



MILLER  WALKER
RETAIL REAL ESTATE

THE DC METRO AREA'S PREMIER BOUTIQUE RETAIL & RESTAURANT BROKERAGE FIRM
REPRESENTING LANDLORDS & TENANTS IN DC, MARYLAND AND VIRGINIA

LANDLORD REPRESENTATION

BRICK LANE

nuveen
REAL ESTATE

Columbia
Property Trust 

 Investment
Managers

 **PARAMOUNT
GROUP, INC.**

Manulife Investment Management

 **AMERICAN**
REALTY ADVISORS
INSTITUTIONAL CAPITAL MANAGEMENT

BEACON
CAPITAL PARTNERS

 **SABAN** Capital Group LLC

 PENZANCE

MARTIN DIAMOND
PROPERTIES

Hines



SOAVE
REAL ESTATE

Brookfield
Properties

 Cannon Hill
Capital Partners

MILLER WALKER
RETAIL REAL ESTATE

NOTABLE RESTAURANT GROUP TRANSACTIONS



THE HAMILTON
600 14th St NW
Washington, DC
Represented Landlord



**JOE'S SEAFOOD,
PRIME STEAK &
STONE CRAB**
740 15th St NW
Washington, DC
Represented Landlord



**DEL FRISCO'S
DOUBLE EAGLE
STEAK HOUSE**
CityCenter
Washington, DC
Represented Tenant



CLUBHOUSE
Georgetown Park
Washington, DC
Represented Landlord



FOGO DE CHÃO
1101 Pennsylvania Avenue
Washington, DC
Represented Landlord



OCEAN PRIME
1341 G St NW
Washington, DC
Represented Landlord



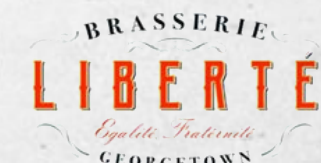
PROPER 21
2033 K Street
Washington, DC
Represented Landlord



**THE CHEESECAKE
FACTORY**
The Woodward Building
Washington, DC
Represented Tenant



RANIA
1001 Pennsylvania Ave NW
Washington, DC
Represented Landlord



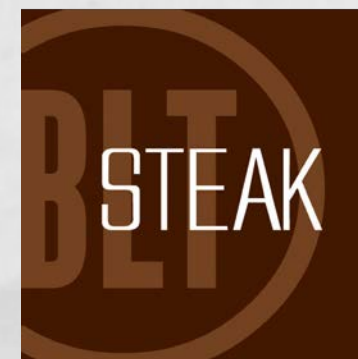
BRASSERIE LIBERTE
3251 Prospect Street
Georgetown, DC
Represented Tenant



MOZZERIA
1300 H Street, NE
Washington, DC
Represented Tenant



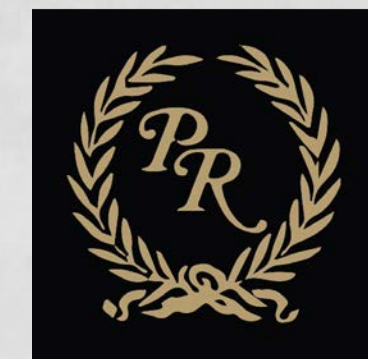
**FOUNDING
FARMERS**
1900 Pennsylvania Ave NW
Washington, DC
Represented Landlord



