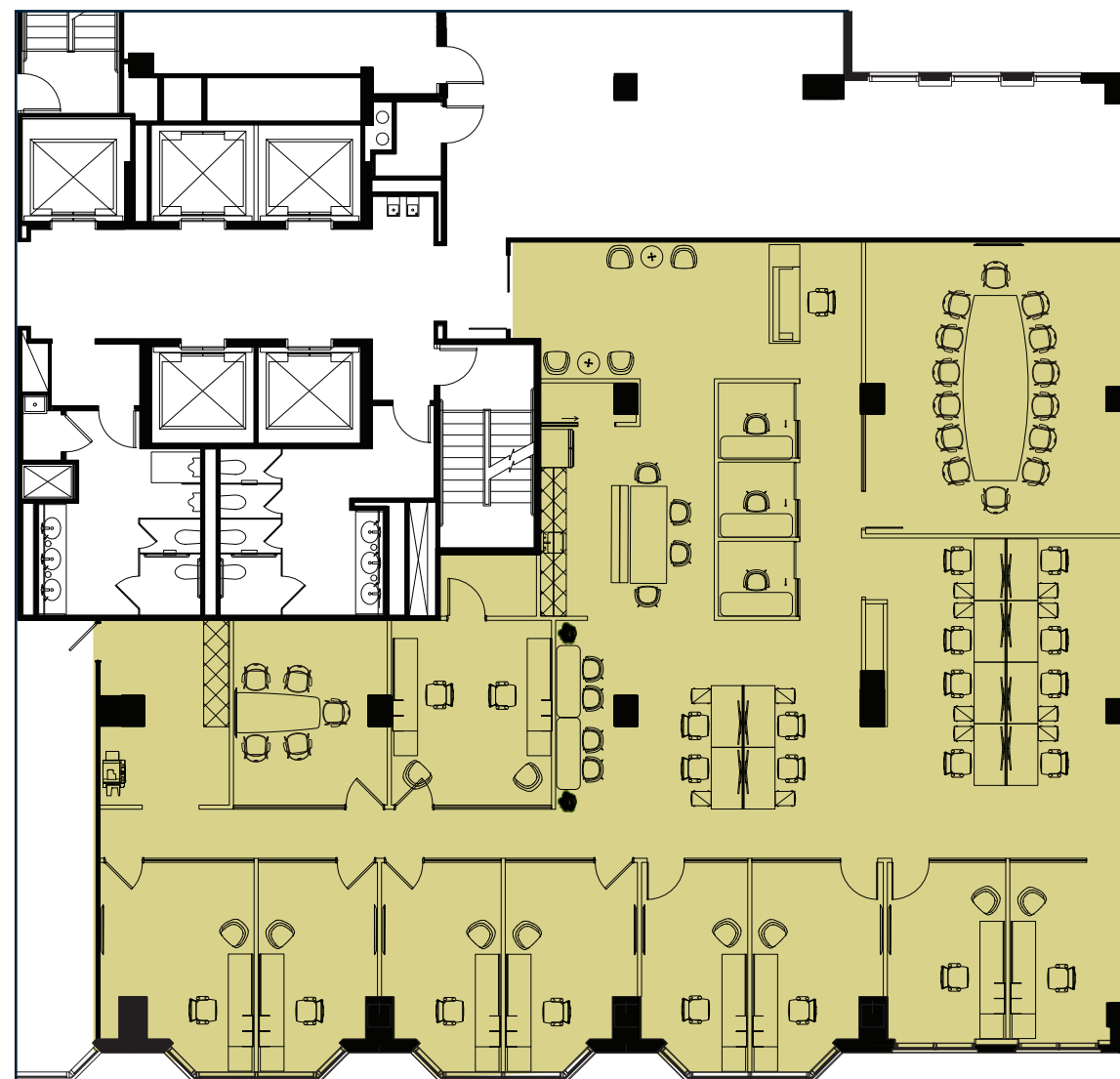
Hypothetical Open Office Intensive Plan

1425 K Street

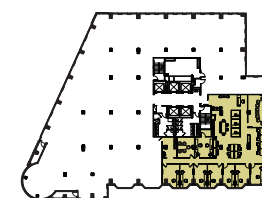


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Sixth Floor
Suite 650 - 5,139 RSF
Spec Suite



