



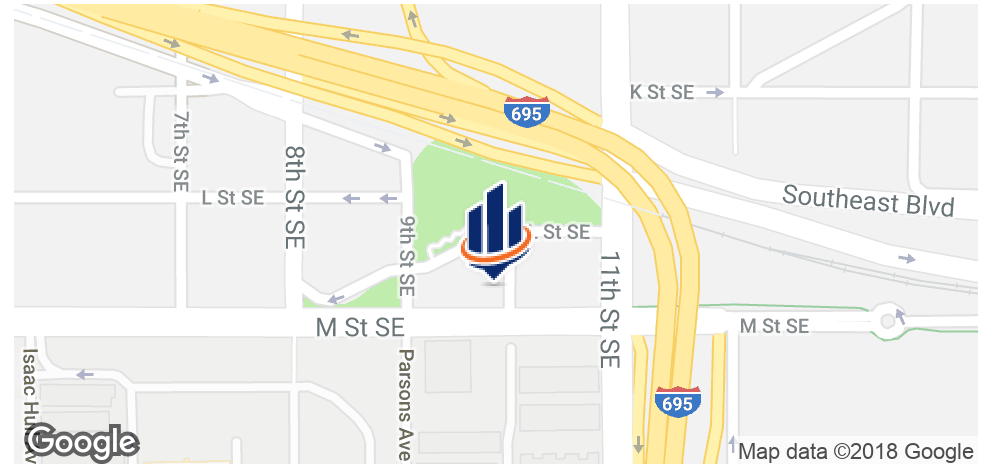
920 M STREET SE

920 M ST. SE
WASHINGTON, DC 20003

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Cyril Crocker
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Property Summary



OFFERING SUMMARY

Available SF:	2,000 SF
Lease Rate:	\$35.00 SF/yr (NNN)
Lot Size:	5,102 SF
Year Built:	1889
Building Size:	4,000 SF
Renovated:	2018
Zoning:	PDR-1
Submarket:	Capitol Riverfront

PROPERTY OVERVIEW

This office building is ready for occupancy with two stories of newly renovated office space. Each floor has private offices and conference rooms, and ADA restrooms. Exposed brick, glass partitions, and hardwood and concrete polished floors are just some of the details that make this property the perfect place for any office use. This is a must see property in the heart of Washington DC's fastest growing neighborhood.

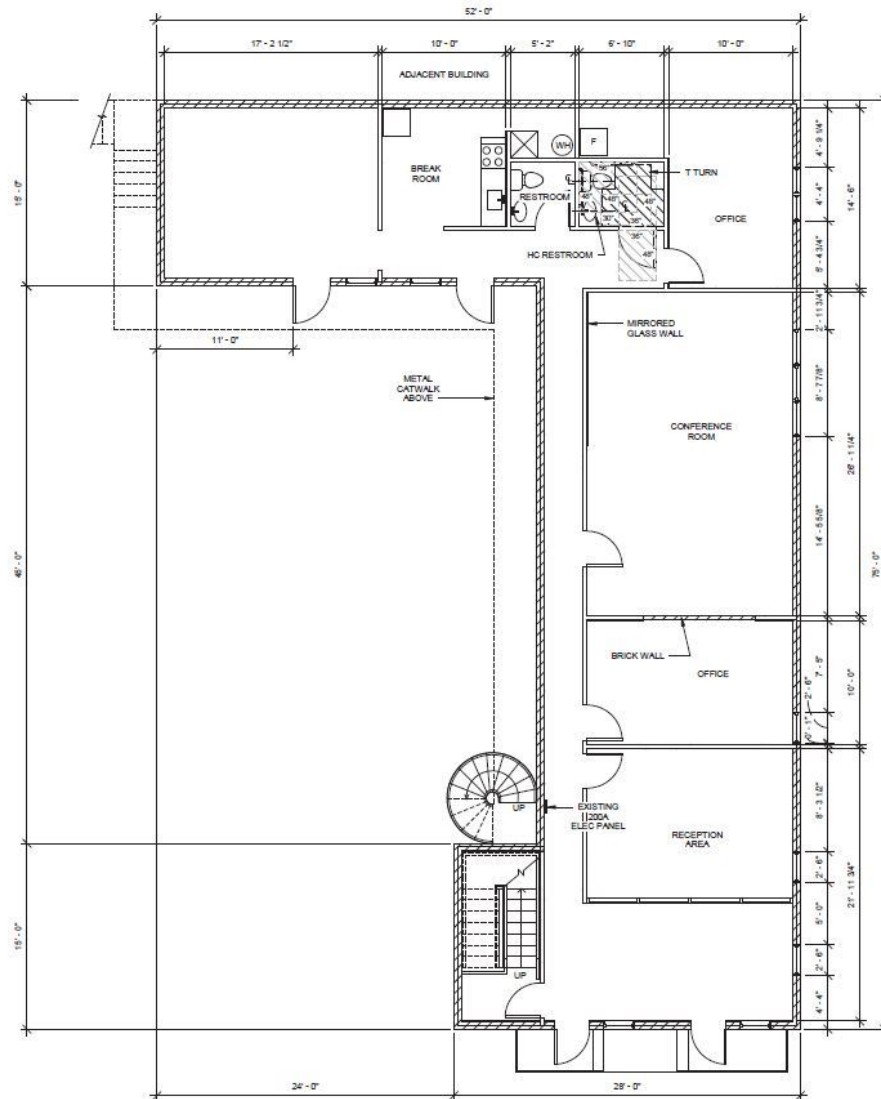
PROPERTY HIGHLIGHTS

- Newly renovated offices
- Gated private parking
- Easy access to I-295, I-395 & I-695
- Convenient to Nationals Park, waterfront amenities, and dining.

