

# WOODMONT CRESCENT

7766 & 7770 WOODMONT AVENUE | BETHESDA, MD





## WITHIN 3 MILES



**158,879**

Residents



**\$187,360**

Median Household Income



**133,146**

Total Number of Employees



**86.9%**

Bachelor's Degree or Higher

## DOWNTOWN BETHESDA



**9M SF**

Existing Office Space



**3,180**

Approved Residential Units



**17**

Hotels



**193**

Unique Dining Destinations



**5,208**

Average Weekday Passengers



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MARKET AERIAL

OLD GEORGETOWN RD

18,550 AAWDT

WOODMONT AVE

13,730 AAWDT

TRADER JOE'S  
Orangetheory FITNESS

CVS

WOODMONT GRILL

WOODMONT CRESCENT  
Starbucks

LIDL  
UNDER CONSTRUCTION

MARRIOTT  
Headquarters  
- 726,000 SF Class A Office  
- 244 Room Hotel  
- 4,000+ Employees

32,590 AAWDT

EAST WEST HWY

VISUAL COMFORT & CO.

BETHESDA ROW  
Apple  
EQUINOX  
PLANTA  
bluemercury

BETHESDA  
5,208 AWP  
(APRIL 2025)

Tatte  
BAKERY & CAFE

CHASE  
AVENTINO  
TACOMBI

THE DARCY  
POTTERY BARN  
pottery barn kids  
SILVER

Giant

BRADLEY S/C  
STROSNIDERS  
HARDWARE

CVS

SAFEGWAY

CORNERSTONE OF BETHESDA  
PETSMART  
Staples

SHOPS OF WISCONSIN  
TRADER JOE'S  
TARGET

WISCONSIN AVE

355

BRADLEY LN

BRADLEY LN

WOODMONT CRESCENT

185

46,323 AAWDT

CONNECTICUT AVE

3

185

HR  
RETAIL  
A DIVISION OF CHURCH & DWIGHT





WOODMONT CRESCENT





DEVELOPMENTS

- 11**

**7770 NORFOLK**  
JBG/Ross Development  
17 Stories  
Residential: 200 Apartment Units  
Retail: 6,000 SF
- 6**

**FLATS 8300**  
Stonebridge Carras  
9 Stories; Height: 90'  
Residential: 359 Apartment Units  
Retail: 50,000 SF Grocery
- 12**

**ST. ELMO APARTMENTS**  
Lenkin Co.  
Height: 225'  
Residential: 210 Apartment Units  
Retail: 15,500 SF
- 1**

**7750 WISCONSIN AVENUE**  
The Bernstein Companies  
1M SF Mixed-use  
Hotel: 12 Stories, 238 Rooms  
Office: 21 Stories  
Parking: 6 Levels Below Grade  
Retail: 4 Levels 20,000 SF
- 7**

**7550 WISCONSIN AVENUE**  
Akridge  
10 Stories  
Office: 153,000 SF  
Retail: 8,000 SF
- 13**

**BAINBRIDGE BETHESDA**  
Bainbridge Cos.  
17 Stories  
Residential: 200 Apartment Units  
Retail: 7,500 SF
- 3**

**7900 WISCONSIN AVENUE**  
JBG  
17 Stories; Height: 175'  
Residential: 475 Apartment Units  
Retail: 21,600 SF
- 8**

**ELEMENT 28**  
Kettler  
14 Stories; Height: 175'  
Residential: 120 Apartment Units  
Retail: 5,000 SF
- 14**

**LOT 667**  
Greenhill Capital  
Height: 250'  
Restaurant: 25,259 SF  
Retail: 4,090 SF
- 4**

**8008 WISCONSIN AVENUE**  
Douglas Development  
14 Stories; Height: 175'  
Residential: 106 Condos  
Retail: 5,793 SF
- 9**

