



ROSENTHAL

3299 M STREET NW

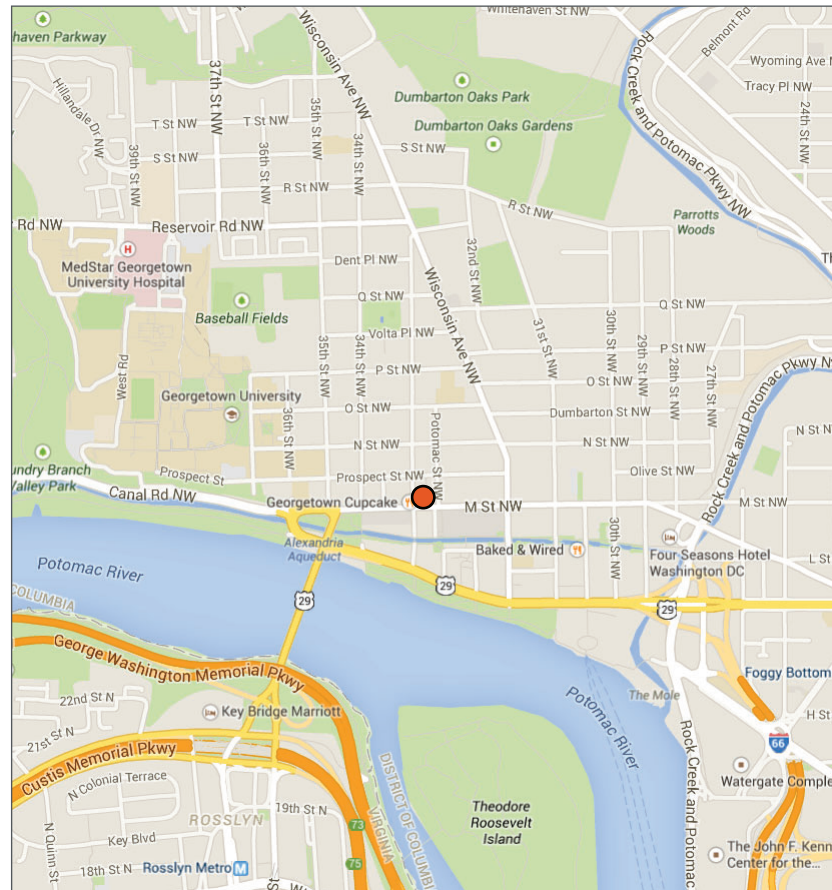
Georgetown - Washington, DC

www.rosenthalproperties.com



PROPERTY FEATURES:

- **2,629 SF RETAIL SPACE FOR LEASE**
- Former Peet's Coffee
- Exceptional Georgetown opportunity - restaurant/retail space located in the heart of Georgetown in walking distance of many shops, restaurants and office buildings
- Corner location with great visibility
- Across from Georgetown Cupcake
- Exposed brick interior
- High ceilings
- Affluent daytime population



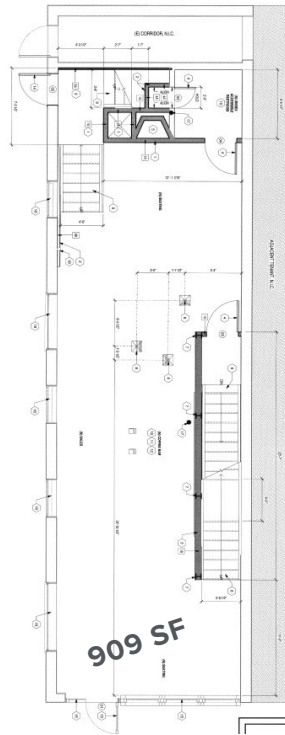
	Population	Avg HH Income
Half Mile	7,616	\$260,086
One Mile	43,585	\$181,726
Two Miles	158,720	\$166,438

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FIRST FLOOR



SECOND FLOOR