BLT STEAK
1625 I St NW
Washington, DC
Represented Landlord



SILVER DINER
Multiple Locations
DC Metro Area
Represented Tenant



THE PRIME RIB
2020 K St NW
Washington, DC
Represented Tenant

NOTABLE CHEF-DRIVEN TRANSACTIONS



DUKE'S GROCERY
Multiple Locations
Washington, DC
Represented Tenant



GOGI YOGI
The Shay - Shaw
Washington, DC
Represented Tenant



**CHEF PETER PAGONIS
NOSTOS**
8100 Boone Blvd
Vienna, VA
Represented Landlord



**CHEF YOSHI OTA
SUSHI GAKYU**
1420 New York Ave NW
Washington, DC
Represented Landlord



SILVER
SILVER
DC, MD, VA
Multiple Locations
Represented Tenant



**CHEF RUTH GRESSER
PIZZERIA PARADISO**
Multiple Locations
DC Metro Area
Represented Tenant



**CHEF ROBERTO DONNA
AL DENTE**
3201 New Mexico Ave NW
Washington, DC
Represented Tenant



TABLA
The Lamont - Petworth
Washington, DC
Represented Landlord



RESIDENTS
1306 18th Street NW
Washington, DC
Represented Landlord



**CHEF MICHEL RICHARD
CENTRAL**
1001 Pennsylvania Ave NW
Washington, DC
Represented Landlord



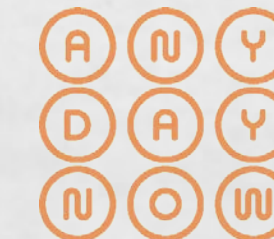
**CHEF VIKRAM SUNDARAM
BINDAAS**
2000 Pennsylvania Ave NW
Washington, DC
Represented Landlord



**CHEF RICH LANDAU
AND
CHEF KATE JACOBY
FANCY RADISH**
The Apollo at 600 H Street NE
Washington, DC
Represented Tenant



MENOMALE
The Belgard - NoMa
Washington, DC
Represented Landlord



**CHEF TIM MA -
ANY DAY NOW**
Novel South Capitol
Washington, DC
Represented Landlord



**CHEF RIS LACOSTE
RIS**
The Ritz West End
Washington, DC
Represented Tenant

NOTABLE FAST-CASUAL TRANSACTIONS



STARBUCKS
1401 New York Avenue, DC
The Concord - Crystal City
Washington Harbour
Represented Landlord



GREGORYS COFFEE
1101 Connecticut Ave NW
Washington, DC
Represented Landlord

CAVA CAVA
Mezze Grill
50 M Street, SE
Washington, DC 20003
Represented Landlord



PAUL BAKERY
Multiple Locations
DC, MD, VA
Represented Tenant



LUKE'S LOBSTER
800 17th Street, NW
Washington, DC
Represented Landlord



SHAKE SHACK
50 M Street, SE
Washington, DC
Represented Landlord



TATTE
BAKERY & CAFÉ
1301 Connecticut Avenue, NW
Washington, DC
Represented Landlord



TROPICAL SMOOTHIE CAFE
eat better. feel better.
Multiple Locations
DC, MD, VA
Represented Tenant



LADURÉE
Paris
Bethesda Row, MD
Union Market, DC
Represented Tenant



WAGSHAL'S
GRAND BODEGA
SOMETHING FOR EVERYONE
Multiple Locations
Washington, DC
Represented Tenant



PRET A MANGER
1275 Pennsylvania Ave, NW
Washington, DC
Represented Landlord



P.F. CHANGS TO GO
TAKEOUT • DELIVERY • CATERING
Lafayette Centre, DC
Represented Landlord



La FAMOSA
UN POCO CLÁSICO
The Bower
Washington, DC
Represented Tenant



MUNCHEEZ
LEBANESE FOOD • ETC.
1317 Connecticut Avenue, NW
Washington, DC
Represented Landlord



COMPASS COFFEE
800 17th Street, NW
Washington, DC
Represented Landlord

NOTABLE RETAIL & ENTERTAINMENT TRANSACTIONS



AMC THEATRES
Multiple Locations
DC, MD, VA
Represented Tenant



BACH TO ROCK
Multiple Locations
MD & VA
Represented Tenant

BOOK ARTS
Bookbinding & Press

BOOK ARTS
Liberty Plaza, DC
Represented Tenant



HINCKLEY POTTERY
3132 Blues Alley
Washington, DC
Represented Tenant



MARINE LAYER
3242 M Street NW
Washington, DC 20007
Represented Landlord

STREETS MARKET
Legacy West End
Washington, DC
Represented Landlord

SPiN
UNITED BY PING PONG
SPiN PING PONG
National Press Building
Washington, DC
Represented Landlord

