

THE BENDER BUILDING

1120
CONNECTICUT
AVENUE

1120

BENDER BUILDING



BLAKE

RIGHT
WHERE
YOU
WANT
TO BE
IN DC



WALK SCORE



TRANSIT SCORE



BIKE SCORE



STATE OF THE ART
FITNESS CENTER & SHOWERS



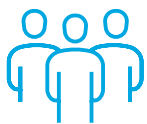
Amenities

- Fitness center
- Shower & locker facilities
- Conference center (coming 2024!)
- Access-controlled bike room



Parking & Mobility

- 6 parking levels
- Parking ratio of 1:1,250 SF
- Electric car charging stations
- Directly across from Farragut North metro station



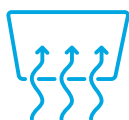
Management

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



Tenant Services

- Virtual concierge (coming soon!)
- In-house handyman services
- Online & mobile service request & visitor management systems



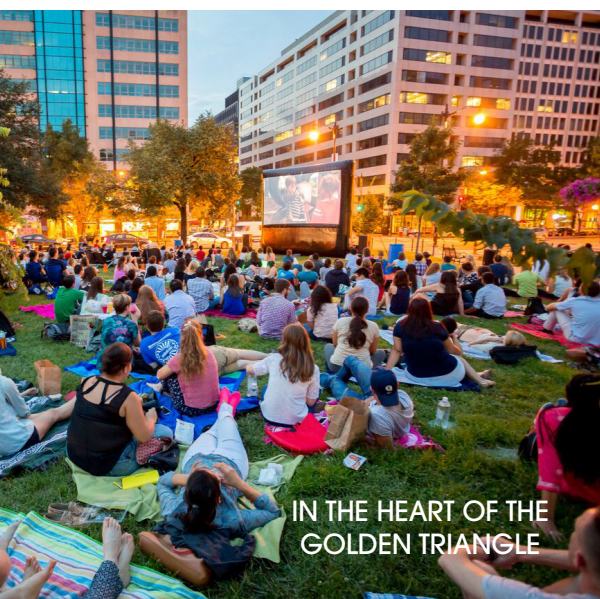
HVAC & Energy

- Energy Star rated
- Merv-13 air filters
- UVGI HVAC disinfection system in fitness center



Security & Technology

- CCTV perimeter cameras
- 24/7/365 lobby attendant
- Kastle fob & bluetooth access control



IN THE HEART OF THE
GOLDEN TRIANGLE



ACCESS CONTROLLED BIKE ROOM



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