

2 6 0 0 V I R G I N I A A V E N , W A S H I N G T O N , D C 2 0 0 3 7

# WATERGATE 26000

ICONIC VIEWS,  
*Historic Location.*

Storied Office Space **Now Leasing**  
in The West End

**CBRE**



A LANDMARK  
*Lives On*

WELCOME TO THE NEXT ERA AT THE WATERGATE. RECENTLY UPDATED AND EQUIPPED WITH PREMIUM AMENITIES, **2600 VIRGINIA IS SURE TO EARN YOUR VOTE.**



Renovated  
Lobby



Private  
Spa-Quality  
Fitness Center



Freshly  
Landscaped  
Outdoor Spaces



Secure  
Tenant-Only  
Bike Storage



Onsite  
Retail and Dining



Shared  
Conferencing  
Facilities



Spacious  
Tenant Lounge



Flexible Work  
Spaces

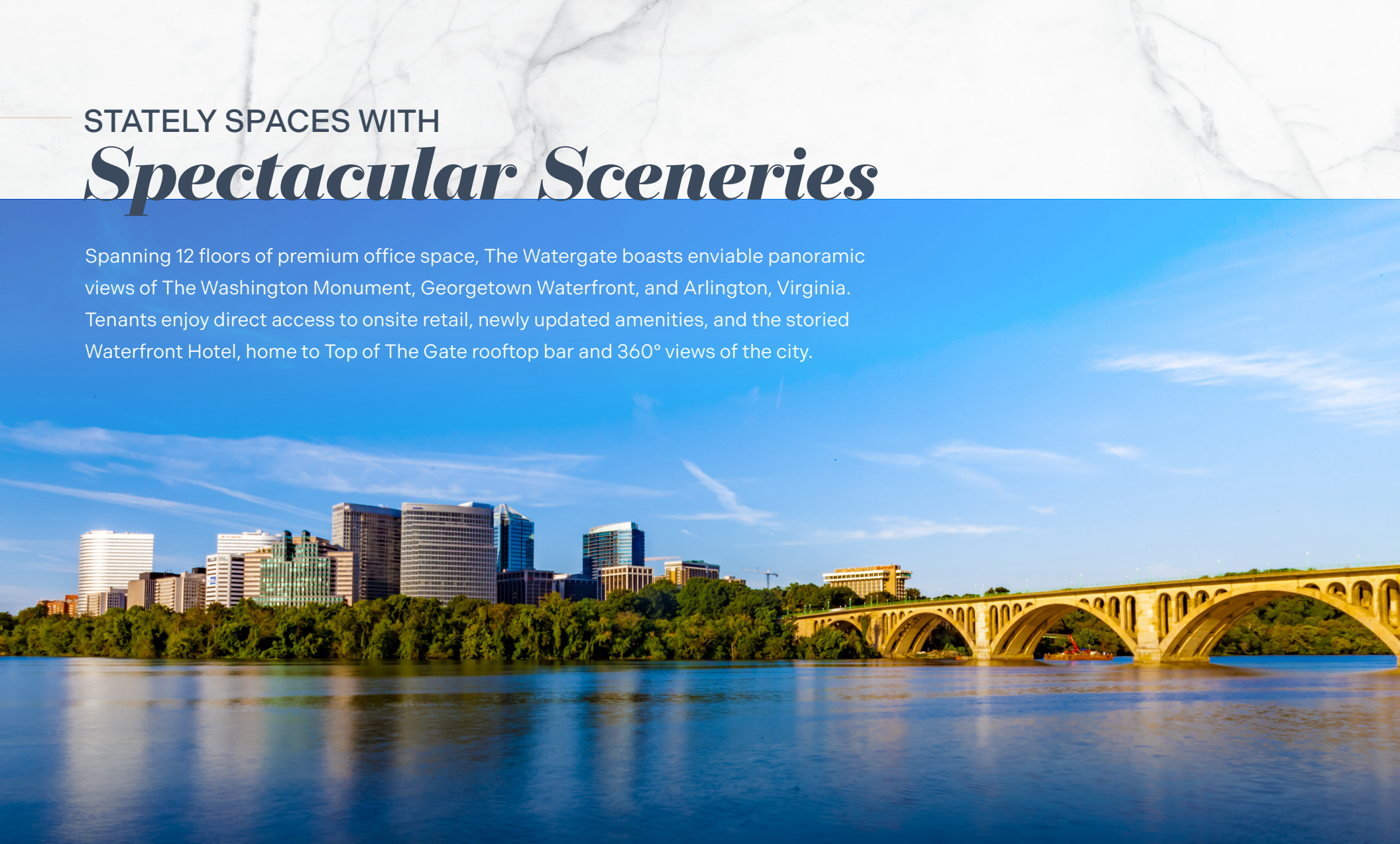




STATELY SPACES WITH

# *Spectacular Sceneries*

Spanning 12 floors of premium office space, The Watergate boasts enviable panoramic views of The Washington Monument, Georgetown Waterfront, and Arlington, Virginia. Tenants enjoy direct access to onsite retail, newly updated amenities, and the storied Waterfront Hotel, home to Top of The Gate rooftop bar and 360° views of the city.



