

501
3RD
STREET

Office For Lease



Leasing Information:
202.513.6700

Merrill Turnbull
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Adam Biberaj
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Jae Lee
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William Ruppe
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Lincoln

Lincoln Property Company
101 Constitution Avenue, NW Suite 325 East
Washington, DC 20001

www.lpc.com

501 3RD STREET

Office For Lease

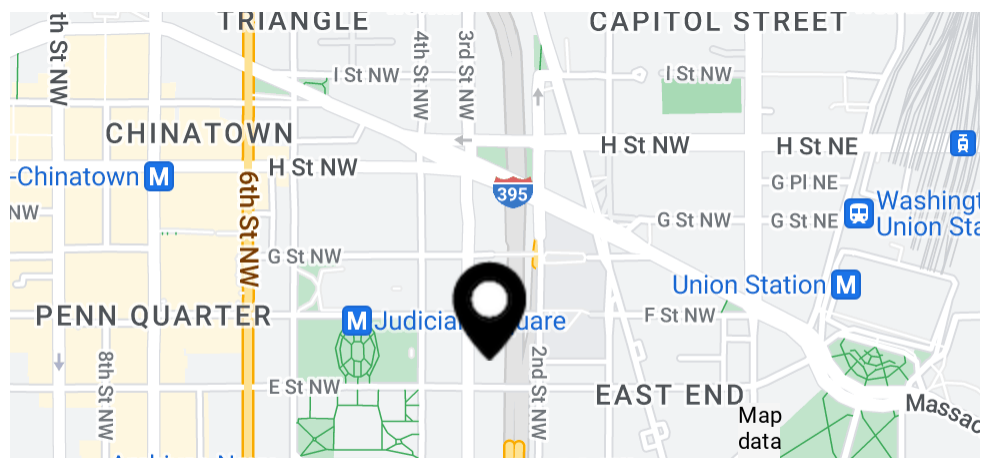


Property Highlights

- New on-site conference facility accommodates 75 people
- Tenant-only fitness center
- On-site deli
- Freestanding building with windows on all 4 sides
- Immediate access to I-395 entrance
- One block from Judiciary Square Metro Station (red line)
- Walk to Union Station
- Adjacent to Capitol Crossing development with 55,000 SF of retail
- Rooftop Terrace with amazing views of Capital Dome and Washington Monument

Availabilities

Availabilities	SF	Lease Rate	Date Available
Suite 210	6,650 SF	\$48.00 FS	Immediately
Suite 230	10,511 SF	\$48.00 FS	Immediately
Suite 300	23,071 SF	\$49.00 FS	Immediately
Suite 400	23,071 SF	\$49.00 FS	Immediately
Suite 500	23,071 SF	\$49.00 FS	Immediately
Suite 900	19,723 SF	\$51.00 FS	Immediately



