

# 6,000 SF RETAIL SPACE AVAILABLE

1803-1805 Wisconsin Ave NW | Washington, DC 20007

**FOR LEASE**

**6,000 SF Retail Space**



## HIGHLIGHTS:

- Highly visible retail space in Northern Georgetown near **SAFEWAY**
- Rare retail space with exclusive 20+ parking spaces
- Corner site with lighted intersection



### 2019 TRAFFIC COUNTS

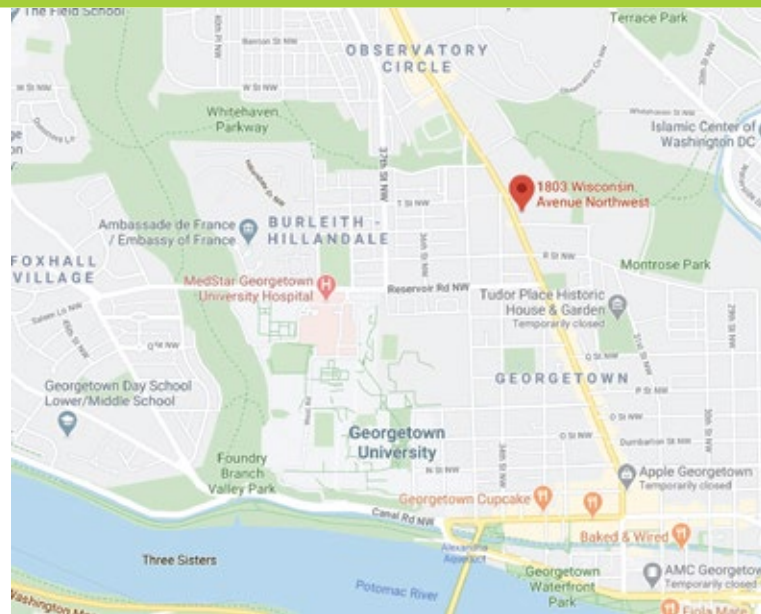
Wisconsin Ave NW - 17,561 AADT  
S St NW - 8,263 AADT



### DEMOGRAPHICS\*

	0.5-mile	1-mile	2-mile
Population	9,121	41,574	177,426
Households	3,804	18,360	92,960
Median HH Income	\$181,427	\$126,241	\$116,577
Daytime Population	15,918	102,964	341,710

\*Demographics are 2019 Estimates © 2019 SITES USA, INC.





17,561 AADT

Wisconsin Ave NW

TRADER JOE'S®


GEORGETOWN UNIVERSITY  
Center for Child and Human Development

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SAFEMART

Orangetheory® FITNESS

PAISANO'S



UNITED BANK

drybar

RussellCellular

GEORGETOWN SHOPS  
6,000 SF RETAIL SPACE  
AVAILABLE

SITE

SAFeway

GEORGETOWN HILL INN

Cafe DIVAN

Orangetheory FITNESS

UNITED BANK

drybar

Russell Cellular

JELLEFF RECREATION CENTER



17,561 AADT



GEORGETOWN SHOPS  
6,000 SF RETAIL SPACE AVAILABLE

Wisconsin Ave NW

Bistro Lepic & Wine Bar

Fresh Baguette

S St NW



8,263 AADT

Ledo Pizza