**94**

Walker Score

WALKER'S PARADISE



**97**

Transit Score

RIDER'S PARADISE



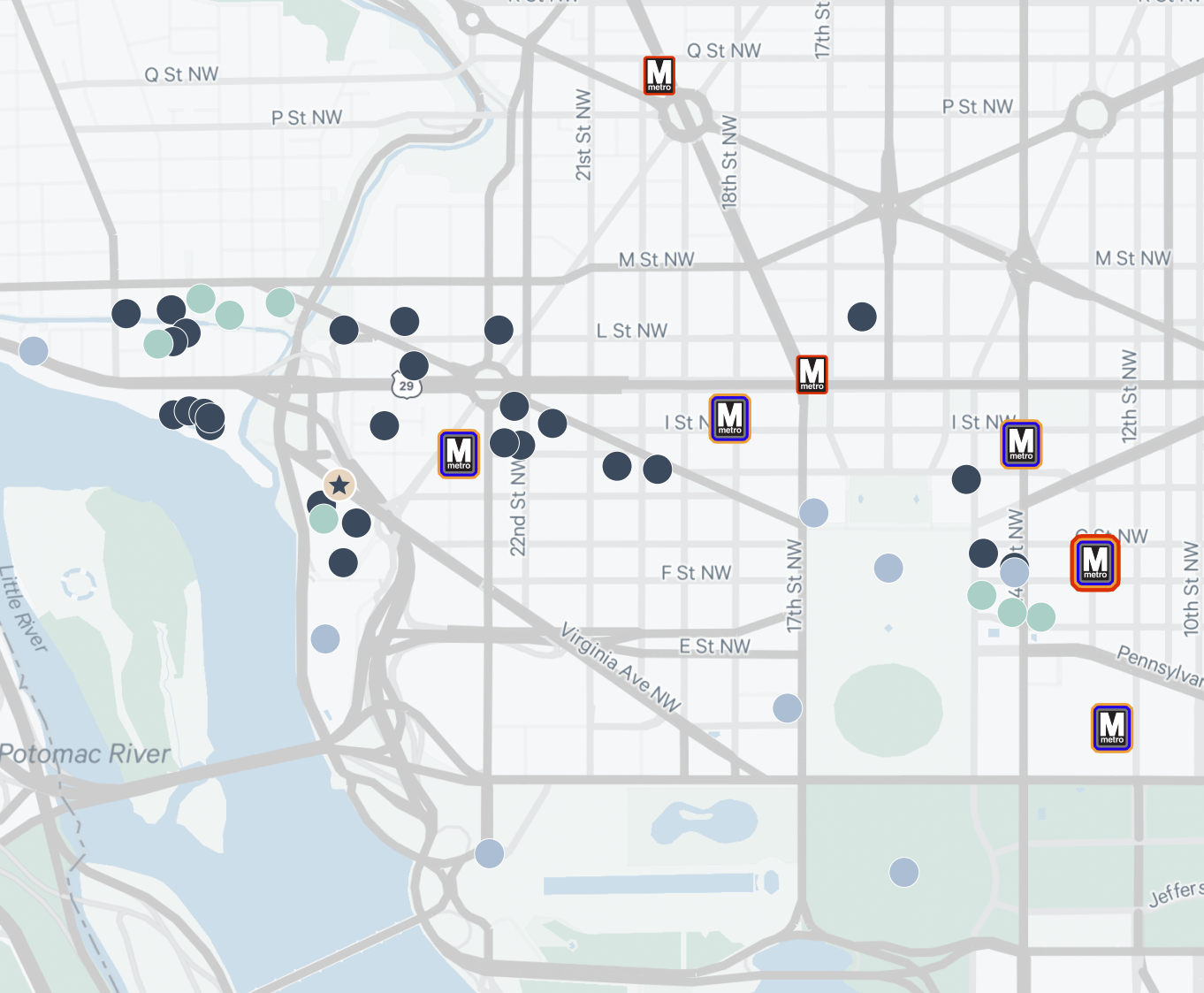
**85**

Bike Score

VERY BIKEABLE



# AMENITY *Map*



## THE WATERGATE

- ★ The Watergate

## DINING & RETAIL

- Baked & Wired
- Bottom of the Gate
- Chez Billy Sud
- Devon & Blakely
- Farmers Fishers & Bakers
- Filomena Ristorante
- Fiola Mare
- Founding Farmers
- Guapo's
- il Canale
- Jardenea Restaurant
- Joe's Seafood
- Kingbird
- Matera
- North Italia
- Officina Cafe
- Old Ebbitt Grill
- Ris
- Ristorante La Perla
- Sequoia DC
- sweetgreen
- Tazza Cafe
- Tony & Joe's Seafood Place
- Top of the Gate
- The Hamilton
- Trader Joe's
- Western Market
- Whole Foods Market

## LANDMARKS & LIFESTYLE

- Constitution Hall
- Georgetown Waterfront Park
- John F. Kennedy Center
- Lincoln Memorial
- The Hamilton
- Renwick Gallery
- The White House
- Washington Monument

## HOTELS

- Four Seasons Hotel
- The Graham Georgetown
- Hotel Washington
- JW Marriott
- Sonder Georgetown C&O
- The Ritz-Carlton Georgetown
- The Watergate Hotel
- Willard InterContinental

## TRANSPORTATION

- Foggy Bottom-GWU (Blue, Orange, Silver)
- Farragut West (Blue, Orange, Silver)
- Farragut North (Red)
- Dupont Circle (Red)
- McPherson Square (Blue, Orange, Silver)
- Federal Triangle (Blue, Orange, Silver)
- Metro Center (Blue, Orange, Red, Silver)





2 6 0 0 V I R G I N I A A V E N , W A S H I N G T O N , D C 2 0 0 3 7

# 2600 WATERGATE

## *Contact us*

---

**AMY BOWSER**

Executive Vice President

+1 202 423 2196

[amy.bowser@cbre.com](mailto:amy.bowser@cbre.com)

**BROOKS BROWN**

Senior Vice President

+1 202 423 2193

[brooks.brown@cbre.com](mailto:brooks.brown@cbre.com)

**WILL DONOHUE**

Vice President

+1 202 423 2194

[will.donohue@cbre.com](mailto:will.donohue@cbre.com)