

1200 New Hampshire Avenue, N.W.

Washington, D.C.



Project Overview

Shorenstein purchased a \$56.5 million senior and junior mezzanine loan package collateralized by equity interests in the owner of 1200 New Hampshire Avenue and 2300 M Street.

1200 New Hampshire Avenue is a traditional brick and glass ribbon façade. The building offers a two-story atrium lobby with dramatic skylights complemented by wood finishes throughout. Large floor plates are suitable for large corporate users, and the corner location provides a high proportion of offices with windows and easy vehicular access.

The property is located at the corner of New Hampshire Avenue and M Street in Washington, D.C.'s West End submarket. The location offers proximity to two Metro stops, Dupont Circle and Foggy Bottom, and easy access to the road network connecting Washington, D.C. to the Virginia and Maryland suburbs.

Building Facts

- Completed in 1979, renovated in 1995
- 8-story building
- 278,257 square feet
- .625:1,000 sf parking ratio

