

702-S WATERGATE EAST

OFFERED AT \$1,185,000 INCLUDING PARKING



UPDATED TWO-BEDROOM WITH SPECTACULAR POTOMAC RIVER VIEWS

- Large 2 BR, 2.5 BA with 1,840 SF interior
- Direct Potomac River views from every room
- Wide 28-ft tiled balcony with planters & built-in breakfast bar
- New windows & sliding glass doors along the perimeter
- Large open living room & dining area features handsome walnut floors and gas fireplace.
- Huge walk-in closet in living room with built-in shelving and bar area with granite countertop
- Open kitchen with granite countertops, breakfast bar, light wood cabinetry, and stainless steel appliances including Fisher & Paykel DishDrawers, GE Profile gas range, and JENN-AIR refrigerator
- Two spacious bedrooms upstairs with fantastic river views
- Huge master bath with double sink & interior "window" built for a view of the river from the walk-in shower
- Spacious custom closet in master suite
- Second bedroom with murphy bed, large closet, updated bath
- Brand new Miele washer/dryer
- Excellent closet space throughout plus additional storage room

GARAGE PARKING SPACE #M11 INCLUDED

MONTHLY COOP FEE: \$2,446.50

Includes property taxes, parking, utilities, internet, cable, and maintenance of HVAC

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#1 ON-SITE WATERGATE SPECIALISTS!



THE WATERGATE RESIDENCES—MAKE NEW HISTORY!

The Watergate is a historic residence, office, and hotel complex situated on ten acres of prime waterfront real estate in Washington, DC. Watergate is comprised of three luxury buildings with penthouse, one-level, duplex, and townhouse-style residences. Enjoy private balconies, terraces, and sweeping panoramic views of the Potomac River and DC monuments.

Residents of this self-contained "city within a city" can easily access its many conveniences and amenities. Enjoy a swim in the outdoor heated pool, and be pampered at the Watergate Salon. Treat yourself to the famous Watergate Pastry Shop. Stop by the on-site CVS Pharmacy or Post Office. Take advantage of 24-hour concierge service, doorman service, and private underground parking.

Newly restored, The Watergate Hotel has re-opened with a full spa and fitness center, fine dining, and luxurious guest accommodations. Residents of Watergate East receive exclusive discounts on room rates and spa memberships.

The Watergate is located a few blocks from Foggy Bottom Metro Station, neighborhood farmers' market, and grocery stores, including Whole Foods and Trader Joe's. It's a few steps to the new Georgetown Waterfront Park, where you can choose from several waterfront restaurants, see a movie, or take a boat ride down the Potomac. The John F. Kennedy Center for the Performing Arts is right next door.

**COME FOR THE VIEW,
STAY FOR THE CONVENIENCE™**



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