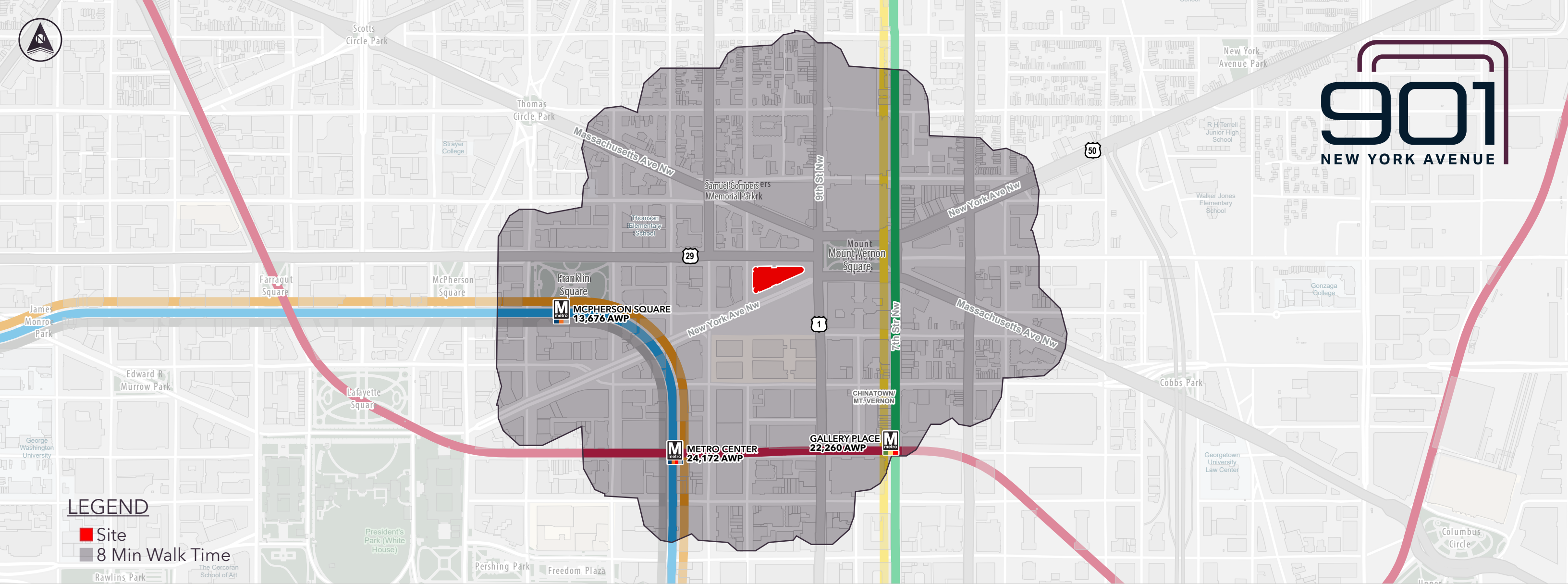


901

NEW YORK AVENUE

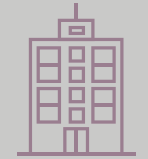


DEMOGRAPHICS 2025 WITHIN 8 MINUTE WALK

DAYTIME POPULATION



66,668
people



2.4M SF
recently delivered



3,181
businesses

RESIDENTIAL



\$137,441
median HH income



7,427
housing units



51.2%
of population has
graduate degree

TOURISM



26M
visitors each year



\$393.06