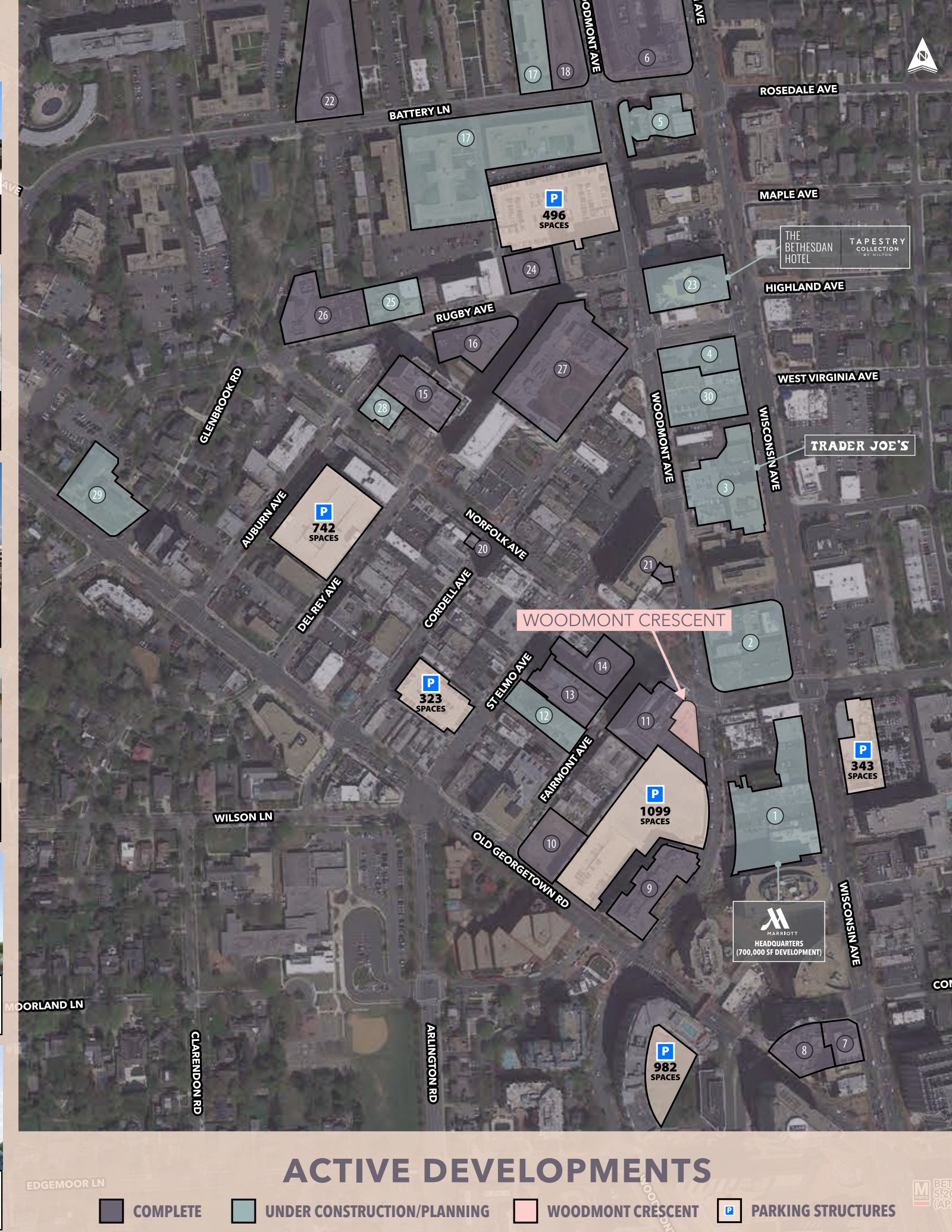
**LIONSGATE CONDOMINIUM**  
Duball LLC  
12 Stories; Height: 175'  
Residential: 158 Condos  
Retail: 13,000 SF
- 15**