LUGANO
DIAMONDS

LUGANO DIAMONDS
The Four Seasons
Washington, DC
Represented Tenant



ARTEHOUSE
The Portals
Washington, DC
Represented Tenant



VERONICA BEARD
1254 Wisconsin Ave NW
Washington, DC
Represented Landlord

SUITSUPPLY GEORGETOWN
The Four Seasons
Washington, DC
Represented Tenant



J. MCLAUGHLIN
3278 M Street NW
Washington, DC
Represented Tenant



PILLAR & POST
1647 Wisconsin Avenue, NW
Washington, DC
Represented Tenant

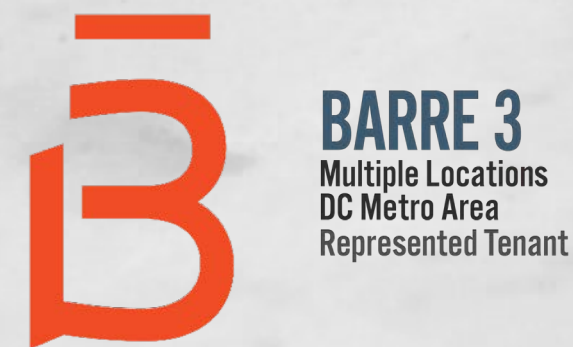


CVS
The Highlands
Rosslyn, VA
Represented Landlord



MAJOR
1415 Wisconsin Avenue, DC
Represented Tenant

NOTABLE FITNESS & SERVICE TRANSACTIONS

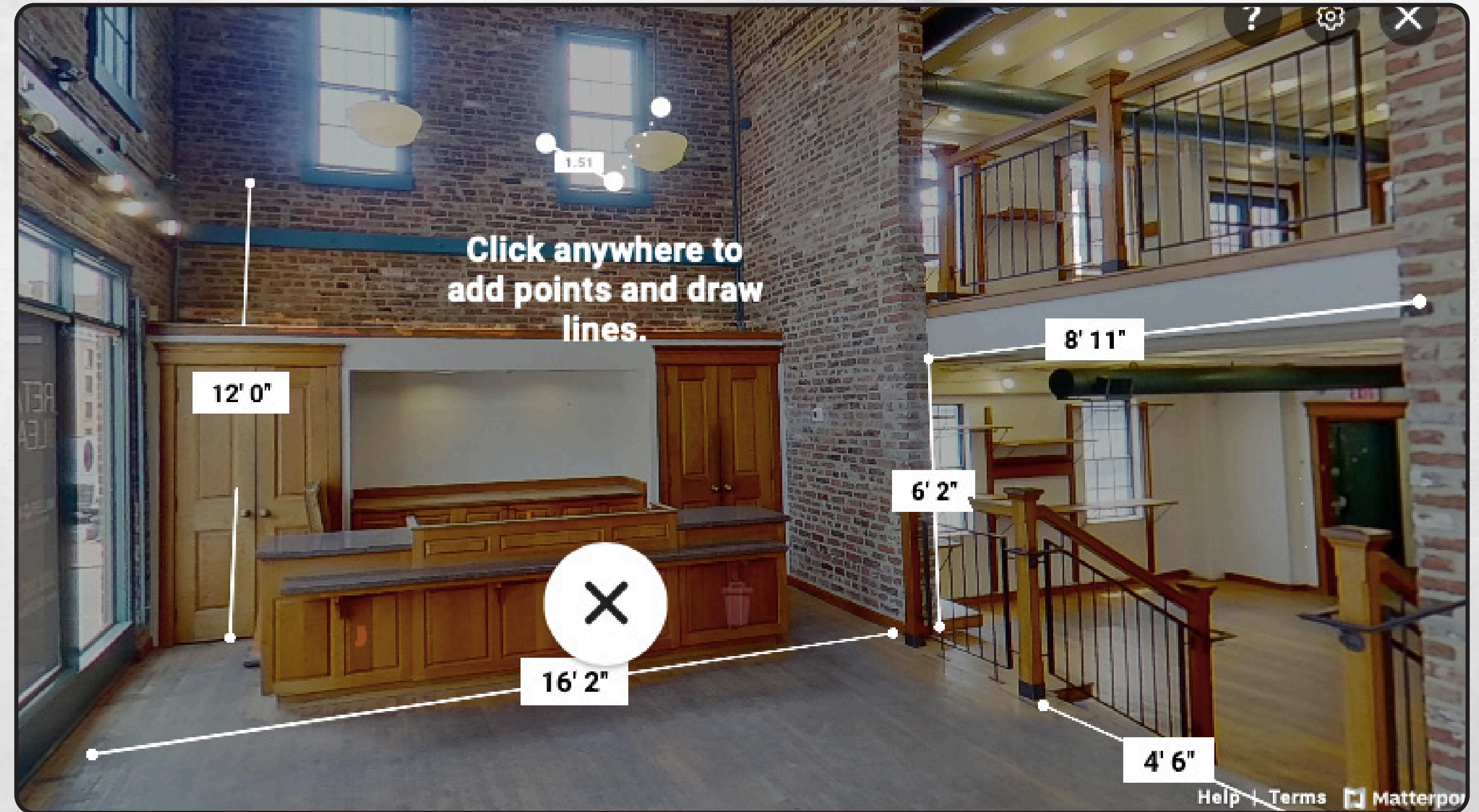


MATTERPORT 3D VIRTUAL TOURS

We provide a Matterport 3D virtual tour for each property. Matterport is a three-dimensional camera system that creates a realistic, fully immersive rendering of your location for prospective tenants.

Potential tenants and brokers can walk through the property, explore a variety of viewpoints, and even take measurements.

With Matterport, we create a dollhouse view, floor plans, and feature it in all of our marketing.



WEB RANKING

TOP RANKED WEBSITE

Google ranks millerwalker.com in the top 2 websites for commercial real estate for lease in the DC area.

Google search results for "retail space for lease dc".

