

The Magenta

1200 Bladensburg Road NE
Washington, DC 20002



The Magenta






Seize the opportunity to lease a prime retail space at The Magenta, an exciting new development at 1200 Bladensburg Rd, near the vibrant H Street Corridor. This brand-new mixed-use property combines modern design with functionality, creating an ideal setting for businesses looking to thrive in one of the city's most dynamic neighborhoods.

The ground-floor retail unit spans 3,246 square feet, providing a flexible layout perfect for various retail uses. With high visibility and a steady flow of foot traffic, The Magenta offers great exposure for businesses looking to establish or expand their presence. This space provides a unique opportunity to connect with the community and be part of the area's ongoing growth and development.

Contact our leasing team today for more information and to arrange a tour of this unique space.



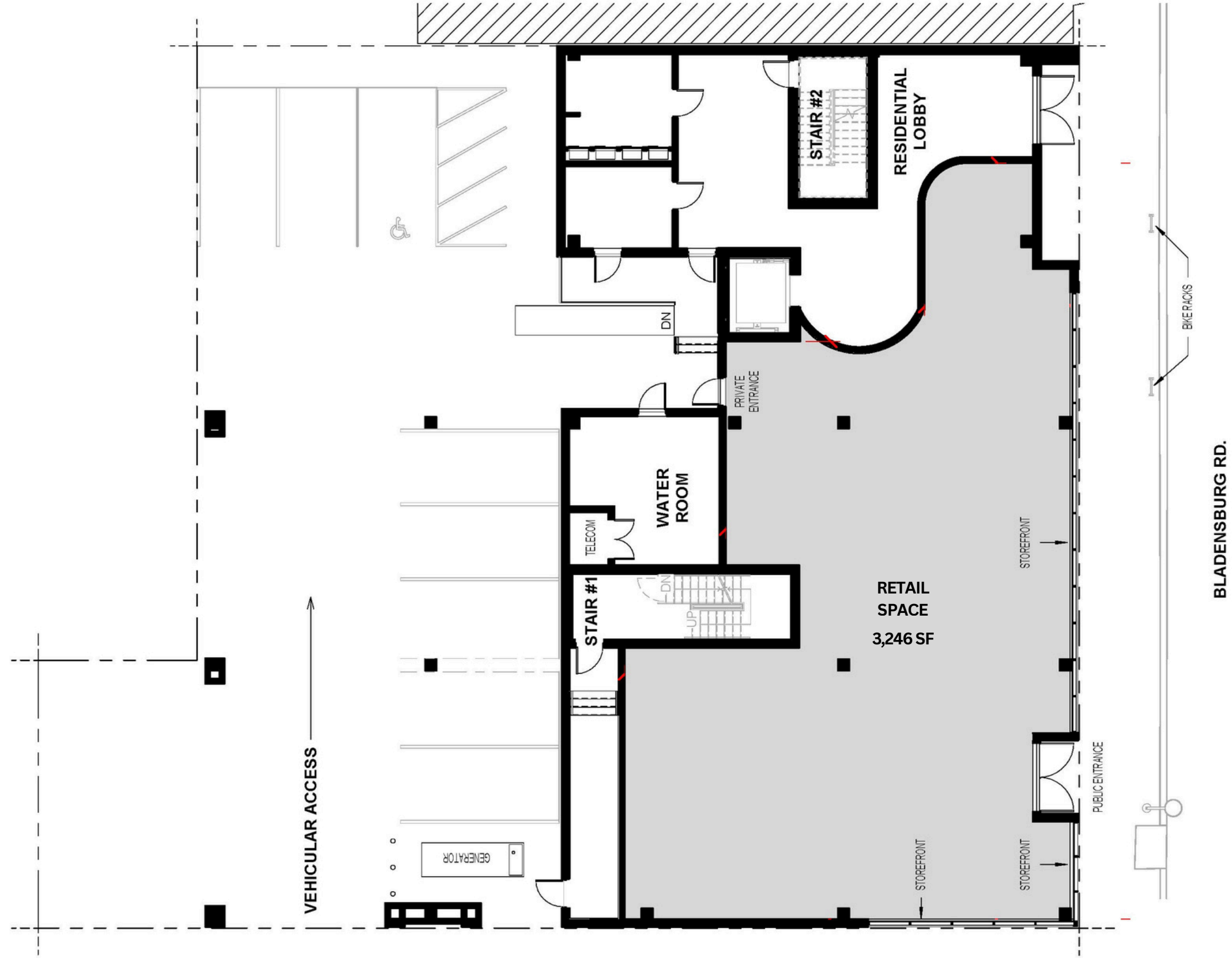
AREA DEMOGRAPHICS

.25 MILES	.5 MILES	1 MILE
		
Population		
3,562	13,137	37,204
		
Median HH Income		
\$59,255	\$75,599	\$103,220
		
Total Employees		
436	2,716	13,832
		
EDU + Degree		
68.4%	68.9%	74.6%
		
Median Age		
36.5	35.1	34.6

RETAIL TRADE AREA



SITE PLAN



BLADENSBURG RD.

The Magenta

RETAIL LEASING

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