**GALLERY BETHESDA**  
Donohoe  
18 Stories; Height: 175'  
Residential: 234 Apartment Units  
Retail: 4,661 SF
- 5**

**8280 WISCONSIN AVENUE**  
Donohoe  
Height: 145'  
Office: 91,600 SF  
Retail: 10,500 SF
- 10**

**CHEVAL BETHESDA**  
Duball LLC  
17 Stories; Height: 175'  
Residential: 71 Condos  
Retail: Approx. 3,000 SF
- 16**

**GALLERY BETHESDA II**  
Donohoe  
16 Stories; Height: 175'  
Residential: 219 Apartment Units  
Retail: 12,425 SF



- 24**

**2ND DISTRICT POLICE STATION**  
Stonebridge Carras  
4 Stories; Height: 60'  
Retail: 38,000 SF
- 17**

**GLENS ALDON ON BATTERY**  
Aldon Management  
Height: 175'  
Residential: 694 Apartment Units
- 26**

**BRIGHTVIEW BETHESDA**  
8 Stories  
Residential: 120 Units
- 18**

**STONEHALL BETHESDA**  
Duball LLC  
9 Stories; Height: 120'  
Residential: 46 Condos  
Retail: 3,200 SF
- 19**

**4500 EAST WEST HIGHWAY**  
Carr Properties  
9 Stories  
Office: 210,000 SF  
Retail: 13,300 SF
- 27**

**THE PALISADES OF BETHESDA**  
14 Stories  
Residential: 314 Apartment Units
- 20**

**4901 CORDELL EICHBERG**  
JBG  
3 Story Renovation with Outdoor  
Ground Level with Rooftop Patron  
Area 9,975 GSF
- 28**

**THE CLAIBORNE**  
Residential: 58 Condos  
Retail: 2,800 SF
- 21**

**7904 WOODMONT AVENUE**  
Papadopoulos Properties  
2,208 SF Available
- 29**

**8015 OLD GEORGETOWN ROAD**  
Christ Lutheran Church: 53,000 SF  
Residential: 107 Condos
- 22**

**BRIGHTVIEW SENIOR LIVING**  
5 Stories; Height: 120'  
Residential: 92 Condos  
Retail: 3,200 SF
- 30**

**ARTENA BETHESDA**  
Height: 175'  
Residential: 460 Apartment Units  
Retail: 25,000 SF
- 23**

**THE BETHESDA - A TAPESTRY BY HILTON**  
15 Stories  
Hotel: 270 Rooms  
Retail: 2,090 SF

ACTIVE DEVELOPMENTS

- COMPLETE
- UNDER CONSTRUCTION/PLANNING
- WOODMONT CRESCENT
- PARKING STRUCTURES



WOODMONT CRESCENT | 5





WOODMONT  
GRILL

HARDWOOD  
ARTISANS

MAX'S  
BEST ICE CREAM



VESTIBULE

UP

ELECTRIC ROOM

ELEV.

