



**BLAKE
DICKSON**

REAL ESTATE SERVICES

**IVY
CITY**

FOR LEASE

**2000 KENDALL STREET NE
Ivy City, Washington DC**

21,068 SF lot with office building available in bustling Ivy City. Improved industrial space in the heart of Ivy City's redevelopment. Adjacent to the Crummell School redevelopment site, the site offers a large, open lot with a 3,000 SF industrial building, recently improved. Lease as-is or build-to-suit for a long-term site in DC's "next" neighborhood. Join Douglas Development's Hecht warehouse development with retailers like *TJ Maxx, Nike, Mom's Organic, Petco, Ulta, Crossfit, Planet Fitness, Union Kitchen, CrossFit, and Compass Coffee*, as well as numerous restaurants, distilleries (in DC's "Distillery Row"), and outlets for DC's next retail destination, set within DC's industrial heart amid its vintage industrial architecture, in one of the last industrially zoned areas of the city.



**LEASE PRICE:
Negotiable**

**SIZE:
21,068 Lot with 3,000
SF Industrial Building**

**ZONING:
PDR-1**

**TAXES 2017:
\$17,380 annual**

For complete information and tours, contact:

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we make
deals
happen

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Viewtown, VA 20106
540.937.4537

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