

MILLER WALKER
RETAIL REAL ESTATE

NATIONAL PRESS BUILDING

529 14TH STREET, NW
EAST END - WASHINGTON, DC



National Press Building

Washington, DC

MILLER WALKER

RETAIL REAL ESTATE

EAST END/PENN QUARTER

Located just two blocks east from the White House, the Downtown neighborhood largely consists of offices and retail space, and the area sees more than 24,000 metro riders every day. The neighborhood also has a number of tourist attractions, including Ford's Theater. The site is located on the corner of 14th and F Streets, which is home to the National Press Club.

NEIGHBORHOOD



BY THE NUMBERS



115,184

Total Employees
0.5 mile radius



\$136,734

Average Household
Income
0.5 mile radius



468,251 SF

Class A building on
the corner of 14th
and F Streets




National Press Building

Washington, DC

MILLER WALKER

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Up to 5,024 SF Available

2715 M STREET, NW



SUITE 200



WASHINGTON, DC 20007



202.333.0303



www.MILLERWALKER.com

National Press Building

Washington, DC

MILLER WALKER

RETAIL REAL ESTATE

Atrium

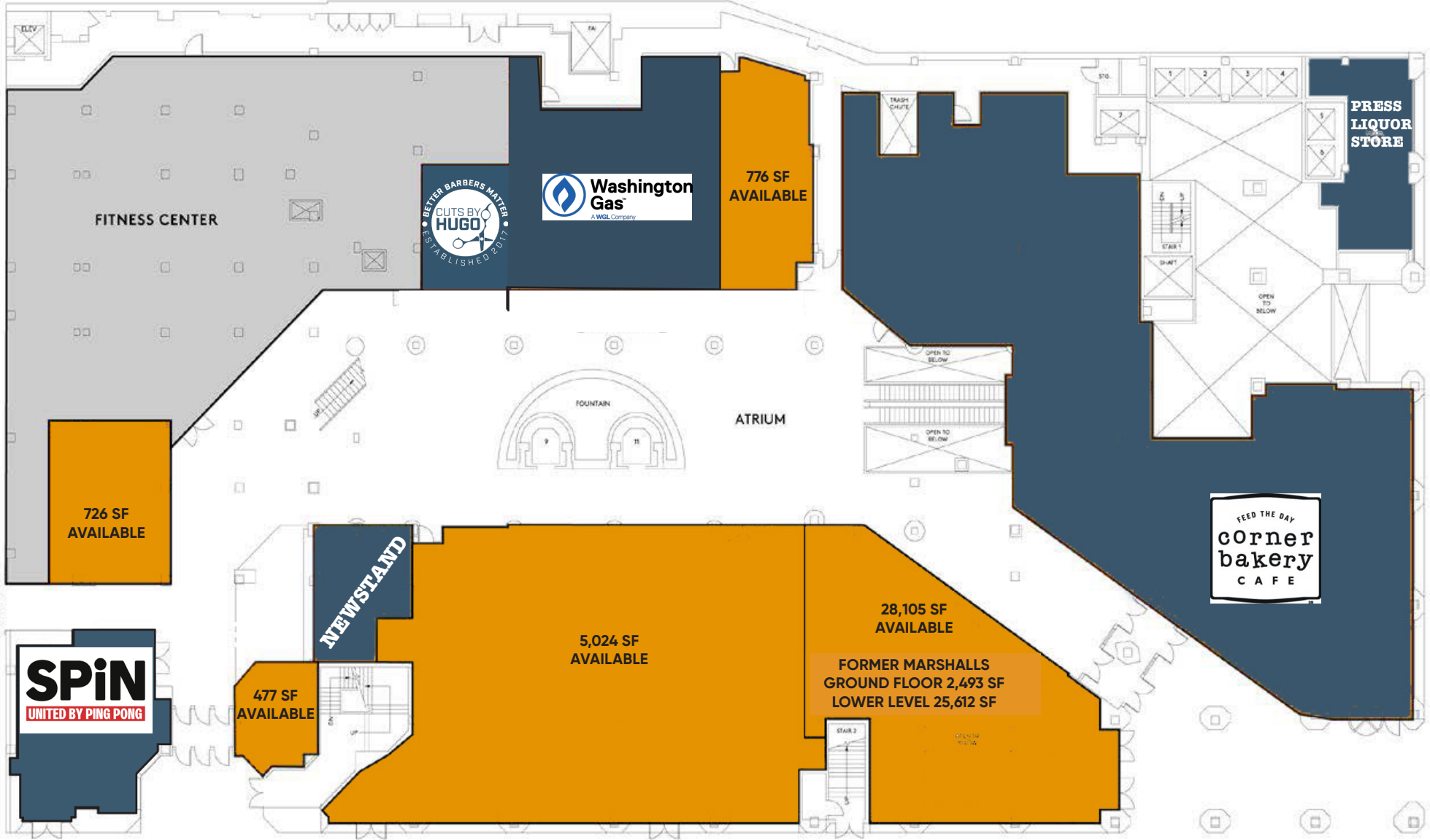
Retail Spaces Available
776 SF and 726 SF