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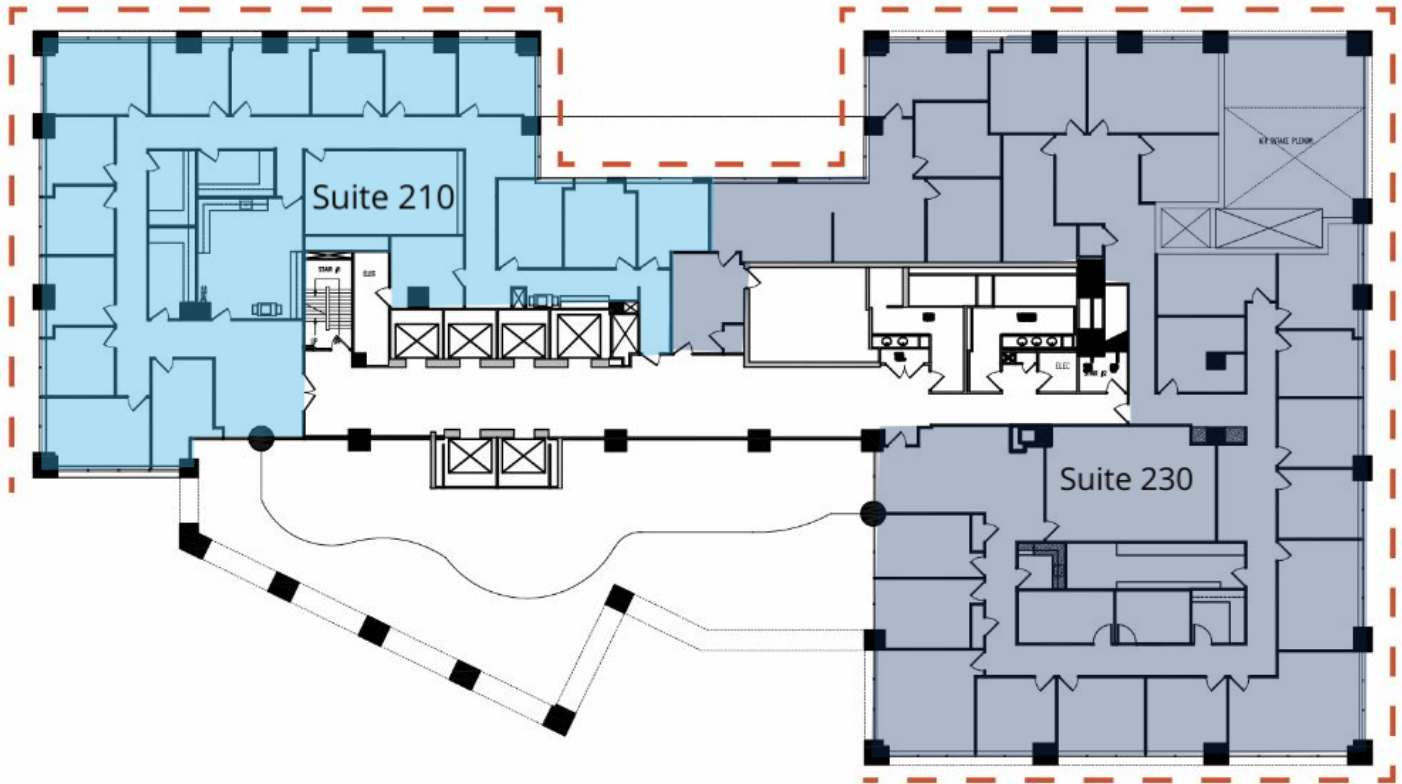
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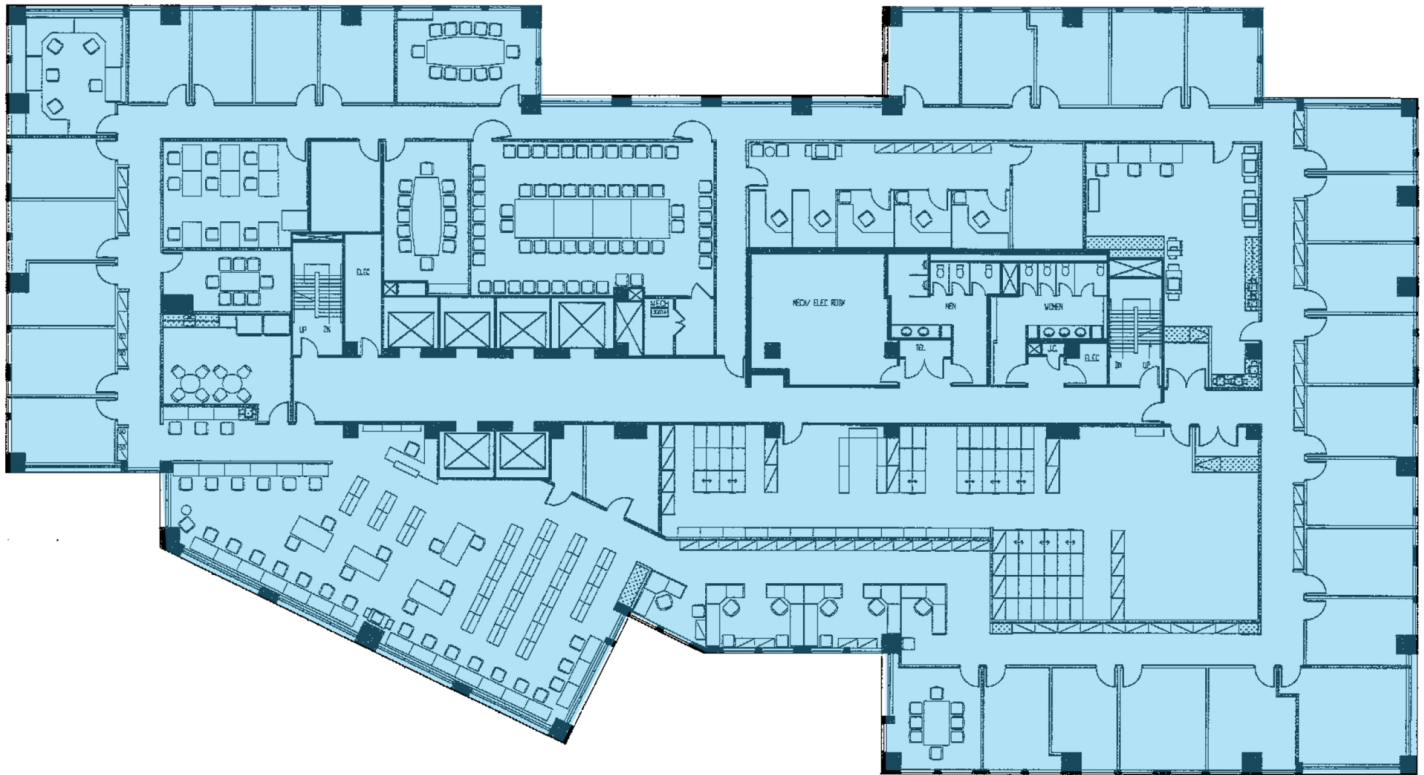
WINDOWS



