

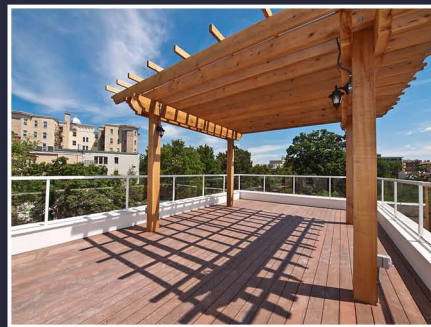
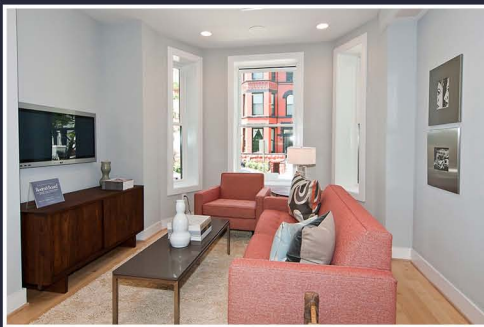


**Presenting 13
BRAND NEW
Luxury Condo Homes!**

*Desirable Location
Modern Convenience
Spectacular Detail*

**1 & 2 Bedrooms
1.5 & 2 Baths
Opulent Bathrooms
Modern Kitchens
Private Outdoor Spaces
for Select Units
Community Roof Deck
Oyster School District**

Located in the heart of Kalorama Triangle, one of the most desirable and beloved neighborhoods in DC, this distinguished historic property has been reborn, restored and carefully converted into thirteen luxurious condominium homes each with fine detail and finishes.



**1854 Mintwood Place, N.W., Washington DC, 20009
www.capcityre.com**

Exclusive Sales by



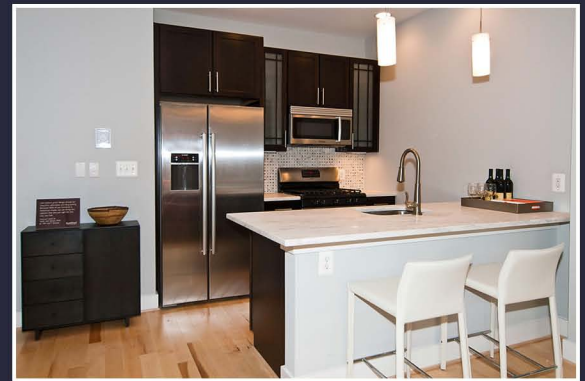
**1515 14th Street NW, Suite 200
Washington, DC 20005
202.449.8657
sales@capcityre.com**



UNIT FEATURES & AMENITIES

AMENITIES

- Great Open Living Space
- Fully Restored C. 1908 Façade
- Full of Light with Multiple Exposures
- 9+ Foot Ceilings in all units
- Grand, Gourmet Kitchen, Including:
 - Custom Espresso Stained Maple Cabinetry
 - Stainless Steel Appliances
 - Italian Marble Counters
- Spa-Style Baths with Custom Carrera and Ming Green Marble
- Solid Maple Hardwood Flooring
- Solid Core Doors
- Designer Lighting and Hardware
- All New Electrical & Plumbing, Which Means Energy Efficiency (Low Utility Cost to YOU & Low Impact on the Environment!!!)
- Energy Efficient Windows
- Pre-Wired for Sound System w/ I-Pod Docking Stations
- Amazing Roof Deck with Views over Kalorama Park



NEIGHBORHOOD

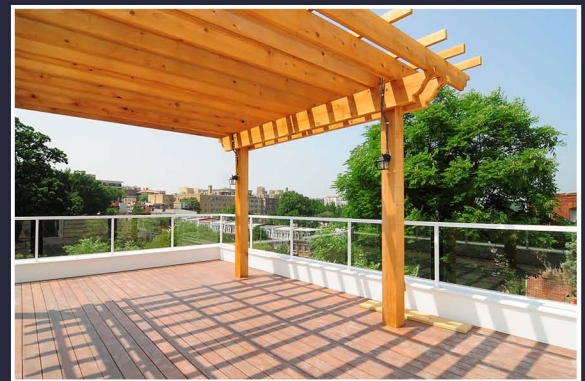
Convenient city living with all that Washington has to offer at your doorstep! Just a few short blocks to the Metro, restaurants, shopping and vibrant nightlife, yet nestled beautifully on a serene street. With easy access to Woodley Park, Dupont Circle, Adams Morgan and Downtown DC this location not only offers all of these great conveniences, but also offers a great investment for your future.

The Neighborhood's Hottest Spots

Woodley Park & Dupont Metro
Kalorama Triangle Park
Perrys Restaurant
Starbucks
Yes! Organic Market
Harris Teeter
District of Columbia Arts Center
District Nightclub

MODEL UNIT FURNISHED BY

Room&Board[®]
HOME FURNISHINGS



Additional Information:

Development by Capital City Real Estate, LLC

Builder Contract Required

Preferred services and incentives through Counselors Title, Potomac Mortgage Group, and BB&T

Buyer has the right to choose title and mortgage company

All Property information is subject to change