National Press Building

Washington, DC

MILLER WALKER

RETAIL REAL ESTATE



14TH STREET NW

F STREET NW

National Press Building

Washington, DC

MILLER WALKER

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Retail Map



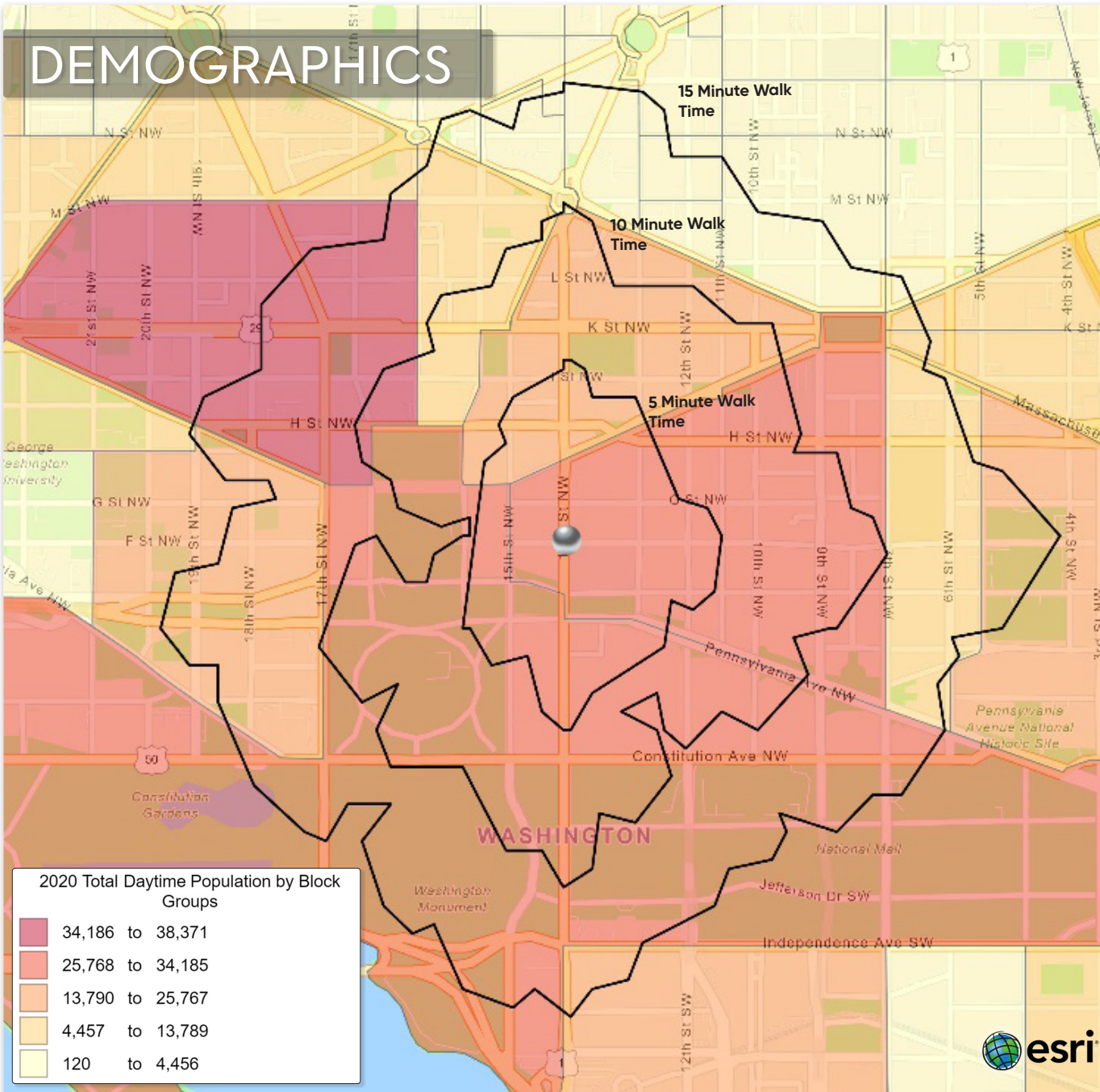
National Press Building

Washington, DC

MILLER WALKER

RETAIL REAL ESTATE

DEMOGRAPHICS



WALK TIME	5 MIN WALK	10 MIN WALK	15 MIN WALK
2020 Daytime Population	28,155	59,751	122,158
2020 Resident Population	243	2,767	16,642
2020 Average Household Income	\$156,666	\$190,164	\$152,666

DISTANCE	.25 MILE RING	.5 MILE RING	1 MILE RING
2020 Daytime Population	17,246	71,220	219,357
2020 Resident Population	243	3,430	46,754
2020 Average Household Income	\$156,666	\$181,617	\$143,794

DRIVE TIME	5 MIN DRIVE	10 MIN DRIVE	15 MIN DRIVE
2020 Daytime Population	134,043	483,228	886,939
2020 Resident Population	20,074	230,542	620,220
2020 Average Household Income	\$154,674	\$154,336	\$151,818

DEMOGRAPHICS

Ring of 0.25 miles

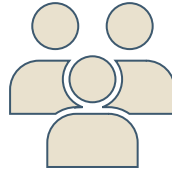
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549 14th St NW, Washington,
District of Columbia, 20004



\$182,535

2022 Average Household Income



261

2022 Resident Population



34,412

2022 Total Daytime Population



54%

2019 Adult Pop. With Bachelor's Degree or Higher



1.22

2022 Average Household Size



38.1

2022 Median Age

HOUSEHOLD SPENDING



\$113,297

2022 Average Disposable Inc



\$4,591

Apparel & Services

Tapestry Segments



EMPLOYMENT / TOTAL DAYTIME POPULATION



White Collar

91%



Blue Collar

3%



Services

7%



34,412

2022 Total Daytime Population