Suite	Size	Lease Rate	Description
■ Suite 210	6,650 SF	\$48.00 FS	Available Immediately
■ Suite 230	10,511 SF	\$48.00 FS	Available Immediately

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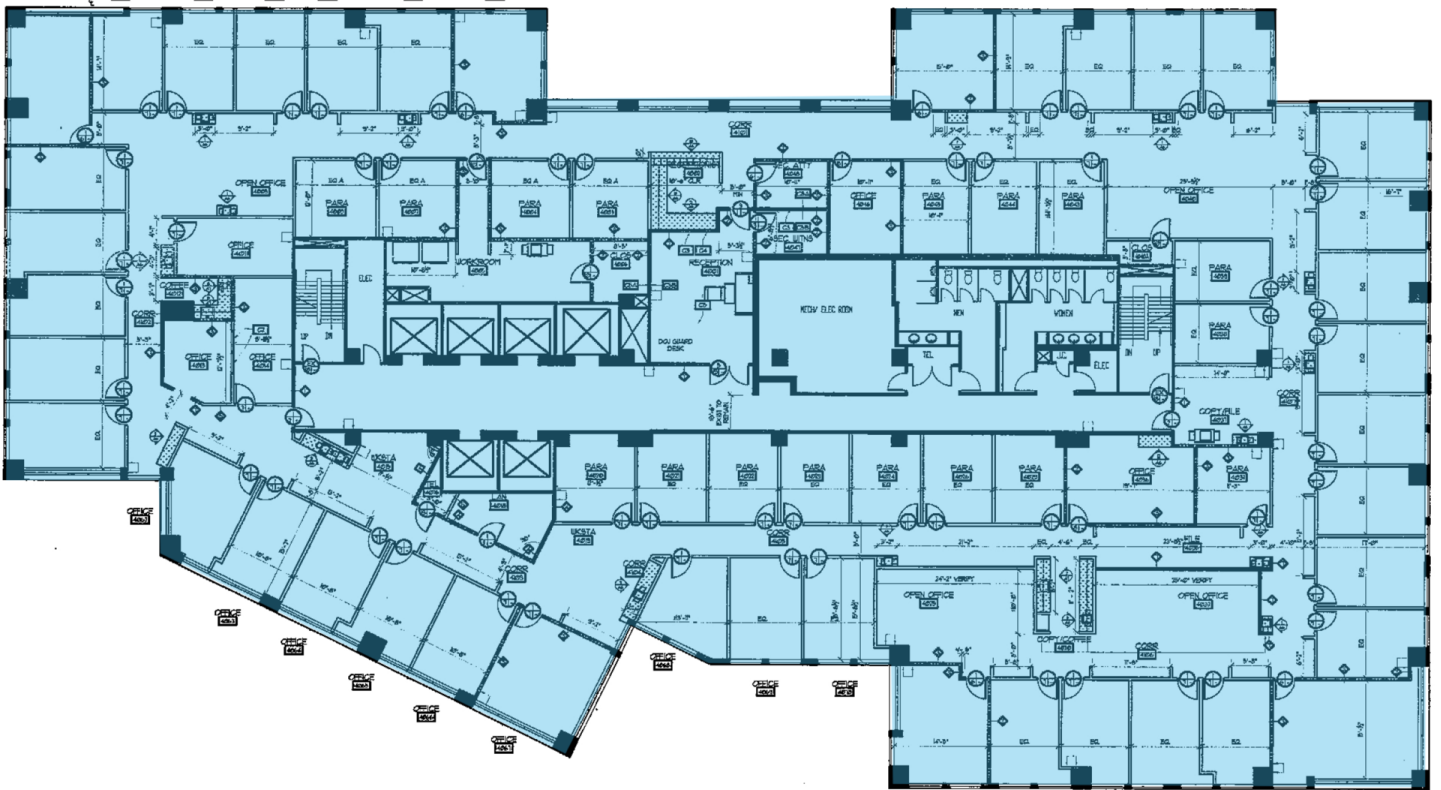
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Suite	Size	Lease Rate	Description
■ Suite 300	23,071 SF	\$49.00 FS	Available Immediately

