

FLATS AT ATLAS

H St NE Corridor/Atlas District
WASHINGTON, DC

streetsense.
4600 east west highway, suite 800, bethesda, md 20814

MARKET SUMMARY

- Most rapidly emerging neighborhood in Washington, DC
- Home to some of the city's top bars and restaurants
- Streetcar connecting Union Station to Benning Rd will be completed by 2013 - Flats at Atlas will be on line
- 49% Growth in household incomes since 2000 - now over \$91,000 annually
- Over 2,200 residential units in planning or construction phase in the Atlas District
 - AvalonBay will deliver 138 units at 3rd & I, NE by 2013
 - 360 H will deliver 215 residential units, plus 41,200sf Giant by 2013

SITE DETAILS

- Near corner of H Street & Bladensburg Rd, NE
- Street level of 257 luxury apartments
- Residential delivering now
- Up to 3,650sf available
- Fully vented for restaurant
- Potential for outdoor seating
- 50-60 foot glass line
- Two blocks south of Jimmy Valentine's Lonely Hearts Club on Bladensburg Rd, nationally recognized bar



1,450-3,650 SF OF
RESTAURANT/RETAIL
AVAILABLE

Site Rendering

JOIN

THE ATLAS ROOM

TAYLOR



LITTLE MISS WHISKEY'S

SOVA



Khan's

Church & State.