Additional Photos

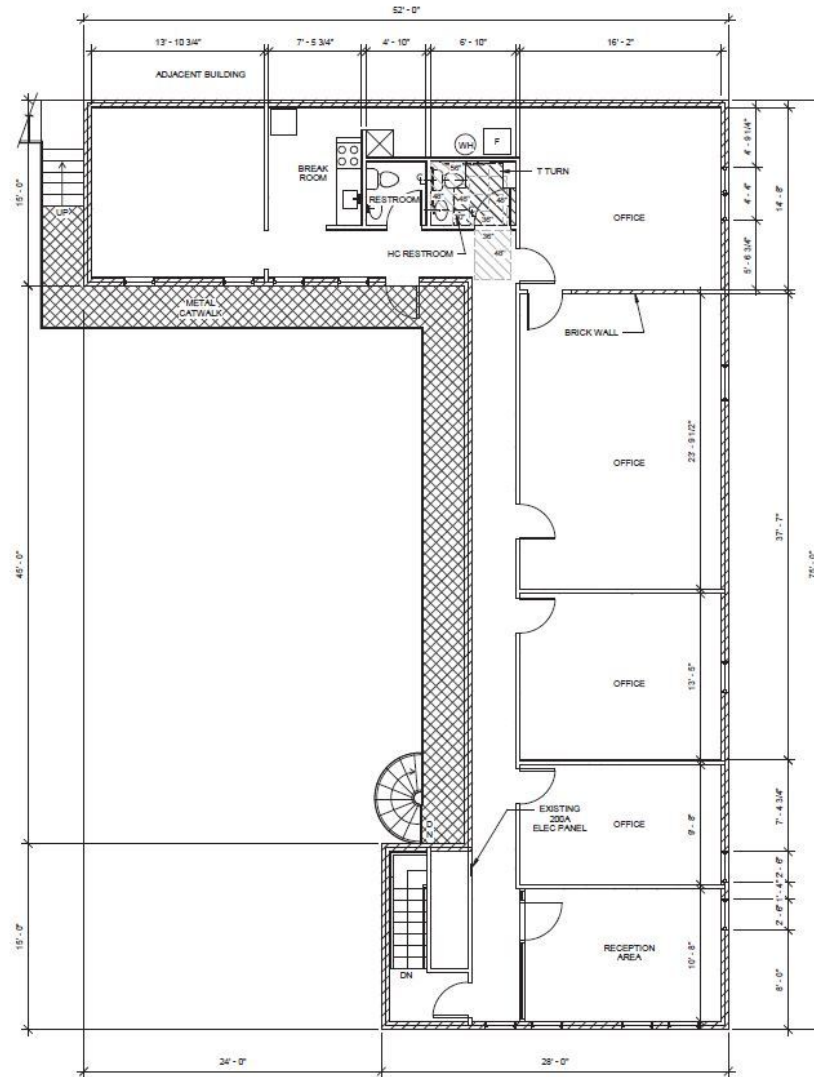


Level 1 Floor Plan



1/ LEVEL 1 FLOOR PLAN

Level 2 Floor Plan



1/ LEVEL 2 FLOOR PLAN

SVN Real Estate Team

MEET THE TEAM

Biography



Jerry Dawson, CCIM
Managing Director

Since 1998, Jerry Dawson has worked with private investors, corporations, not-for-profits, and government agencies to solve difficult real estate challenges. He provides commercial brokerage and transaction management, financial analysis, and other commercial real estate advisory services

His past clients have included the Networking & Engineering Technologies, U.S.General Services Administration, Xerox, U.S Army Corps of Engineers, VeriSign, CareFirst BlueCross BlueShield, the Department of Veterans Affairs, AON, CGR Academy and other organizations. He also works with private investors and developers looking to maximize their real estate investments

Prior to forming SVN | JCDAWSON Global Real Estate, Jerry held leadership roles with Duke Realty Corporation (NYSE: DRE) and Jones Lang LaSalle (NYSE: JLL)

Jerry has earned the prestigious Certified Commercial Investment Member (CCIM) designation that recognizes expertise in commercial investment real estate. Designees have completed advanced coursework in financial and market analysis, and have demonstrated extensive experience in the commercial real estate industry.

Jerry is a graduate of the US Naval Academy and holds graduate degrees from George Washington University and Johns Hopkins University

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Cyril Crocker
Senior Advisor

Mr. Crocker is a native Washingtonian, a long time resident of Brookland in Ward 5, and has served as an Advisory Neighborhood Commissioner from 1996 to 1998.

Currently a commercial realtor with SVN/Wright Commercial, Mr. Crocker served as a Project Manager in the Office of the Deputy Mayor for Planning and Economic Development from 1999 through 2007, where he was the point person for the Deputy Mayor's office on such projects as the Home Depot and Giant Food Store on Brentwood Road, the New York Avenue Metro Station, and the Alcohol, Tobacco, Firearms, and Explosives Headquarters. He also helped to launch the Home Again program and worked on both the Downtown Residential Tax Abatement program and the Downtown Retail TIF (Tax Increment Financing) program. During his time in the Deputy Mayor's Office, Mr. Crocker received his certification as a Certified Public Manager, and received certifications as a Housing Finance Specialist and as an Economic Development Finance Specialist.

Mr. Crocker is a former member of the Board of Directors of Rhode Island Avenue Main Street and served as the Senior Economic Development Advisor to Councilmember McDuffie from 2017 to 2018. He is a graduate of Villanova University and a member of the Leadership Washington class of 1998.

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