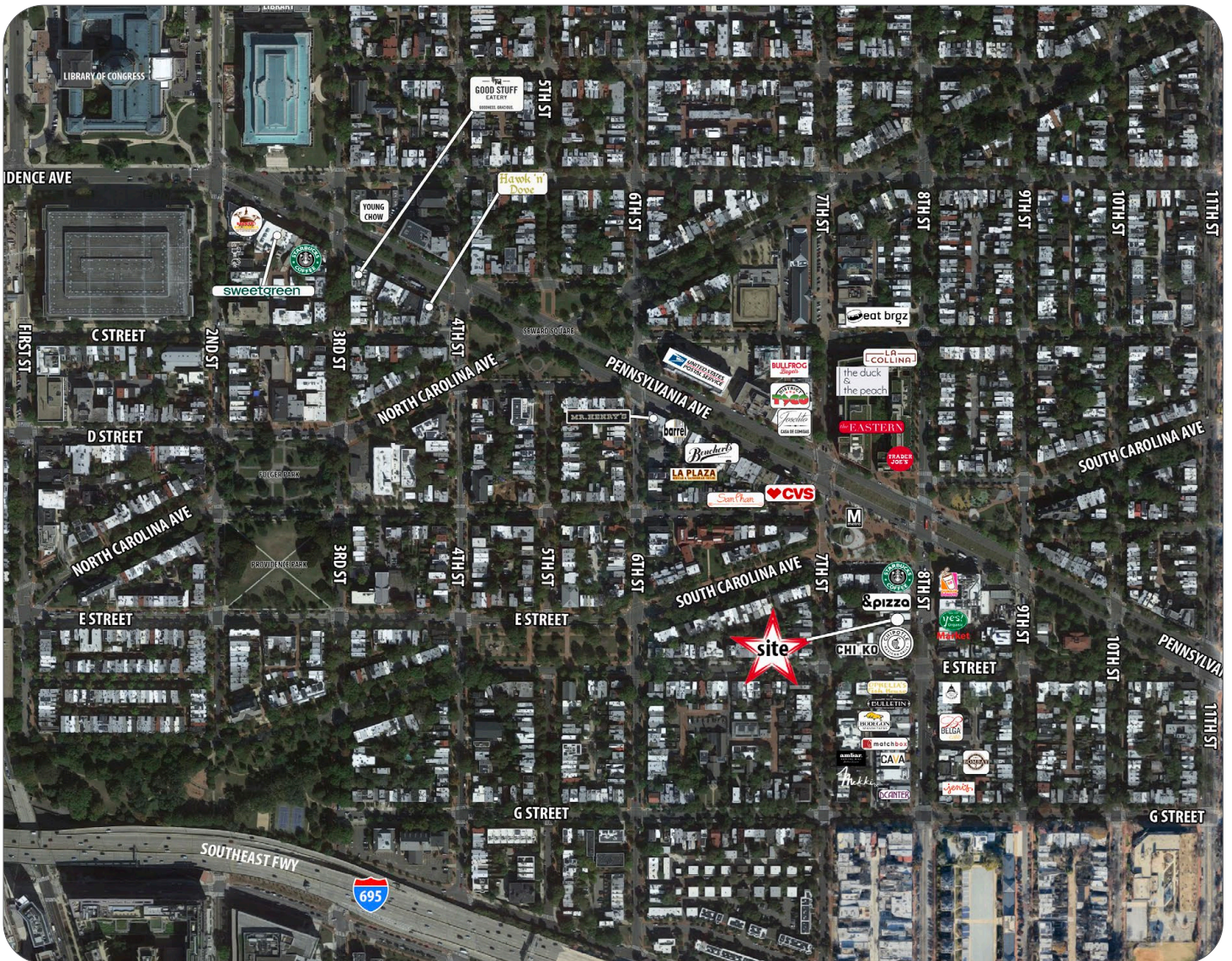


**Highlights:**

- \*One block from Eastern Market Metro
- \*1.5 miles from Union Station
- \*4,200 combined sf
- \*Located on 8th Street in Barracks Row
- \*Available Immediately





**AREA DEMOGRAPHICS:**

	.50 mile	1 mile	1.5 mile
Population	14,632	49,467	100,781
Average HH Income	\$151,051	\$136,786	\$115,274
Daytime Population	17,121	64,528	140,699
Households	7,242	25,479	48,186

US CENSUS BUREAU, CENSUS 2010 SUMMARY FILE 1, ESRI FORECASTS FOR 2021 AND 2026 PROJECTIONS, ACTUAL DEMOGRAPHICS BASED ON 2021 FORECAST.

The information contained herein was furnished to us by sources we deem to be reliable, but no warranty or representation is made to the accuracy thereof. This offering is subject to correction or errors and omissions, change of price, prior to sale/lease or withdrawal from the market, without notice.

**FOR MORE INFORMATION:**

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