Ring of 0.5 miles

MILLER WALKER
RETAIL REAL ESTATE

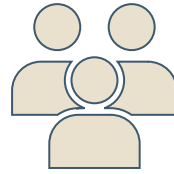
549 14th St NW, Washington,
District of Columbia, 20004

DEMOGRAPHICS



\$229,968

2022 Average Household Income



2,696

2022 Resident Population



114,612

2022 Total Daytime Population



57%

2019 Adult Pop. With Bachelor's Degree or Higher



1.59

2022 Average Household Size



39.4

2022 Median Age

HOUSEHOLD SPENDING



\$134,874

2022 Average Disposable Inc



\$5,563

Apparel & Services

Tapestry Segments

	3A Laptops and Lattes 945 households	63.8% of Households	▼
	3B Metro Renters 533 households	36.0% of Households	▼
	15 Unclassified 3 households	0.2% of Households	▼



EMPLOYMENT / TOTAL DAYTIME POPULATION



White Collar

91%



Blue Collar

3%



Services

6%



114,612

2022 Total Daytime Population

Ring of 1 mile

MILLER WALKER
RETAIL REAL ESTATE

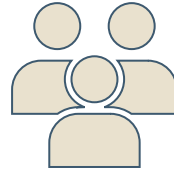
549 14th St NW, Washington,
District of Columbia, 20004

DEMOGRAPHICS



\$162,849

2022 Average Household Income



46,827

2022 Resident Population



314,830

2022 Total Daytime Population



45%

2019 Adult Pop. With Bachelor's Degree or Higher



1.55

2022 Average Household Size



32.7

2022 Median Age

HOUSEHOLD SPENDING



\$101,275

2022 Average Disposable Inc



\$4,032

Apparel & Services

Tapestry Segments

	3B Metro Renters 16,376 households	63.1% of Households	▼
	3A Laptops and Lattes 5,397 households	20.8% of Households	▼
	3C Trendsetters 2,051 households	7.9% of Households	▼



EMPLOYMENT / TOTAL DAYTIME POPULATION



White Collar

89%



Blue Collar

3%



Services

8%



314,830

2022 Total Daytime Population