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April 29, 2015

10 Big DC Projects Delivering This Summer

Last week we brought you **major projects** delivering this **summer** in **Northern Virginia** and suburban **Maryland**. This week, with the help of WDCEP, here's a **mix** of residential, hotel and office delivering in **DC**. (The list doesn't include any major monuments. As that's our primary export, we really need to step up our game.)

1. National Square



Where: 500 D St SW

Who: Trammell Crow Co

Size: 12-story, 342k SF office

National Square delivers the first week of **October** (that's still summer, right?) on the former DC Children and Family Services Agency site. Trammell Crow managing director **Tom Finan** tells us the firm bought the building a few months before the District agency moved to a newly renovated home on Virginia Avenue SE. Trammell Crow **razed** the 135k SF structure. The location allows for the development of up to **130 feet** in height, while surrounding properties are limited to **90 feet**. Tom says it makes for **spectacular** views of the Capitol, monument core and East End landmarks. There's also flexibility for **ground-floor retail**, and he expects the building to attract a **government tenant**. It's one of the few office projects delivering in the DC region in the coming months, and Tom says it was **timed** to deliver before competing products. The building is owned by AFL-CIO

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2015 1st Quarter

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