

SONNET



FINAL SPACE AVAILABLE
14TH & U STREET

CBRE



3,215 SF
RESTAURANT/RETAIL SPACE

UNIQUE CUSTOM BUILDING
MURAL/SIGNAGE OPPORTUNITIY

288
NEW LUXURY APARTMENTS

14th & U
DC'S MOST VIBRANT RETAIL SUBMARKET

NOTABLE NEIGHBORS

TRADER JOE'S

VIDA
FITNESS

SOULCYCLE

Le Diplomate

WHOLE
FOODS

PEARL DIVE
OYSTER PALACE

THE
FAINTING
GOAT
EST. 2013

Estadio

west elm

TICO

bluemercury
makeup • skincare • spa

SHINOLA

GHIBELLINA

lululemon  athletica

compass
rose
BARRY
KITCHEN

kapnos

C K
D C

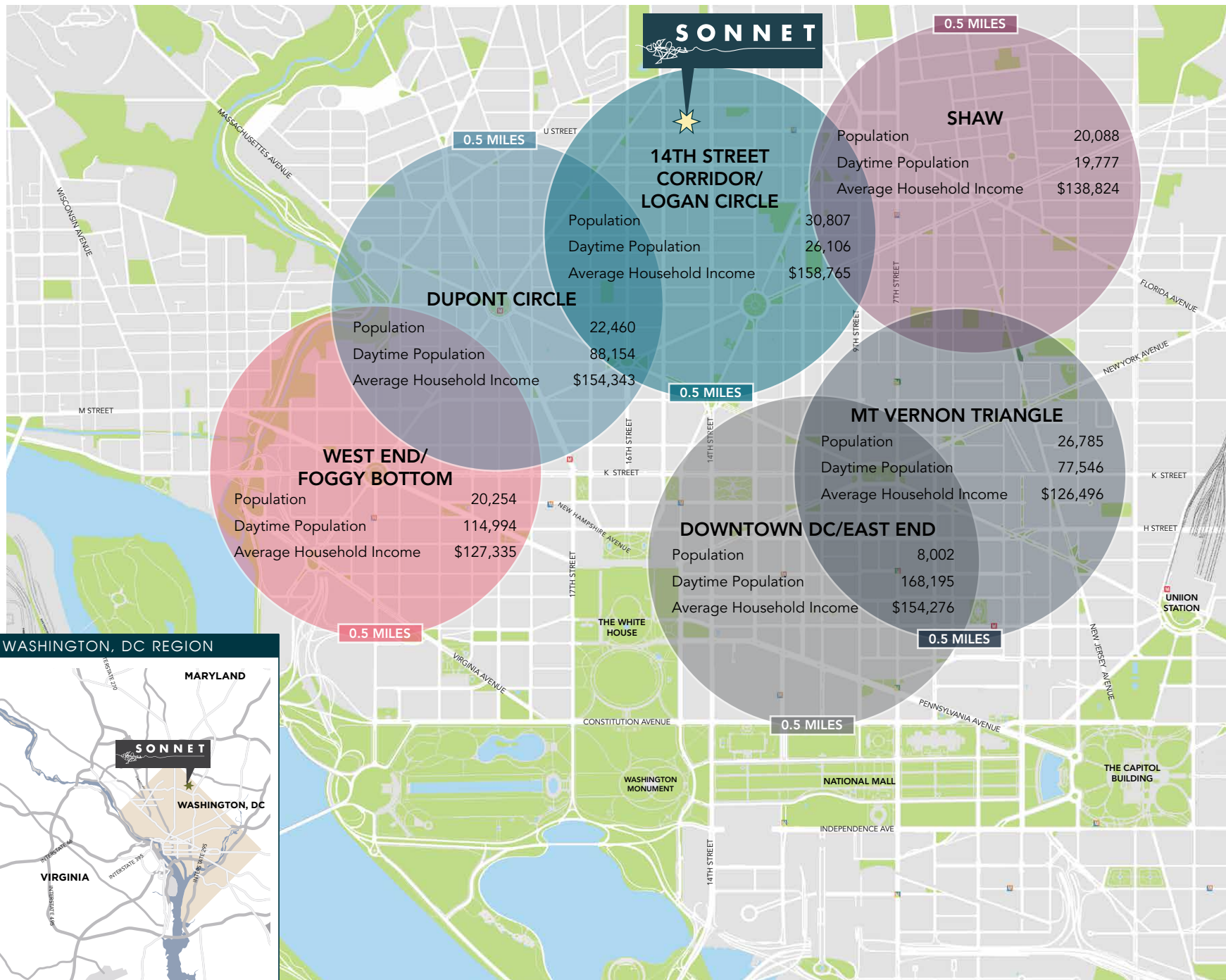
THE SMITH

ETTO 

doi moi



CENTRAL LOCATION



TRADE AREA

\$153,337

AVERAGE HOUSEHOLD INCOME
WITHIN A HALF MILE RADIUS

\$288M

FOOD AND BEVERAGE SALES
WITHIN A HALF MILE RADIUS

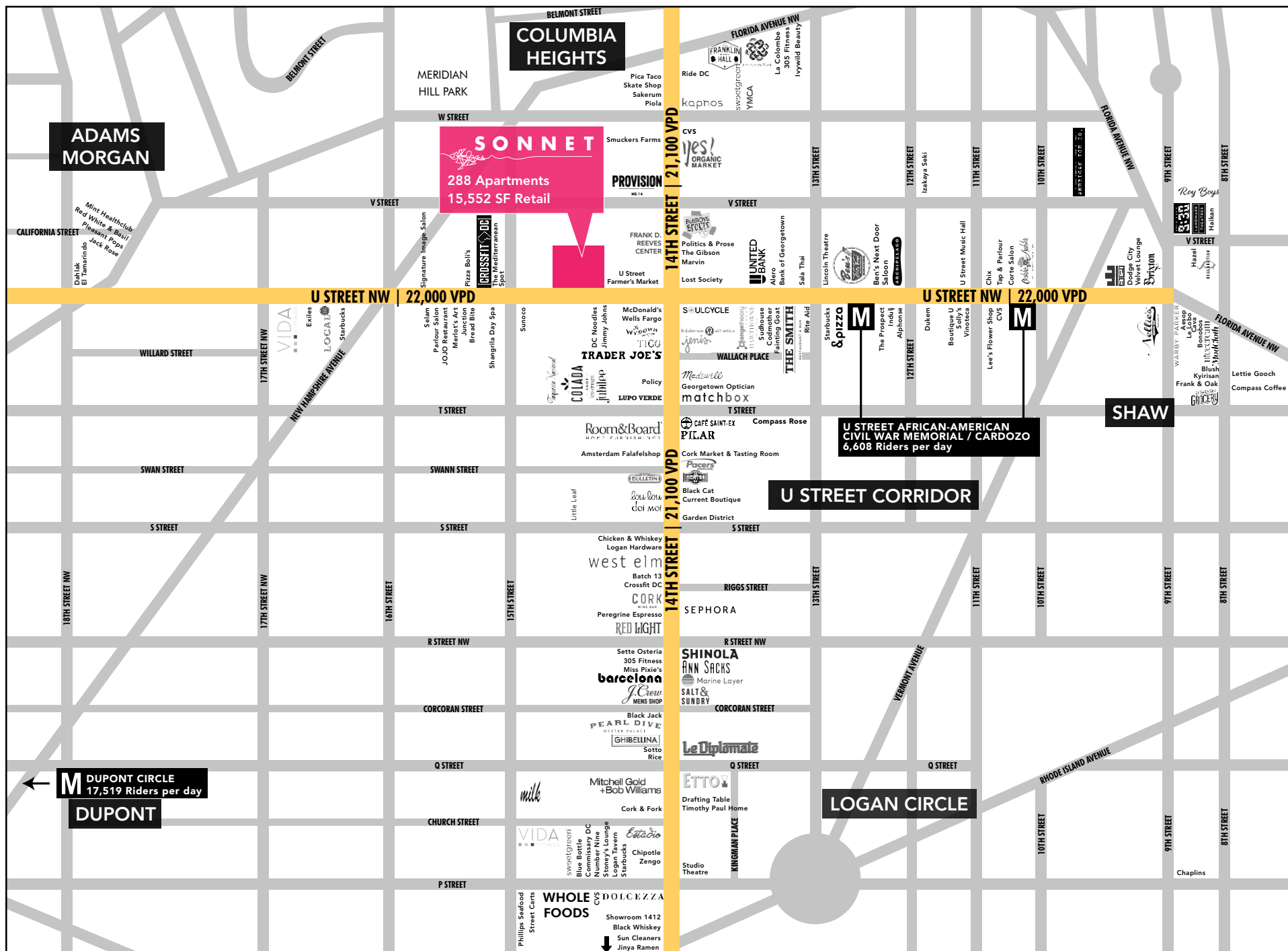
14TH/U STREET

DC'S MILLENNIAL RESTAURANT
& NIGHTLIFE CORRIDOR