ELEV. LOBBY

UP

NORFOLK AVENUE

WOODMONT AVENUE 13,730 AAWDT

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Site Plan Key

LEASED









CURRENT

PAST





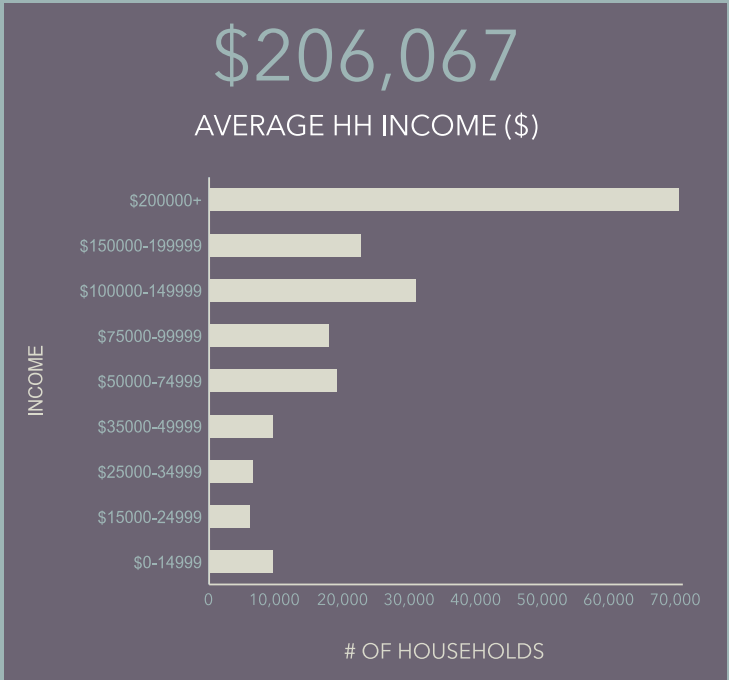
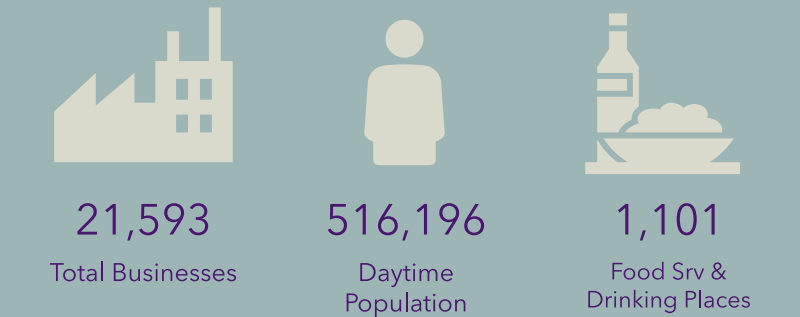
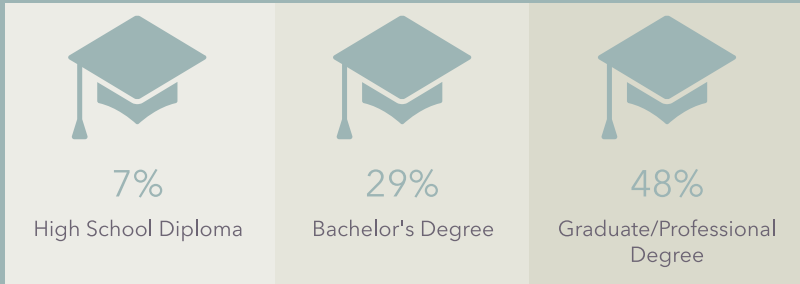
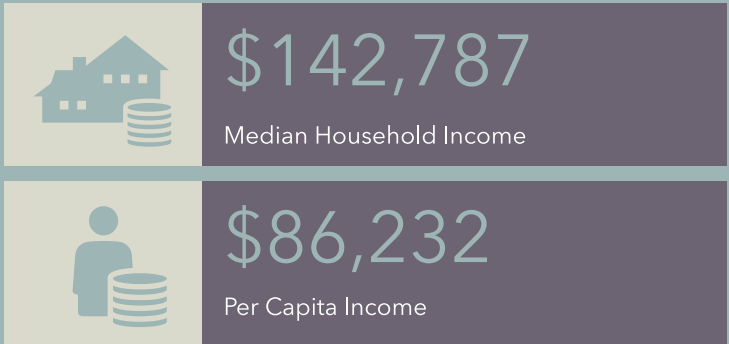
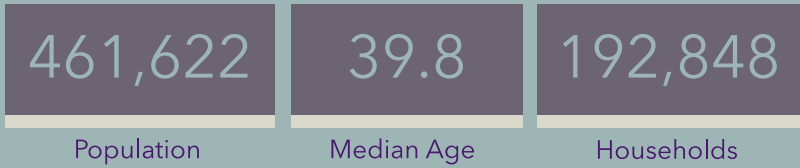
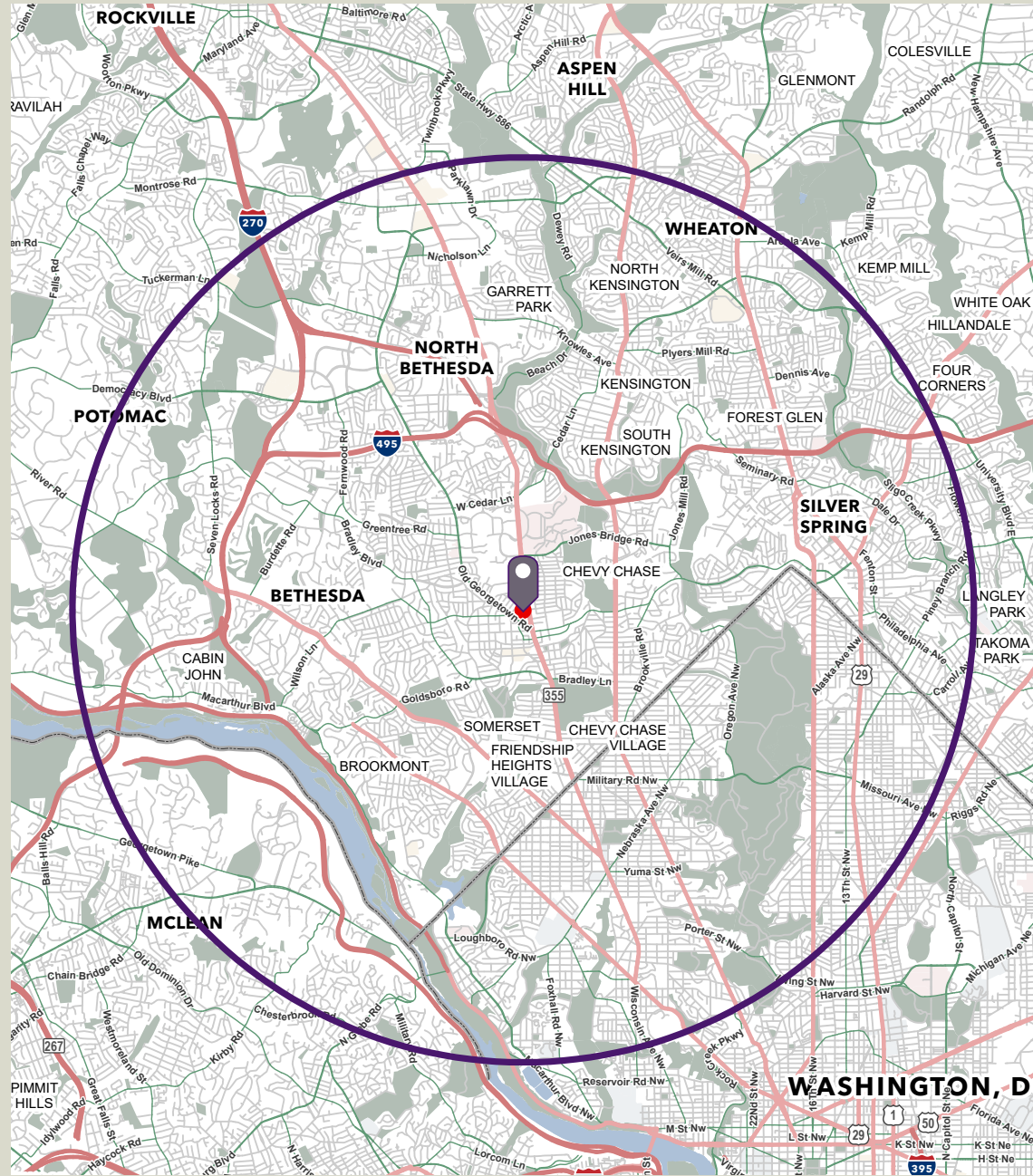