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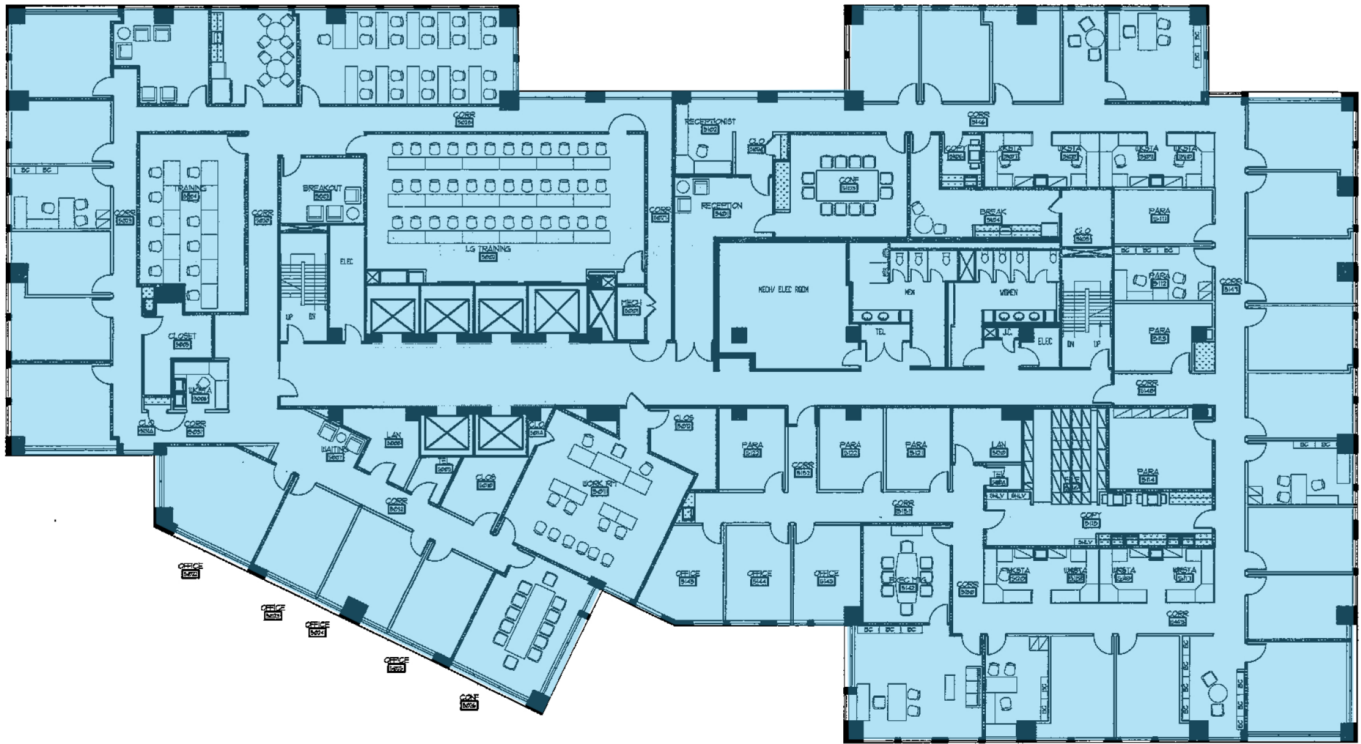
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Suite	Size	Lease Rate	Description
■ Suite 400	23,071 SF	\$49.00 FS	Available Immediately

