



## MOUNT VERNON PLACE



# EQUITY. VISION. CONTROL.

## OWN A PIECE OF THE NEW DOWNTOWN

In Washington, DC's dynamic real estate market, controlling occupancy costs is a top priority for tenants. Mount Vernon Place, located in the heart of the new Downtown on K Street, NW, offers innovative solutions to help organizations control their commercial real estate costs so that they can focus their resources on their respective missions.

Mount Vernon Place, jointly developed by Quadrangle Development Corporation and The Wilkes Company, two of Washington, DC's most respected and experienced developers, provides tenants with ownership opportunities including creative joint venture, lease/equity, and build-to-suit structures.

Mount Vernon Place is the new, master-planned neighborhood comprised of nine buildings totaling over two million square feet of office, residential, and retail space. Offering a unique vitality that defines the new Downtown, Mount Vernon Place is destined to become Washington's next great office address.



300 K Street



K Street Promenade



Mount Vernon Place, located on K Street, NW between 3rd and 5th Streets, serves as the natural extension of the Downtown urban core. Offering the convenience and excitement that only a neighborhood in the heart of the nation’s capital can provide, Mount Vernon Place is just a short walk away from Downtown’s dining, shopping and entertainment venues. Well-served by Metro and the Downtown Circulator, the neighborhood also offers easy access to Union Station, I -395 and Route 50 – putting the entire metropolitan region at your door.

**Truly a place to work, live, and shop, Mount Vernon Place defines the new Downtown.**

- Office buildings ranging in size from 120,000 – 450,000 square feet.
- Sophisticated architecture and exciting streetscapes create an inviting pedestrian environment.
- Surrounded by 2,100 new residential units and 125,000 square feet of new retail space, Mount Vernon Place is the center of a 24 hour neighborhood.
- Adjacent retail amenities include Busboys & Poets restaurant, Taylor Gourmet Deli, Kushi, Mandu, Buddha Bar, Starbucks, Ace Hardware, SunTrust Bank, and an Urban Lifestyle Safeway.

**MOUNT VERNON PLACE. DYNAMIC. DISTINCTIVE. DOWNTOWN**





# MOUNT VERNON PLACE



1. Washington Convention Center



2. Washington Marriott Marquis Hotel



3. CityVista Urban Lifestyle Safeway/ Retail



4. 555 Massachusetts Avenue



5. Gallery Place



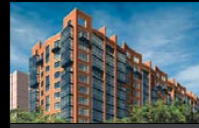
6. 300 K Street



7. 400 K Street



8. 455 Massachusetts Avenue



9. Dumont and Shops



10. Verizon Center

For More Information Contact:

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