



Summary

Available SF:	1,486 SF
Sale Price	\$1,385,000
Taxes:	\$17,582
Lot Size:	1,273 SF
Year Built:	1926
Zoning:	MU-4

Property Highlights

- 2 story building in the Heart of Georgetown
- Great location on the corner of Wisconsin and Reservoir Rd.
- Visibility from Wisconsin Ave., 33rd Street and Reservoir Rd.
- Walking distance to amenities
- Private backyard patio

Demographics

	2 Miles	5 Miles	10 Miles
Total Households:	87,877	351,755	881,070
Total Population:	161,184	748,165	2,102,615
Average HH Income	\$154,464	\$149,685	\$135,052

The information above was furnished to us by sources we believe to be reliable, but no warranty or representation is made to its accuracy. It is your responsibility to independently confirm its accuracy and completeness. This offering is subject to correction or errors and omissions, change of pricing, prior to sale/lease or withdrawal from the market, without notice.

Oyku Hanna

703.435.4007 x 109

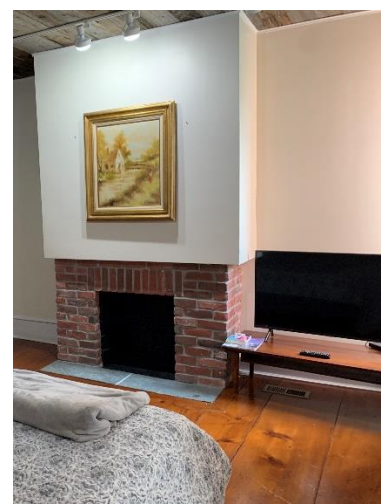
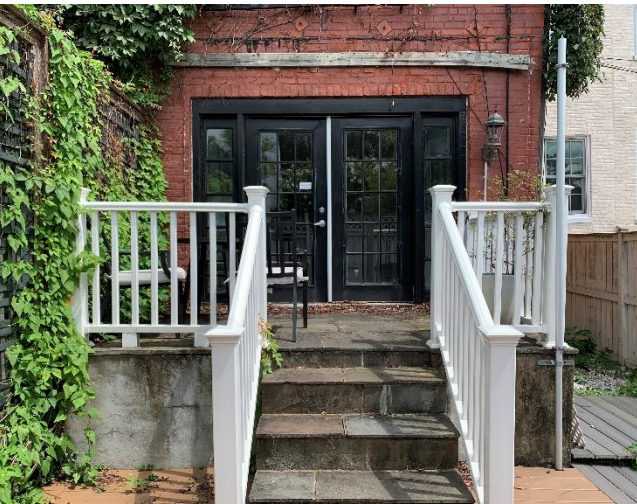
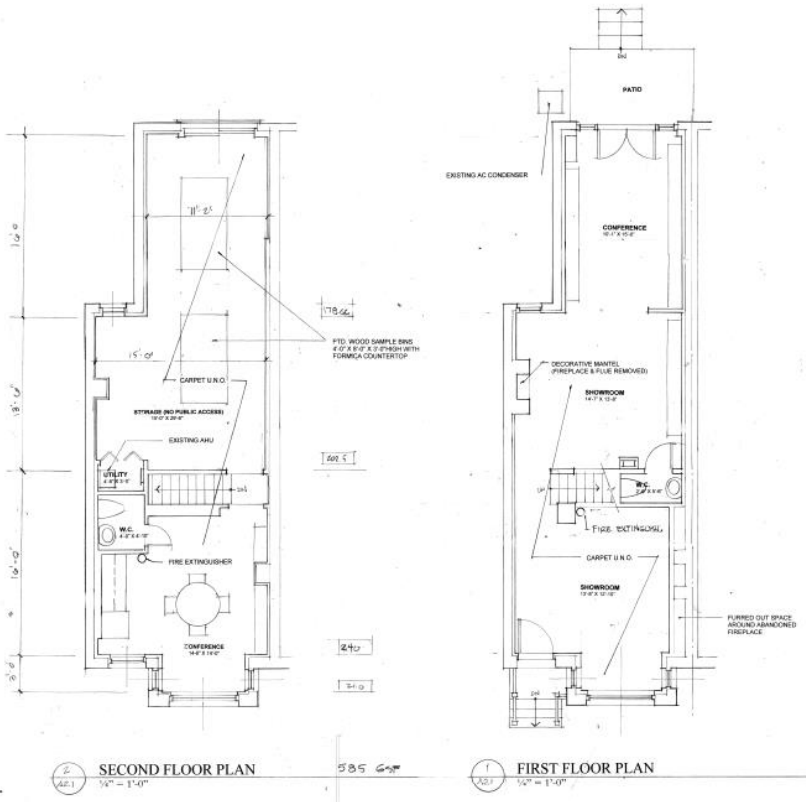
ohanna@veritycommercial.com



The information above was furnished to us by sources we believe to be reliable, but no warranty or representation is made to its accuracy. It is your responsibility to independently confirm its accuracy and completeness. This offering is subject to correction or errors and omissions, change of pricing, prior to sale/lease or withdrawal from the market, without notice.

Oyku Hanna
703.435.4007 x 109
ohanna@veritycommercial.com

FLOOR PLAN



The information above was furnished to us by sources we believe to be reliable, but no warranty or representation is made to its accuracy. It is your responsibility to independently confirm its accuracy and completeness. This offering is subject to correction or errors and omissions, change of pricing, prior to sale/lease or withdrawal from the market, without notice.

Oyku Hanna
703.435.4007 x 109
ohanna@veritycommercial.com



The information above was furnished to us by sources we believe to be reliable, but no warranty or representation is made to its accuracy. It is your responsibility to independently confirm its accuracy and completeness. This offering is subject to correction or errors and omissions, change of pricing, prior to sale/lease or withdrawal from the market, without notice.

Oyku Hanna
703.435.4007 x 109
ohanna@veritycommercial.com