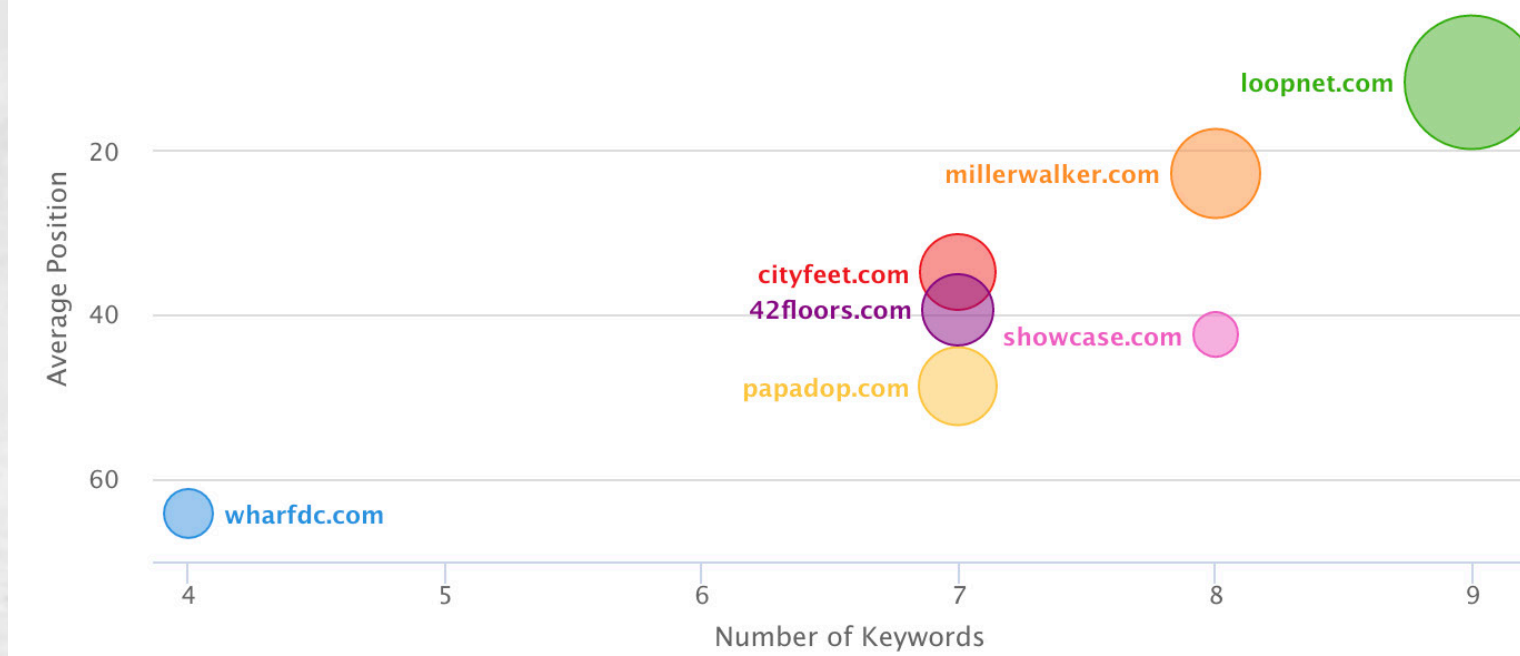
People also ask

- How much does retail space cost in DC?
- How do you advertise retail space for a lease?
- How does leasing a storefront work?
- Is there a site like Zillow for commercial real estate?

Search results:

- <https://millerwalker.com> › retail-restaurant-space-for-lease
Retail Space for Lease DC - MILLER WALKER Retail Real ...
Search commercial, resaurant and retail space for lease in Washington, DC, Maryland and Virginia. View virtual tours, demographics, rates, plans and more.
- <https://www.propertyshark.com> › cre › dc › washington
Washington, DC Commercial Real Estate - 577 Listings
Commercial real estate properties for lease in Washington, DC. Discover 577 commercial properties for lease including offices, retail and industrial spaces.
- <https://www.citygriddc.com> › leased-property
Commercial Lease | Retail Space For Rent - City Grid Real ...

Top Competitors



#	Competitor	Visibility
1	loopnet.com	72.80% +0.59
2	millerwalker.com You	19.01% +0.60
3	papadop.com	12.15% -5.52
4	cityfeet.com	10.33% -0.84
5	42floors.com	7.98% -0.37
6	wharfdc.com	2.47% +0.23
7	showcase.com	2.40% -0.38

[View all 20 competitors](#) [Find more competitors](#)

Keyword	SERP	SERP Features	Pos. Sep 24	Pos. Sep 30	Diff	Visibility
restaurant space for lease dc			2	2	0	3.434%
retail real estate			3	3	0	2.610%
restaurant for lease dc			3	3	0	2.610%
retail broker in dc			5	4	↑1	2.170%
restaurant for lease			5	4	↑1	2.170%
retail for lease dc			4	4	0	2.170%
retail for lease			4	4	0	2.170%
retail space for lease			5	5	0	1.676%

CUSTOMIZED MARKETING CAMPAIGNS

With over 8,000 contacts in our database, we customize and create marketing campaigns to target appropriate prospects.

NOW OPEN
CHURCH
HALL
AT
GEORGETOWN PARK

MILLER WALKER Retail Real Estate
Brokered the Deal on Behalf of
Jamestown Properties

MILLER WALKER
RETAIL REAL ESTATE

2715 M STREET, NW • SUITE 200 • WASHINGTON, DC 20007 • 202.333.0303 • www.MILLERWALKER.com

SIGNED & NOW OPEN

1924 8TH STREET, NW - WASHINGTON, D.C.