Biergarten Haus

ROCK & ROLL HOTEL

THE ARGONAUT

HR-57



STICKY RICE

SMITH COMMONS

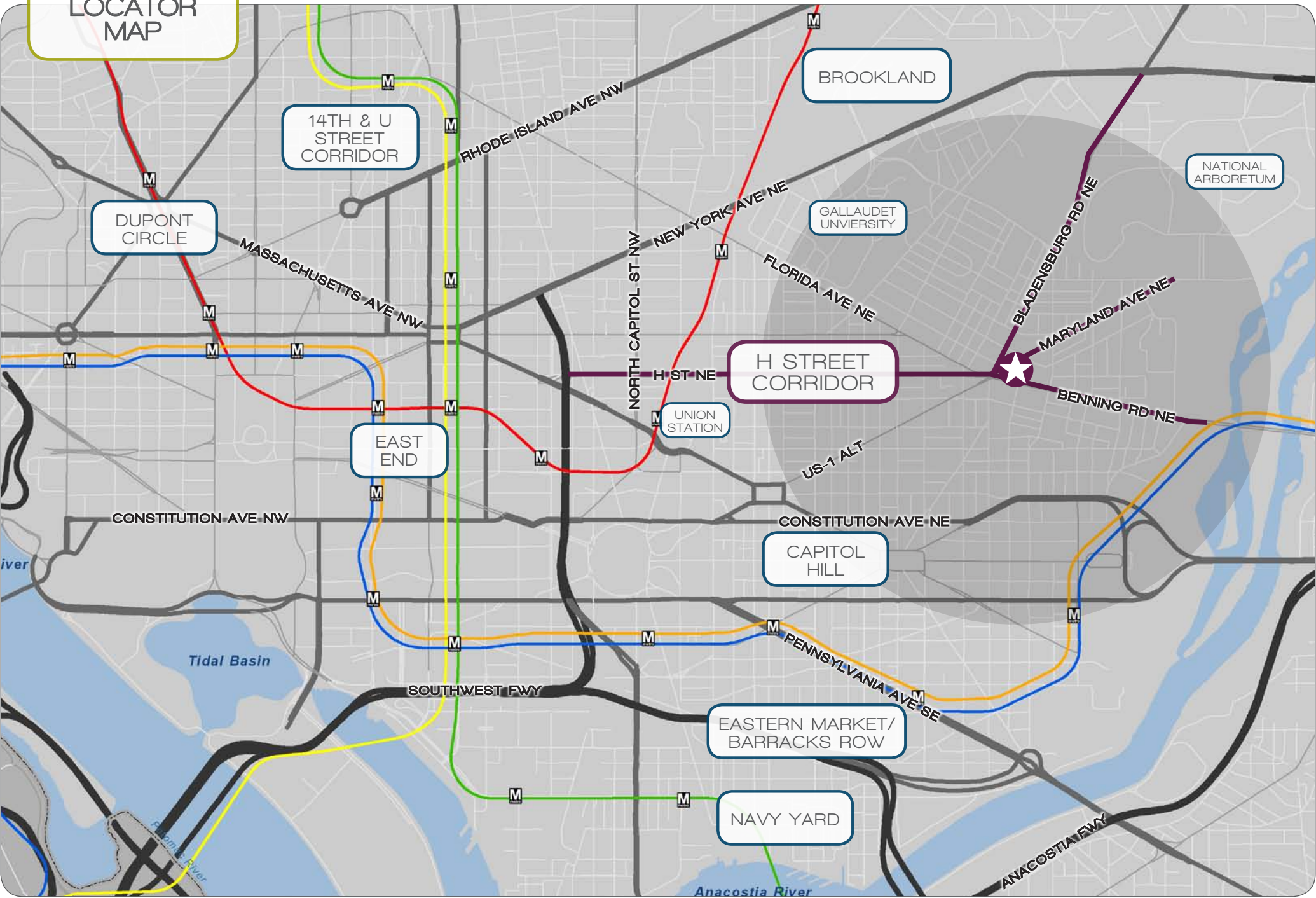
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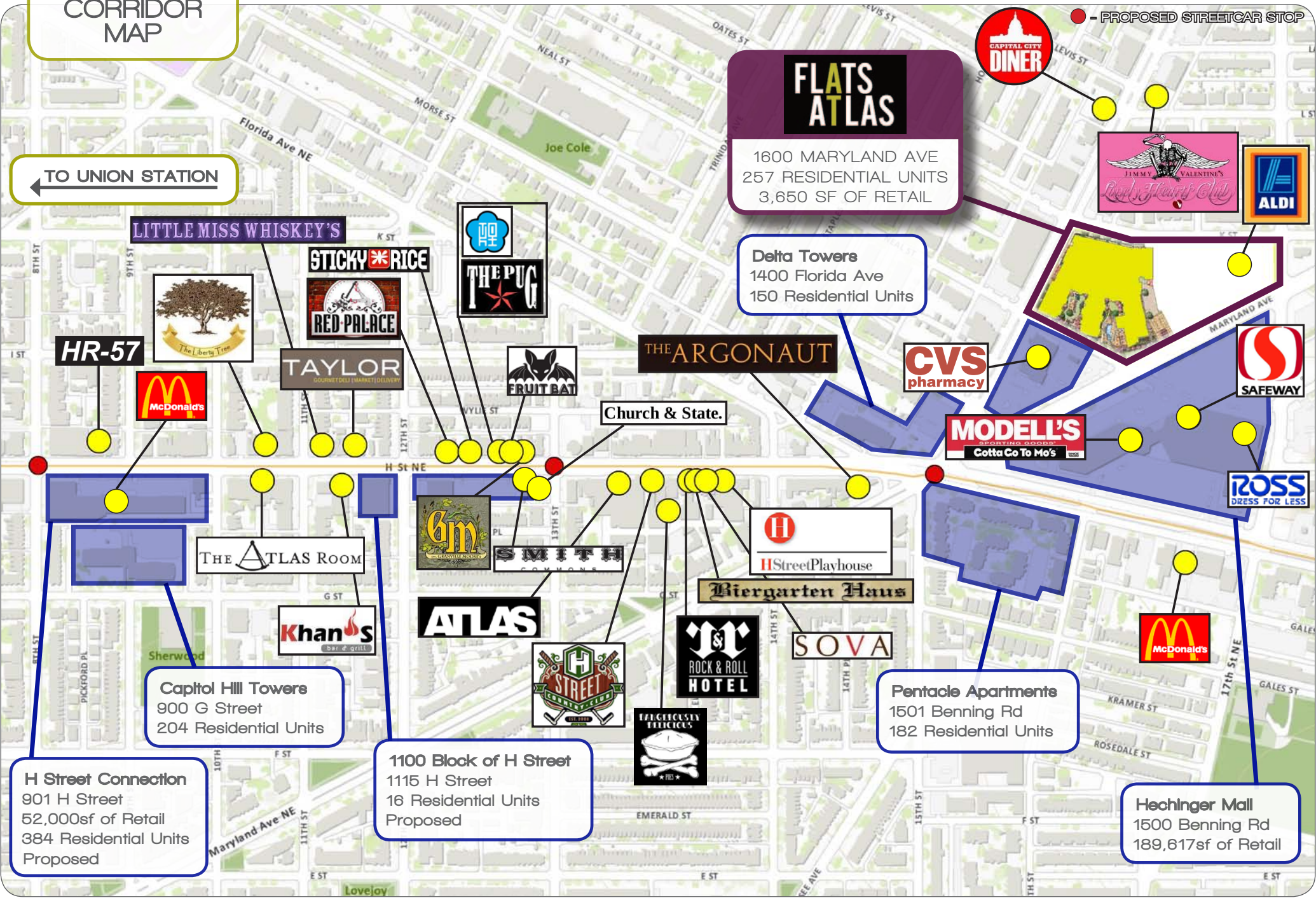
LOCATOR MAP



CORRIDOR MAP

← **TO UNION STATION**

● - PROPOSED STREETCAR STOP



SITE AERIAL



**FLATS
ATLAS**

Delta Towers

Pentacle Apartments

HECHINGER MALL

SITE PLAN