dollars spent per visitor



3,600+
hotel rooms within
2 blocks

ENTERTAINMENT



Apple Store
1 block away



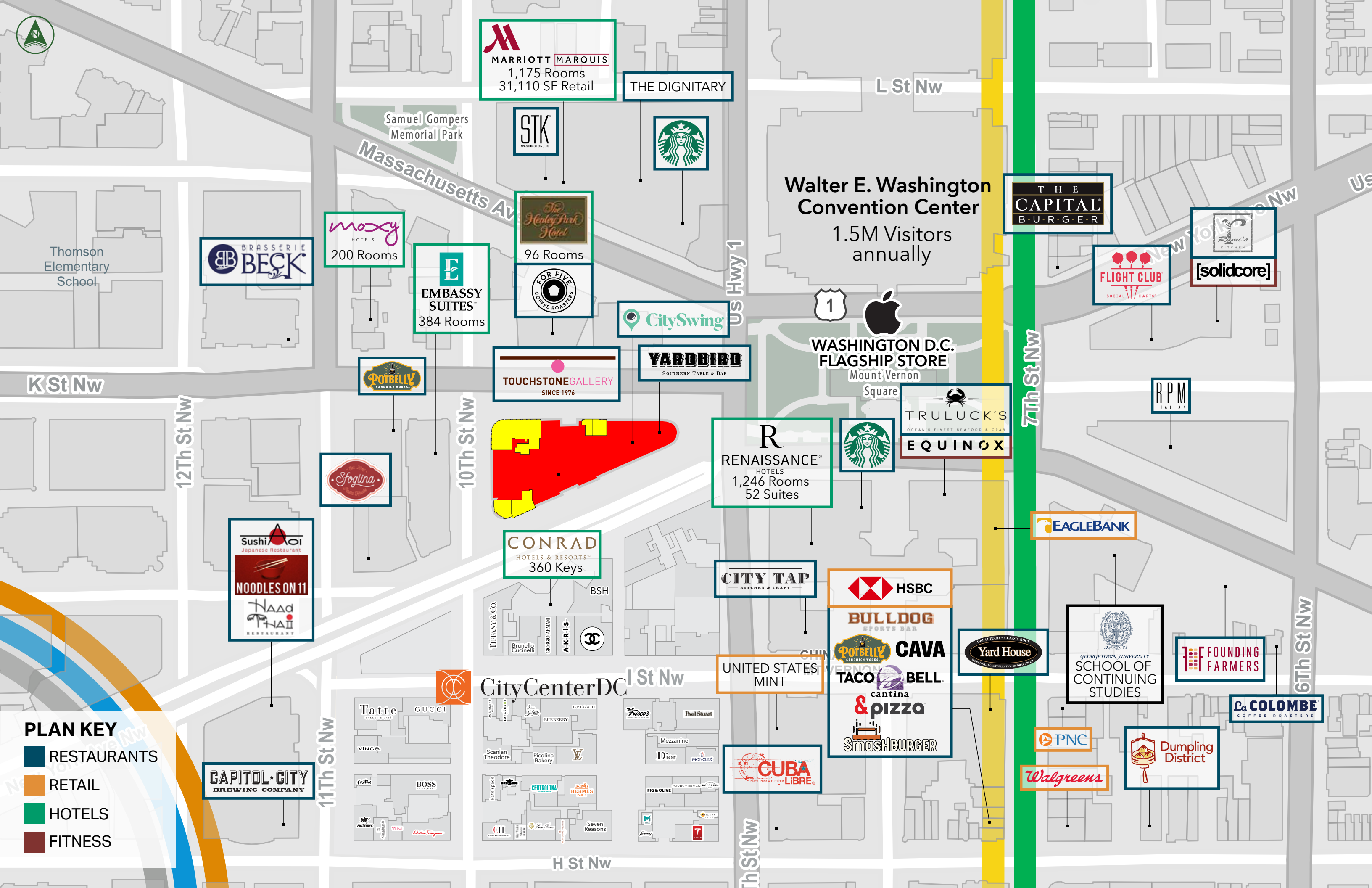
220 events
at Capital One Arena

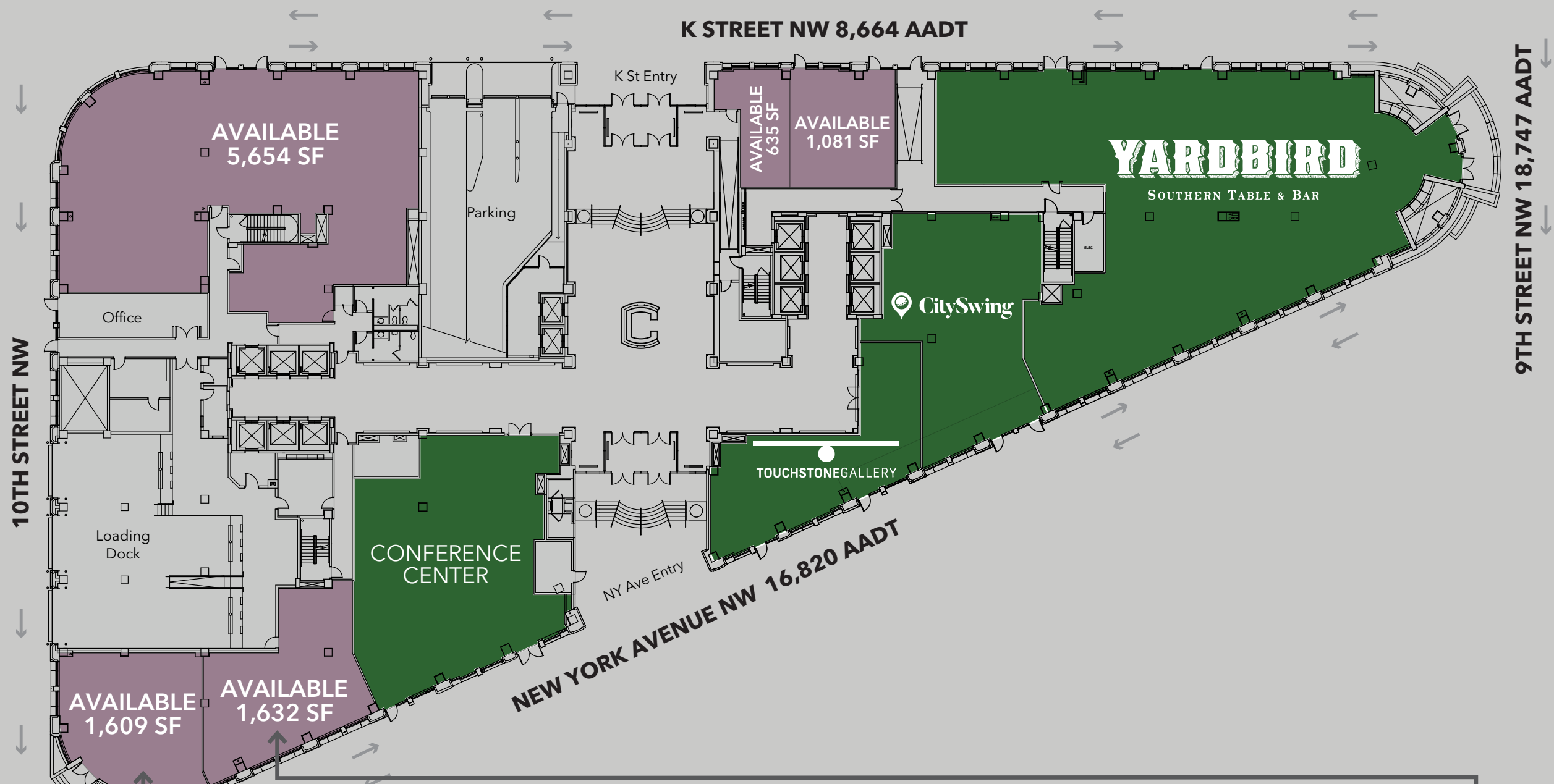


117 events
at Convention Center



1.5M
visitors per year at
Convention Center





1,609 SF



1,632 SF



LEASED

AVAILABLE

EXTERIOR RENOVATIONS



NEW LOBBY



MULTIPURPOSE ROOM WITH 100 PERSON CAPACITY



CONFERENCE CENTER





901

NEW YORK AVENUE

RAY SCHUPP

240.482.3611 (direct)
301.656.3030 (office)
rschupp@hrretail.com

BRYAN DAVIS

202.438.7951 (cell)
240.482.3612 (direct)
bdavis@hrretail.com

3 Bethesda Metro Center | Suite 620
Bethesda, MD 20814
Telephone 301.656.3030

2 Hamill Road | Suite 348W
Baltimore, MD 21210
Telephone 410.308.0800

www.hrretail.com