JBG Smith Represented the Landlord
MILLER WALKER Retail Real Estate
Represented the Tenant, Gogi Yogi

Gogi Yogi is from the team behind Duke's Grocery and Duke's Counter

Click Here to Read the Article on **EATER**

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MILLER WALKER
RETAIL REAL ESTATE | 2501 PENNSYLVANIA AVENUE, NW | WEST END - WASHINGTON DC

PROMINENT CORNER SPACE | UP TO 3,972 SF AVAILABLE

CLICK HERE FOR MORE INFO

20,117 | 0.5 MI POPULATION

\$174,893 | 0.5M AVG HH INCOME

59,461 | 0.5M EMPLOYMENT

Matterport VIRTUAL TOUR

Premium Corner: This landmark site sits at the prominent corner of 25th Street and Pennsylvania Avenue, boasting a spacious storefront and the potential for an outdoor patio. It is situated in the heart of The West End, just steps away from Georgetown, George Washington University, Dupont Circle, Foggy Bottom, and the Metro.

Vibrant Hub: Join a dynamic mix of over 20 nearby hotels, including The Four Seasons and the Ritz Carlton, as well as other renowned brands. Nearby retailers also include Bluestone Lane, Trader Joe's, Imperfecto by Seven Reasons, and Tatte Bakery.

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RETAIL REAL ESTATE

2715 M Street, NW - Suite 200 - Washington DC 20007 | 202.333.0303 | www.millerwalker.com

SEEKING SITES

LUCKY DANGER -
SEEKING 2,200 TO 3,500 SF
"SECOND GENERATION" RESTAURANT SPACE
IN THE DC METRO AREA

AMERICAN
Chinese
BY A CHINESE AMERICAN

CLICK HERE TO READ
ABOUT LUCKY DANGER

The Washington Post

DANGER

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DEMOGRAPHIC AND PSYCHOGRAPHIC REPORTS

INTERACTIVE INFOGRAPHICS

Walk time of 5 minutes

MILLER WALKER
RETAIL REAL ESTATE

309 H St NE, Washington, District of Columbia, 20002

HOUSEHOLD SPENDING

\$117,587
2021 Average Disposable Income (Esri)

\$324,422
2021 Total (SIC01-99) Sales (\$000)

\$4,671
Apparel & Services

\$8,397
Eating Out

\$11,025
Groceries

DEMOGRAPHICS

\$191,394
2019 Average Household Income (Esri)

8,150
2019 Total Population (Esri)

4,529
2019 Total (NAICS11-99) Employees

40%
2019 Pop Age 25+: Bachelor's Degree (ACS 5-Yr) (%)

2.17
2021 Average Household Size (Esri)

34.9
2021 Median Age (Esri)

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DEMOGRAPHICS

1140 CONNECTICUT

2020 Total Daytime Population by Block Groups

- 34,186 to 38,371
- 25,768 to 34,185
- 13,790 to 25,767
- 4,457 to 13,789
- 120 to 4,456

WALK TIME	5 MIN WALK	10 MIN WALK	15 MIN WALK
2020 Daytime Population	26,285	77,691	141,432
2020 Resident Population	447	14,105	40,470
2020 Average Household Income	\$103,004	\$135,224	\$145,889

DISTANCE	.25 MILE RING	.5 MILE RING	1 MILE RING
2020 Daytime Population	31,242	90,973	232,253
2020 Resident Population	447	15,482	74,556
2020 Average Household Income	\$103,004	\$132,749	\$156,168

DRIVE TIME	5 MIN DRIVE	10 MIN DRIVE	15 MIN DRIVE
2020 Daytime Population	171,684	447,922	863,447
2020 Resident Population	60,689	229,685	563,358
2020 Average Household Income	\$153,300	\$154,692	\$154,514

LifeMode Group: Uptown Individuals

Laptops and Lattes

3A

Households: 1,307,500

Average Household Size: 1.87

Median Age: 37.4

Median Household Income: \$112,200

WHO ARE WE?

Laptops and Lattes residents are predominantly single, well-educated professionals in business, finance, legal, computer, and entertainment occupations. They are affluent and partial to city living—and its amenities. Neighborhoods are densely populated, primarily located in the cities of large metropolitan areas. Many residents walk, bike, or use public transportation to get to work; a number work from home. Although single householders technically outnumber couples, this market includes a higher proportion of partner households, including the highest proportion of same-sex couples. Residents are more interested in the stock market than the housing market. Laptops and Lattes residents are cosmopolitan and connected—technologically savvy consumers. They are active and health conscious, and care about the environment.