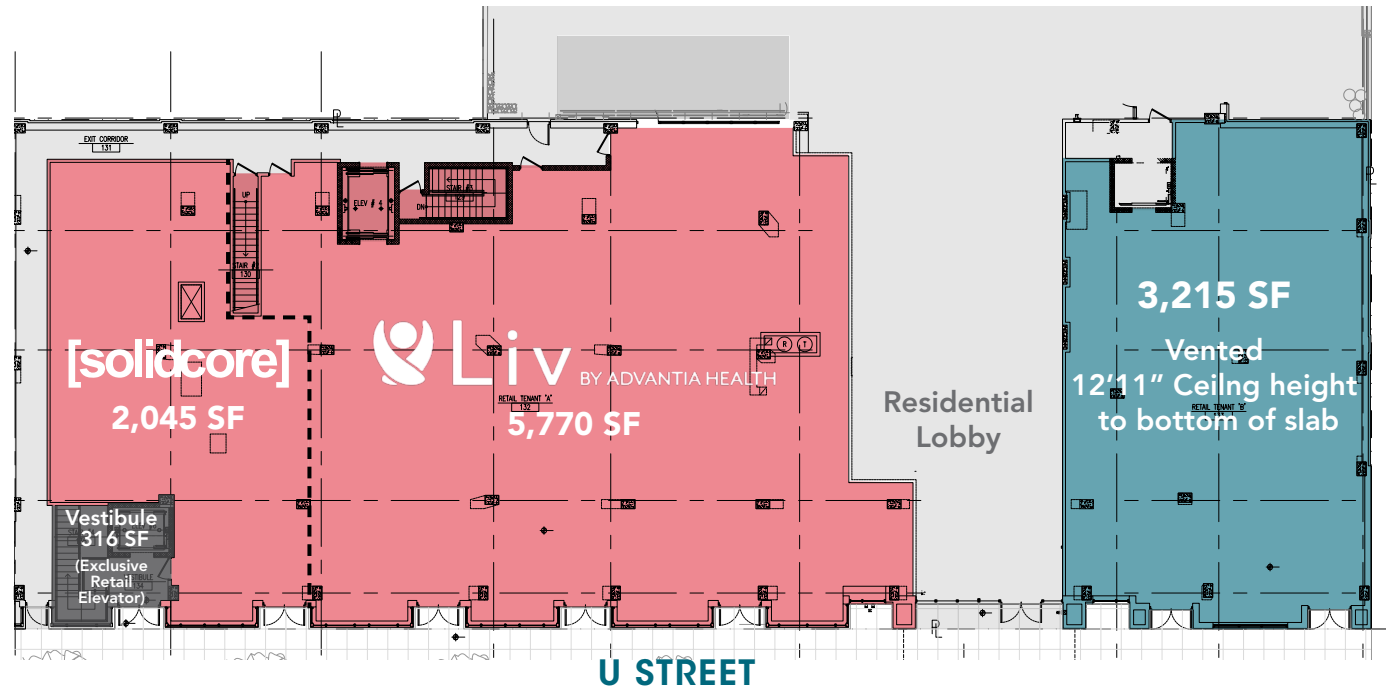
DEMOGRAPHICS	15 MINUTES				30 MINUTES			
	WALK	TRANSIT	BIKE	DRIVE	WALK	TRANSIT	BIKE	DRIVE
Population	56,928	234,035	212,746	442,288	158,751	332,687	579,698	2,033,129
% Growth	10%	10%	10%	9%	10%	9%	9%	8%
Daytime Population	52,102	627,424	572,650	992,942	387,325	728,046	1,151,375	2,596,585
Average Household Income	\$141,230	\$131,573	\$129,721	\$126,586	\$131,756	\$132,715	\$134,324	\$123,141

