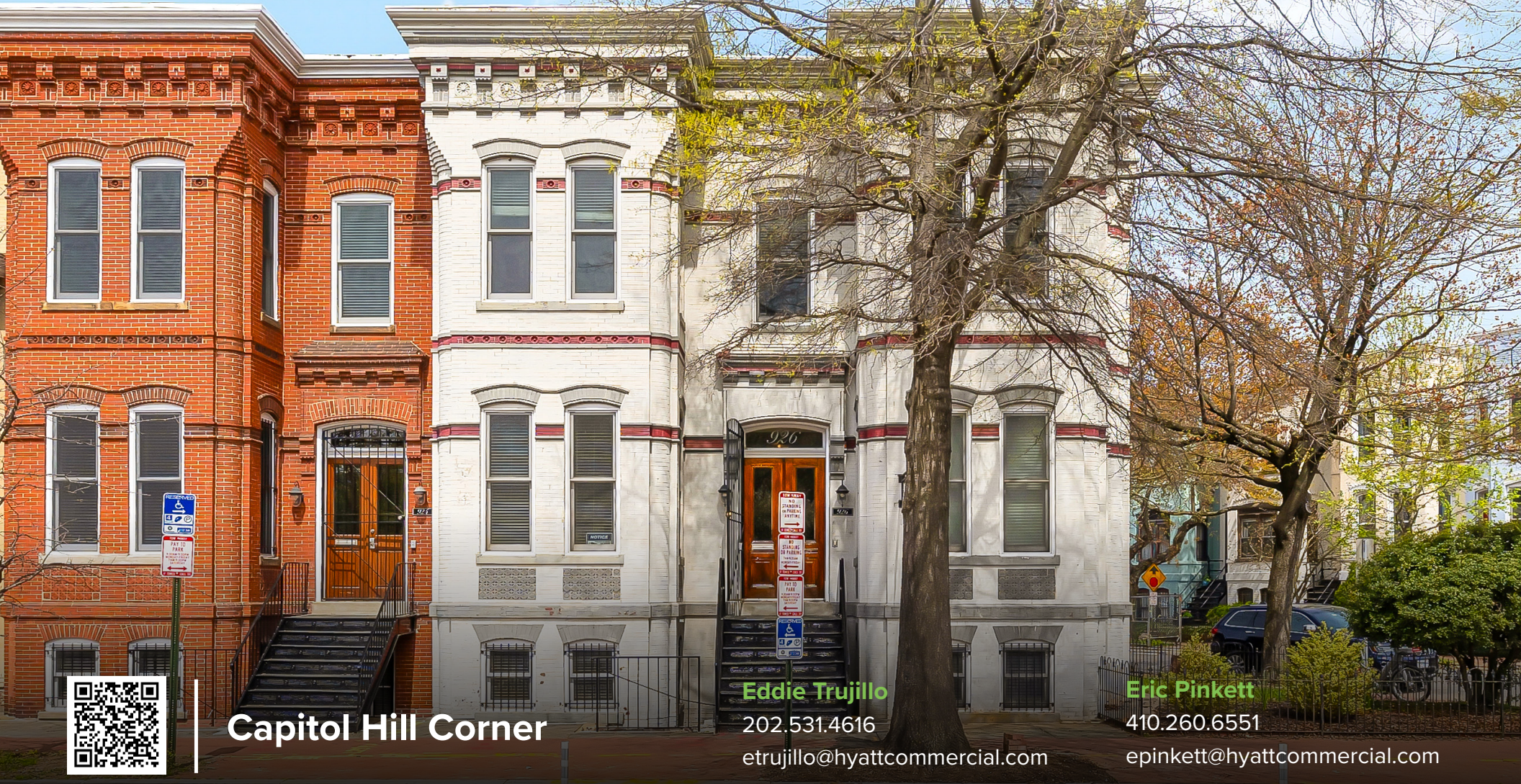


FOR SALE

926 Pennsylvania Ave. SE, Washington, DC 20003



Capitol Hill Corner

Eddie Trujillo

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Eric Pinkett

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OVERVIEW

Hyatt Commercial proudly presents 924 & 926 Pennsylvania Avenue SE for sale in Capitol Hill, Washington, D.C. These office properties are available individually or together, and the two units can be connected.

926 Pennsylvania Avenue SE: A three-level, corner office property leased until October 31, 2025, with a possible five-year extension. The lease can be terminated upon purchase. Both properties offer prime locations in Capitol Hill with on-site parking for up to six vehicles accessible from 10th Street SE. This is a rare opportunity to acquire boutique office spaces with parking in Capitol Hill's busiest commercial area.