OUR NEIGHBORHOOD

- 30-something single householders (Index 174), with a number of shared households (Index 246); low average household size of 1.87.
- City dwellers, primarily in apartment buildings: with 2-4 units (Index 186), 5-19 units (Index 218), or 20+ units (Index 533).
- Older housing, 2 out of 3 homes built before 1970; 40% built before 1940 (Index 311).
- Most households renter occupied, with average rent close to \$1,970 monthly (Index 189).
- Many owner-occupied homes valued at \$500,000+ (Index 533).
- Majority of households own no vehicle at 36% (Index 390) or 1 vehicle (41%).

SOCIOECONOMIC TRAITS

- More than three out of four have a bachelor's degree or higher (Index 252).
- Unemployment rate is low at 2.8%; labor force participation is high, more than 75%.
- Salaries are the primary source of income for most households, but self-employment income (Index 146) and investment income (Index 173) complement the salaries in this market.
- These are health-conscious consumers, who exercise regularly and pay attention to the nutritional value of the food they purchase.
- Environmentally conscientious but also image-conscious: both impact their purchasing.

TAPESTRY SEGMENTATION

esri.com/tapestry

MILLER WALKER
RETAIL REAL ESTATE

PRESS

The Washington Post

BISNOW
(ALMOST) NEVER BORING

Real estate
is our domain™
GlobeSt.com

RestaurantNews.com
The Essential Resource for Online Restaurant News

The Washington Post
CAPITAL BUSINESS

citybizlist
WASHINGTON DC

EATER

Jamestown Taps Miller Walker Partner for Georgetown Park

WASHINGTON, DC—The two companies are collaborating to lease up the restaurants in the retail center.

By Erika Morphy | January 25, 2015 at 12:40 PM

WASHINGTON DC—[Six months into its purchase](#) of The Shops at Georgetown Park, Jamestown has tapped Miller Walker to lease up the retail center's restaurants.

Atlanta-based Jamestown acquired The Shops at Georgetown Park in August from Vornado Realty Trust. The purchase price was \$272.5 million, or \$893 per square foot.

The 315,028-square foot retail center has been struggling for some time although its fortunes improved considerably under the stewardship of Vornado and its acquisition partner in that deal, Angelo, Gordon. The two picked up the retail center in 2010 a foreclosure auction for \$61 million and then went on to invest \$80 million in a renovation that transformed it from an inward-facing enclosed mall into a collection of retail spaces with dedicated frontage on both M Street and Wisconsin Avenue. These efforts brought on such national tenants as TJ Maxx/HomeGoods and DSW, as well as a Washington Sports Club.

In this new initiative, Jamestown is focusing specifically on the retail center's selection of restaurants, with the aim of increasing dining options for the neighborhood.

Bill Miller and Alex Walker of Miller Walker will lead the leasing efforts on the available spaces, which range in size from 800 square feet to 10,000 square feet.

"...Our goal is to bring in some artisanal dining options and to be good stewards of this iconic asset," said Michael Phillips president of Jamestown.

Trending Stories

- 1 Suburban Office Prices Skyrocketed In August
- 2 Industrial Demand Will Continue To Boom Through 2026
- 3 Here's What One CRE Expert Would 'Overpay For' in the Current Climate
- 4 FHFA Extends COVID-19 Multifamily Forbearance Indefinitely
- 5 CRE Companies Put Old Hotels to New Uses

October 24, 2019

'I Think Georgetown is Facing its Biggest Opportunity Yet'