DC'S TRENDIEST NEIGHBORHOOD

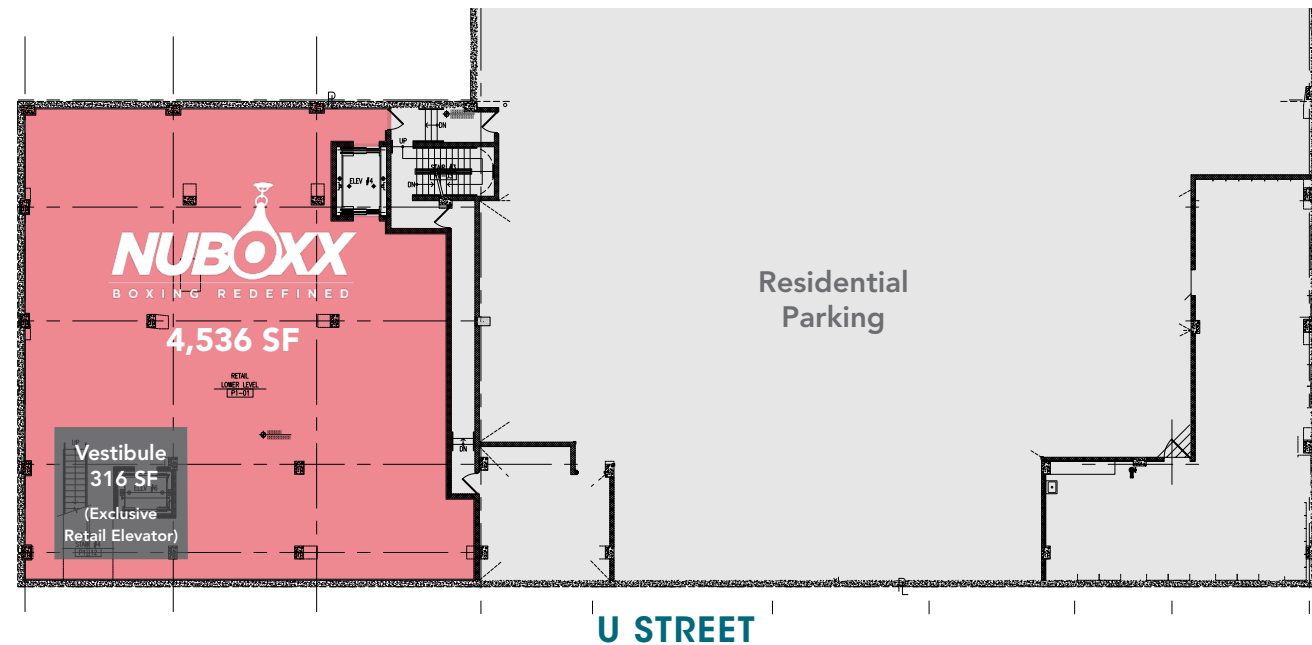


RETAIL PLANS

GROUND LEVEL



LOWER LEVEL





FOR RETAIL LEASING INFORMATION

CBRE

+1 202 783 8200

LISA STODDARD CASEY BENSON

+1 202 585 5519 +1 202 585 5669

lisa.stoddard@cbre.com casey.benson@cbre.com

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