OFFERING



FOR SALE

Property Type	-----	Office
Building Class	-----	A
Building Size	-----	+/-2,800 SF



INTERIOR PHOTOS



RETAILER MAP



United States Capitol

United States Supreme Court

Library of Congress John Adams Building

INDEPENDENCE AVE SE

ON CAPITOL HILL SINCE 1925
EASTERN MARKET
UNION MEAT CO.
SOUTHERN MARYLAND SEAFOOD CO.
FINE SWEET SHOPPE

TORTILLA CAFE
Mexican & Salvadoran Grill

Rayburn House Office Building
11 mins drive; 1.4 miles

Longworth House Office Building
Cannon House Office Building
4 mins drive; 0.9 miles

Longworth House Office Building
5 mins drive; 0.9 miles

Metro Eastern Market Stop
4 mins walk; 0.2 miles

SUBJECT

&pizza

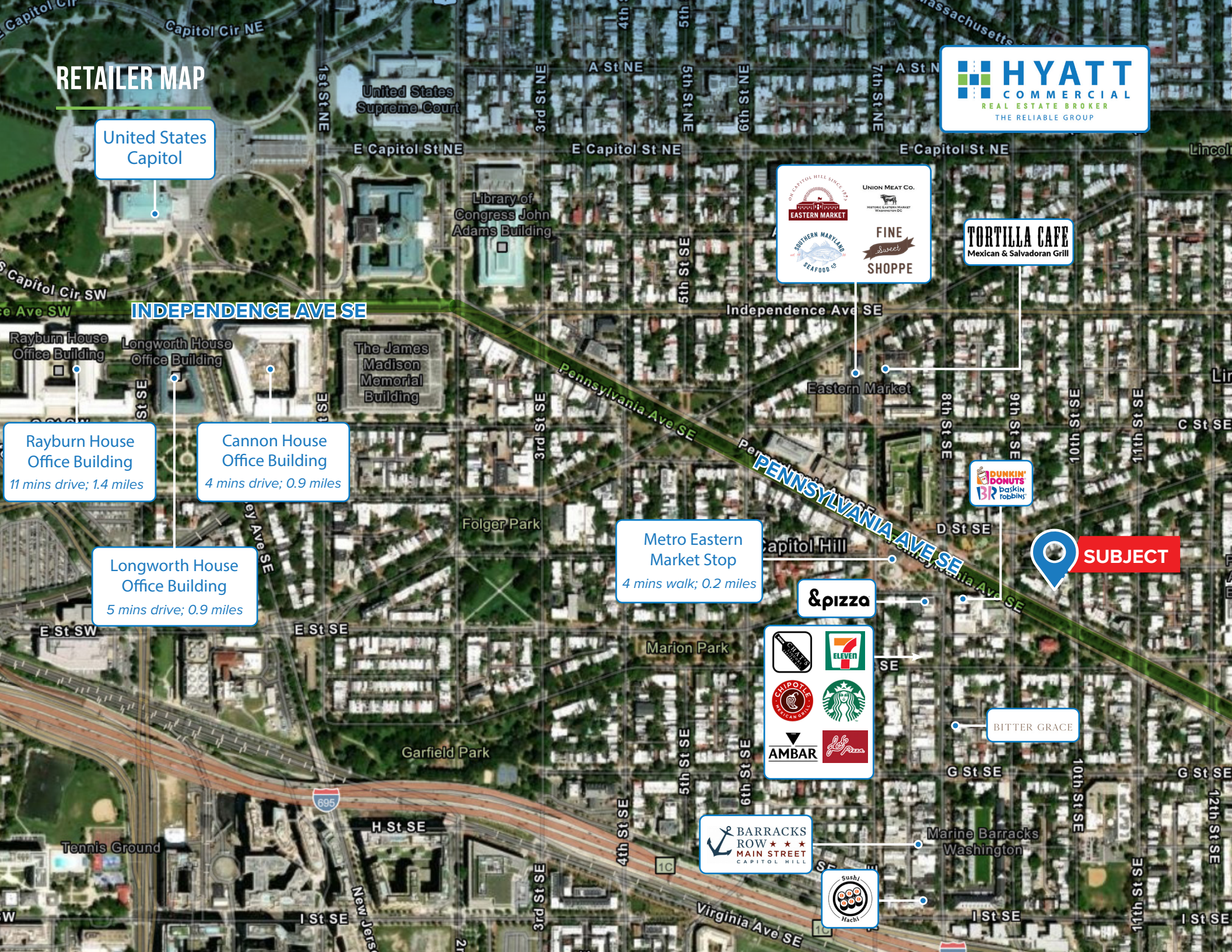
SHARPE'S
7-ELEVEN
CHIPOTLE MEXICAN GRILL
STARBUCKS
AMBAR
LePizzeria

BITTER GRACE

BARRACKS ROW
MAIN STREET
CAPITOL HILL

Sushi
Hachi

Marine Barracks Washington



REGIONAL MAP

10 mins Drive to National Airport

17 mins Drive to Alexandria, VA

27 Mins Drive to Tysons Corner

DRIVE-TIME MAP

● 5 Minutes ● 10 Minutes ● 15 Minutes



926 PENNSYLVANIA AVE SE

NATIONAL AIRPORT
4.5 miles

TYSONS CORNER
16 miles

ALEXANDRIA, VA
9.9 miles

CONTACT

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