BILL MILLER
PRINCIPAL, MILLER WALKER
2715 M STREET NW

BILL MILLER IS A PINBALL ENTHUSIAST. STANDING IN THE GLOW OF THE X FILES-THEMED ARCADE GAME AT PIZZERIA

Silver Diner Signs Lease for New Alexandria Location

BY KEITH LORIA | OCTOBER 21, 2019 10:42 AM

RENDERING OF SILVER DINER WEINGARTEN REALTY

Silver Diner will lease approximately 6,587 square feet at West Alex, a new \$185 million mixed-use development in Alexandria, Va., from landlord Weingarten Realty, according to Miller Walker Real Estate, which represented Silver Diner in

THE TEAM

BILL MILLER - PRINCIPAL & CO-FOUNDER

For over 30 years, Bill has been providing both landlord and tenant representation services for restaurants and retail operations in the Washington, DC Metropolitan Area and is considered an expert in his field. Prior to forming MILLER WALKER with Alex Walker, Bill was Director of Retail Leasing for the Mid-Atlantic region at Transwestern. Bill has consistently been named a CoStar Power Broker, and received numerous Top Producer awards while at Transwestern. In 2009, Bill represented the Tenant in the Washington Business Journal's Best Retail Deal of the Year.

Bill is a columnist for Food Service Monthly, is quoted regularly in The Washington Post, Washington Business Journal, and many other area publications. He has also served as moderator for several events including the France Publications Retail Summit. Bill received a Bachelor's Degree in Hospitality Management from Pennsylvania State University, and has several years of experience prior to becoming a commercial real estate broker in restaurant consulting and management.

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Email: bill@millerwalker.com

THE TEAM

ALEX WALKER - PRINCIPAL & CO-FOUNDER

Alex has been providing both landlord and tenant representation services for restaurants and retail operations in the Washington, DC Metropolitan Area for over 18 years. Prior to forming MILLER WALKER with Bill Miller, Alex was Vice President of the Retail Services Group at Transwestern, where he worked for over 8 years. In 2006, Alex was awarded Transwestern's Rising Star Award for the Mid-Atlantic Region and in 2009, he represented the Tenant in the Washington Business Journal's Best Retail Deal of the Year. Alex has also consistently been named a CoStar Power Broker and in 2013, Alex was named one of the 35 Under 35 in Washington, DC Commercial Real Estate by Bisnow. In 2020, Alex was named one of the 40 Under 40 Rising Stars of Commercial Real Estate by DCA Live. He currently serves on the Board of Directors for Georgetown Main Street and The George Town Club.

Alex is a fifth generation Washingtonian who attended Landon School for Lower and Middle School; Institut Le Rosey – an international boarding school in Switzerland for High School, and then Lafayette College, from which he graduated with a Bachelor of Arts Degree in Government & Law and English.

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Email: alex@millerwalker.com

THE TEAM

DERRICK POWELL - DIRECTOR OF MARKETING

Derrick joined MILLER WALKER Retail Real Estate in 2017. Derrick's addition adds over 10 years of experience and award-winning work providing creative direction and marketing expertise. A true Washingtonian, Derrick was raised in the D.C. area, graduating from Bishop McNamara High School before obtaining a degree in Graphic Design from Full Sail University. Derrick works closely with Bill Miller, Alex Walker, and Gabe Miller on marketing efforts to maximize visibility and efficiency.

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Email: derrick@millerwalker.com

GABRIEL MILLER - DIRECTOR OF LEASING

Gabriel joined MILLER WALKER Retail Real Estate in 2021. He graduated from High Point University with a BA in Business Administration and Entrepreneurship. Previously Gabriel interned with JBG Smith, KETTLER, Brick Lane, and Garrison Investment Group in New York, and was selected as a 20 under 20 Rising Star from Gen*Z - Presented by Bisnow. Gabriel works with Derrick Powell, Director of Marketing, to curate and produce MILLER WALKER's custom marketing campaigns, demographics packages, and Matterport virtual tours. Currently, Gabriel is a member of The Potomac School's Alumni Governing Council.

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Email: gabriel@millerwalker.com

MILLER  WALKER
RETAIL REAL ESTATE

2715 M STREET NW ● SUITE 200 ● WASHINGTON DC 20007 ● 202.333.0303 ● www.MILLERWALKER.com