

1518 WATERGATE SOUTH



Bright Penthouse With Dazzling, Direct Potomac River View!

- 1,401 square feet. Spacious one bedroom & den, 1.5 baths.
- Huge and bright living room and dining area.
- Electric fireplace.
- Inviting kitchen with glass front and tall solid cabinetry, wine storage and tiled backsplash. Stainless steel appliances.
- Beautiful primary bedroom.
- Den on roof deck level is a great home office area.
- Fantastic roof deck with gas grill hook up and separate entrance for caterers, gardeners etc.
- Ample storage throughout.

ONE GARAGE SPACE INCLUDED

The Watergate—Full Service, All-Inclusive Fee

MONTHLY COOP FEE: \$3,861.30

Includes property taxes, utilities, Internet, cable, and maintenance of HVAC, and underground garage parking.

UNDERLYING MORTGAGE PAYMENT: \$61.27

Underlying mortgage approx. balance: \$3,000



WATERGATE SOUTH AMENITIES INCLUDE

24-hour front desk & doorman service, outdoor saltwater pool and grill, newly renovated fitness center, newly renovated community room, guest suites, beautifully landscaped gardens, roof terrace, dog spa room, plus on-site shops & restaurants.

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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 mid-century modern 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 amenities. Enjoy a swim in the heated outdoor pool, and be pampered at the Watergate Salon. Treat yourself to the Watergate Pastry Shop or café. Conveniences include on-site Post Office, wine store, and dry cleaner. Take advantage of 24/7 concierge service, doorman service, and private underground

parking. The Watergate Hotel offers a full spa and fitness center, fine dining, and luxurious guest accommodations. At the hotel's rooftop bar, experience spectacular 360-degree views of the Potomac River & the entire DC skyline.

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™**

A building that needs no introduction



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