K Street



Ninth Floor

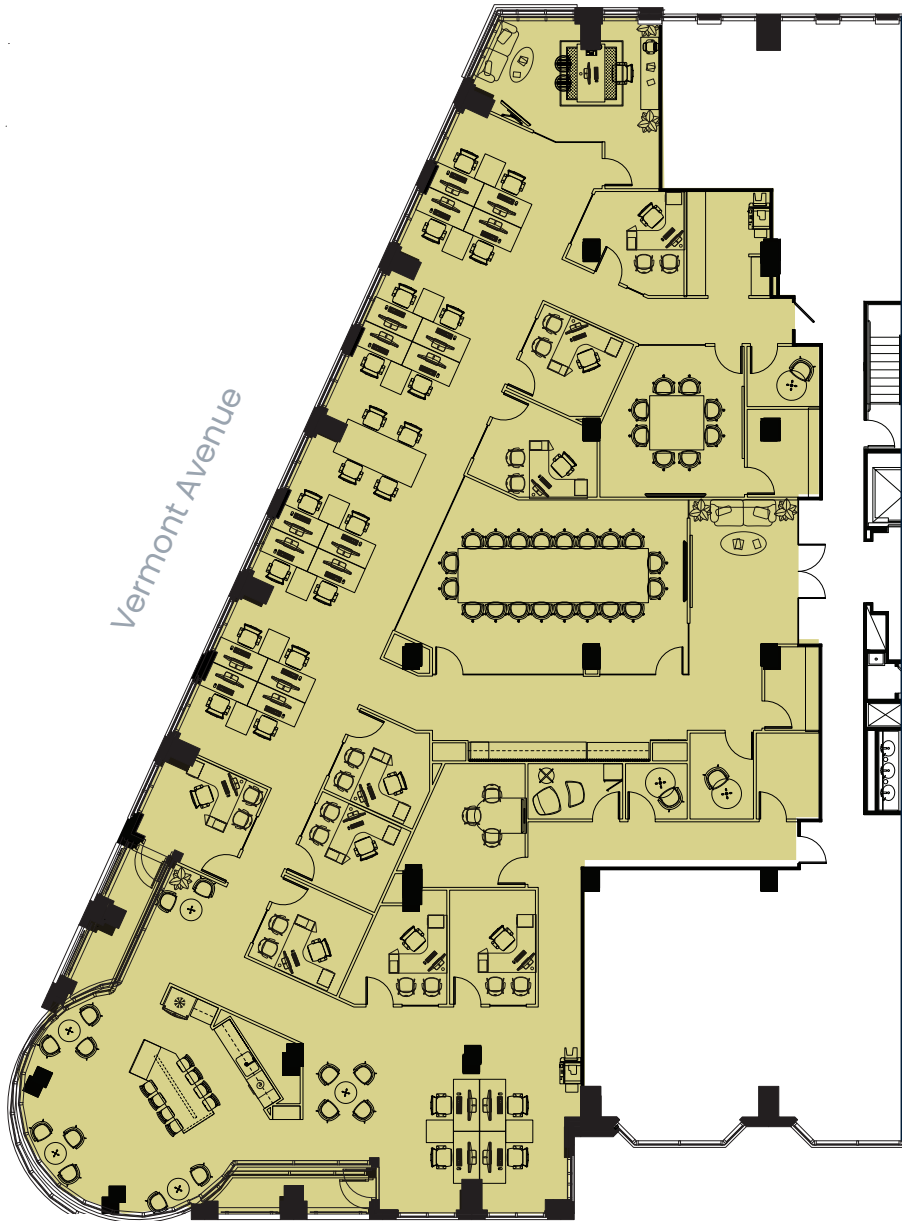
Suite 900 - 8,025 RSF



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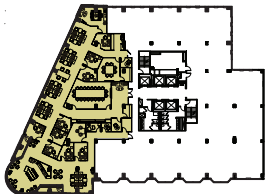
Eleventh Floor

Suite 1100 - 5,669 RSF

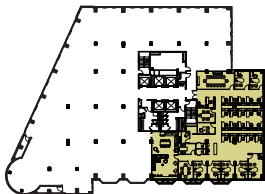


Vermont Avenue

K Street



K Street





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