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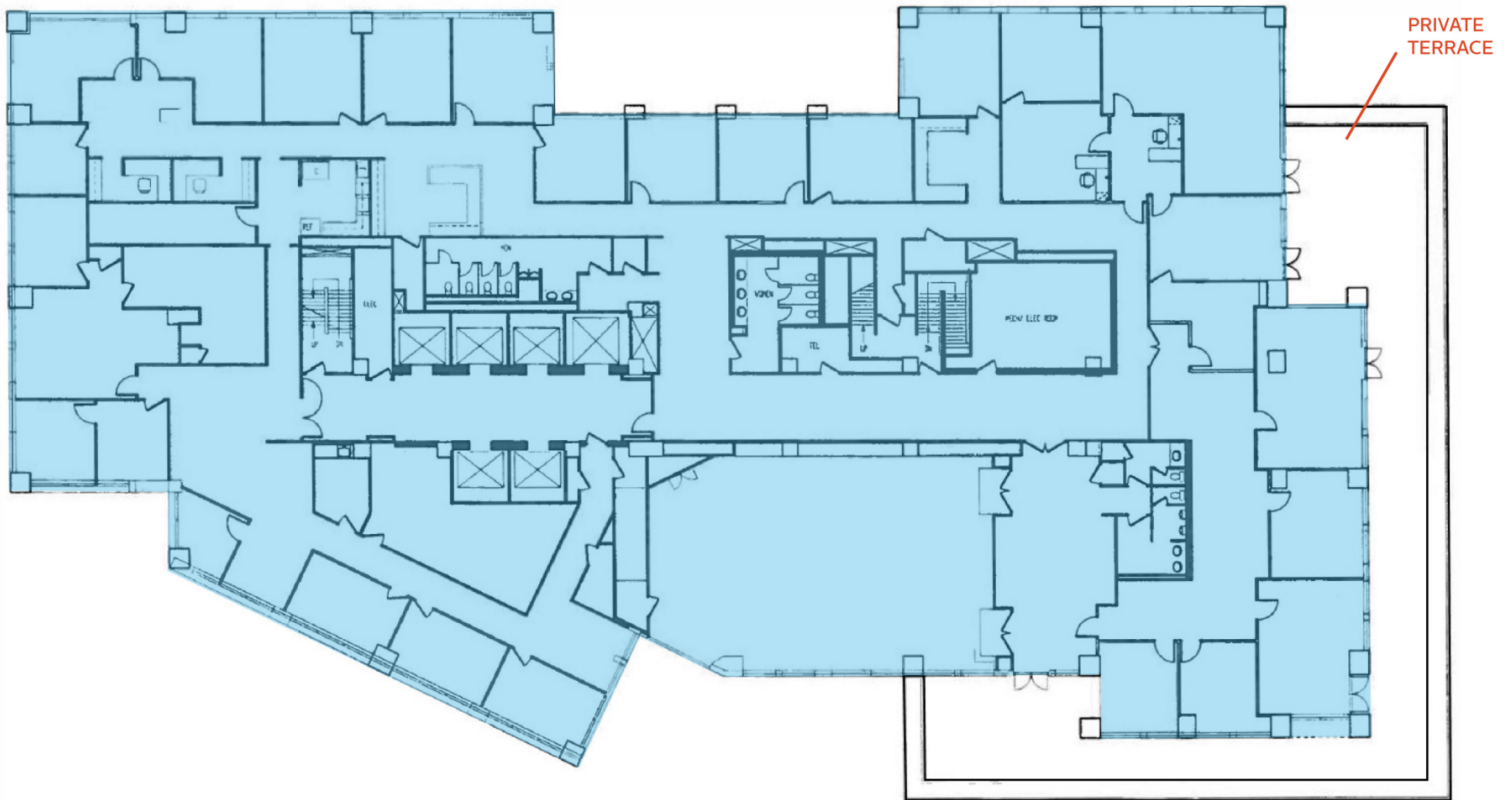
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Suite	Size	Lease Rate	Description
■ Suite 500	23,071 SF	\$49.00 FS	Available Immediately

