



PRESENTS:

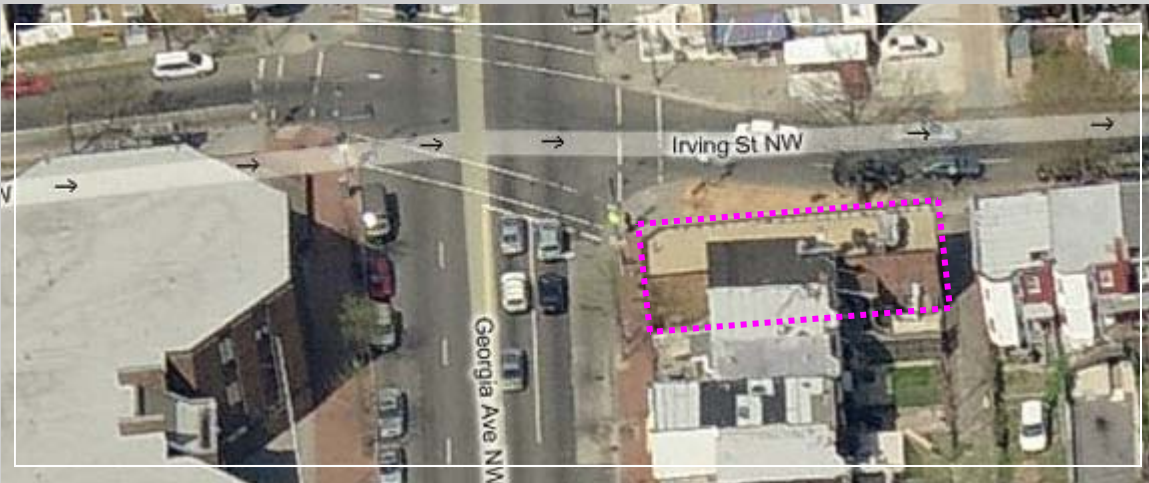
OFFICE / RETAIL

CORNER LOCATION

3021 GEORGIA AVE., WASHINGTON, DC 20307
OVER 1,500 SF OF OFFICE OR RETAIL SPACE



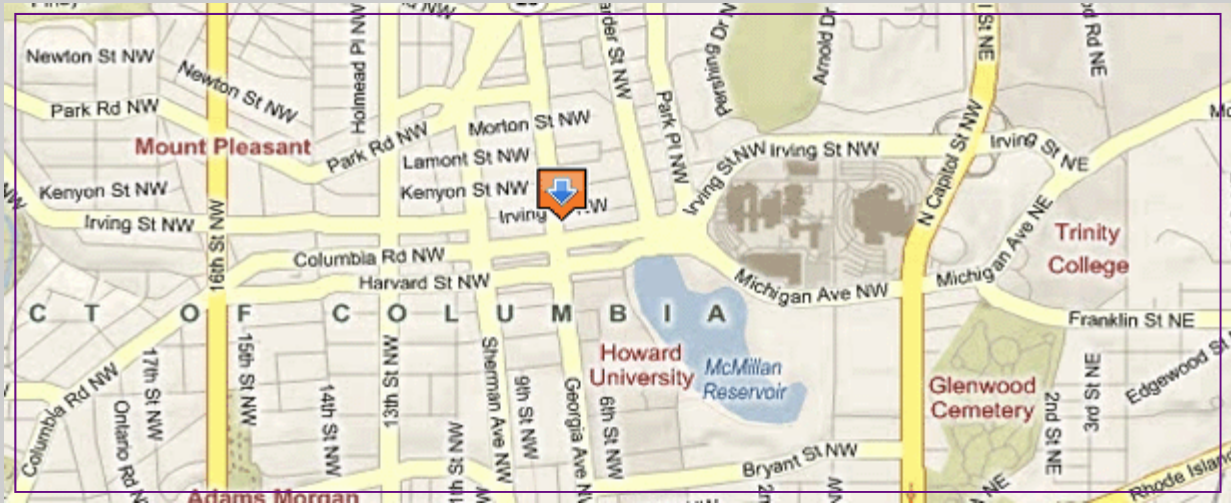
- ◆ FEW BLOCKS NORTH OF HOWARD UNIVERSITY
- ◆ AT THE INTERSECTION OF GEORGIA AVE & IRVING ST.
- ◆ BUS STOP
- ◆ FREE AMPLE PARKING



PRIVATE & FREE PARKING

Contact: Ken Noroozi (301) 728-6037

Property Maps



PROPERTY INFORMATION:

Year Built:	1931
Zoning Code:	C2A
Property Tax:	\$4,350
Rate:	\$33.00/SF/NNN



KEN NOROOZI

ken@vantagecr.com

Direct: (301) 534-5340

Cell: (301) 728-6037

Fax: (301) 984-7777

11820 PARKLAWN DR.

SUITE 403

ROCKVILLE, MD 20852

www.vantagecr.com