



1001 Pennsylvania Avenue, NW

**BUILDING HIGHLIGHTS**

- Former restaurant space available for lease on Pennsylvania Avenue with outdoor seating
- 7,283 sf on the corner of 10th Street and Pennsylvania Avenue (formerly Ten Penh)
- In the heart of the East End in an 800,000 square foot trophy class office building
- One of Washington's most prestigious addresses managed by Hines
- Two other retail opportunities at 1001 Pennsylvania Avenue:

**2,332 sf (the former Chapters Book Store)**

- Great signage and ceiling heights
- Available now
- \$55.00 psf NNN (Extras \$15.50)

**1,296 sf (the former Ritz Camera)**

- Great signage and ceiling heights
- Available now
- \$55.00 psf NNN (Extras \$15.50)

**W. ALEX WALKER**

202.775.7087  
alex.walker@transwestern.net

**BILL MILLER**

202.775.7033  
bill.miller@transwestern.net