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Suite	Size	Lease Rate	Description
■ Suite 900	19,723 SF	\$51.00 FS	Available Immediately. Includes Private Terrace

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Capitol Views



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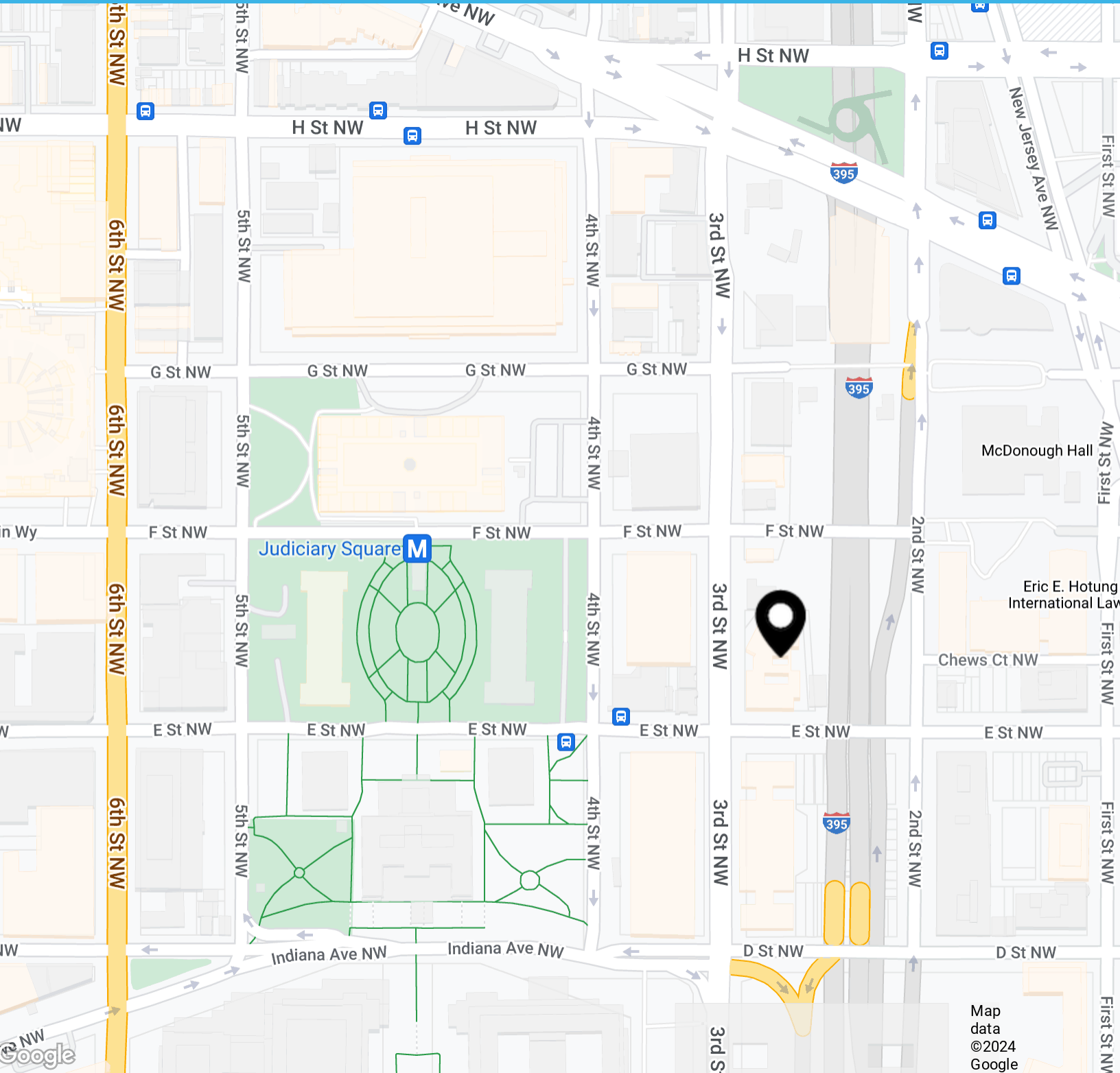
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Downtown Access



Map data ©2024 Google

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