# BETHESDA, MD

## DEMOGRAPHIC PROFILE (2024)

### Woodmont Crescent

### 5 mile ring



## TAPESTRY SEGMENTS



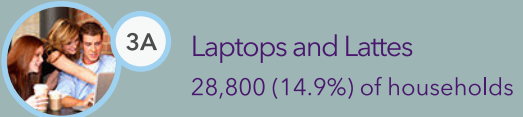
The residents of the wealthiest Tapestry market, Top Tier, earn more than three times the US household income. They have the purchasing power to indulge any choice, but what do their hearts' desire? Aside from the obvious expense for the upkeep of their lavish homes, consumers select upscale salons, spas, and fitness centers for their personal well-being and shop at high-end retailers for their personal effects. Whether short or long, domestic or foreign, their frequent vacations spare no expense. Residents fill their weekends and evenings with opera, classical music concerts, charity dinners, and shopping. These highly educated professionals have reached their corporate career goals. With an accumulated average net worth of over 1.5 million dollars and income from a strong investment portfolio, many of these older residents have moved into consulting roles or operate their own businesses.

- These are the nation's wealthiest consumers. They hire financial advisers to manage their diverse investment portfolios but stay abreast of current financial trends and products.



Residents in this highly mobile and educated market live alone or with a roommate in older apartment buildings and condos located in the urban core of the city. This is one of the fastest growing segments; the popularity of urban life continues to increase for consumers in their late twenties and thirties. Metro Renters residents income is close to the US average, but they spend a large portion of their wages on rent, clothes, and the latest technology. Computers and cell phones are an integral part of everyday life and are used interchangeably for news, entertainment, shopping, and social media. Metro Renters residents live close to their jobs and usually walk or take a taxi to get around the city.

- Become well informed before purchasing the newest technology.
- Prefer environmentally safe products.
- Socializing and social status very important.
- Very interested in the fine arts and strive to be sophisticated; value education and creativity.



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.

- 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.



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