

506/507 WATERGATE WEST



FANTASTIC FLOORPLAN SURPASSED ONLY BY PANORAMIC RIVER VIEW! A rare four bedroom interior plan with balcony access from each main room and NEW floor-to-ceiling windows across entire residence. Two master suites at opposite ends offer both privacy and versatility. Large gourmet kitchen! Look inside to see more about this spectacular home.



Over 50 Years of Real Estate Experience

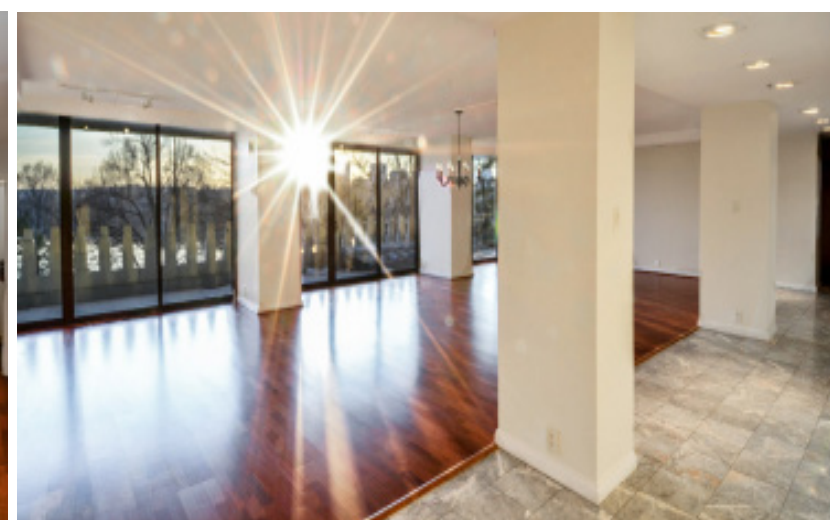
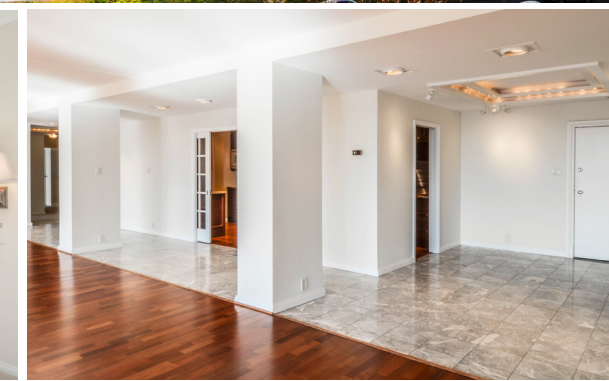
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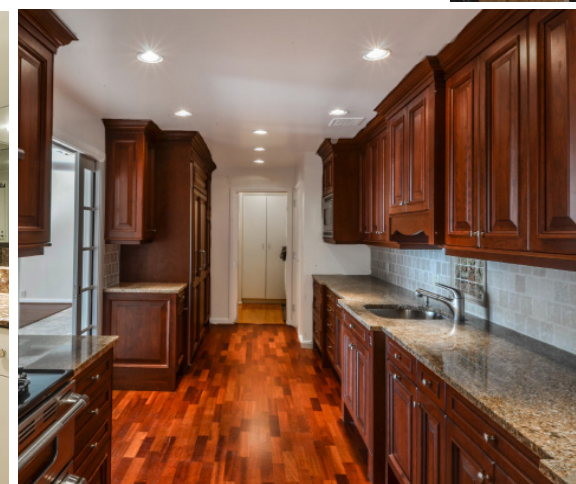
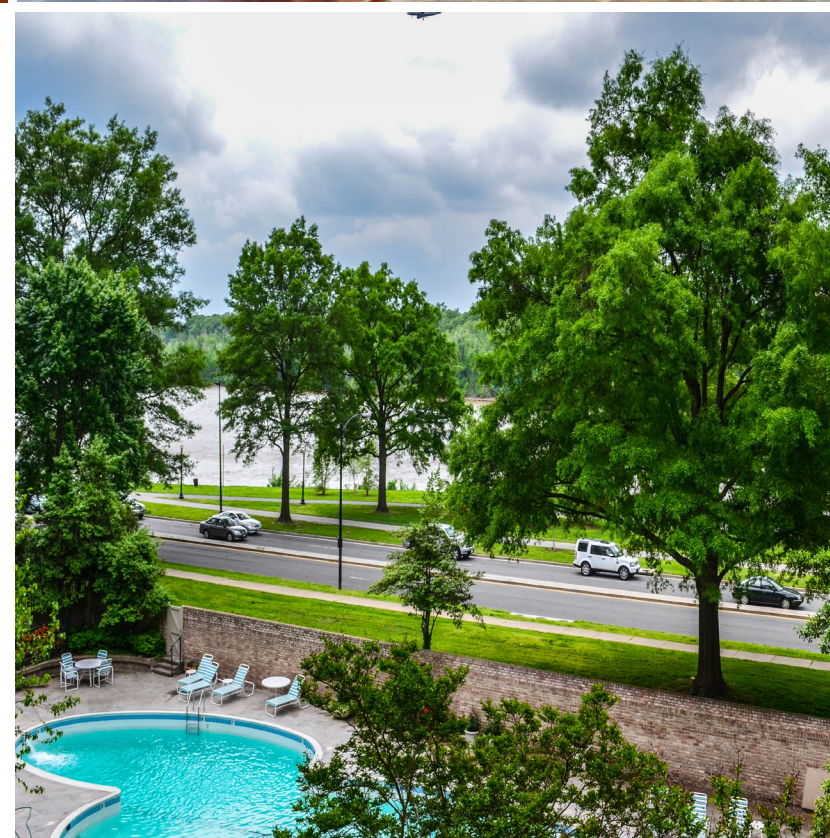
3,285 Square Feet
Four Bedrooms
Three full baths & powder room
One Underground garage parking space #333

MONTHLY COOP FEE.....\$3,596⁷⁵
*COOP FEE INCLUDES PROPERTY TAXES, UTILITIES, PARKING, HEATING AND AIR CONDITIONING MAINTENANCE, DIGITAL CABLE TV, AND 25 Mbps HIGH SPEED INTERNET

UNDERLYING MONTHLY MORTGAGE PAYMENT\$346⁷⁷
*BASED ON UNDERLYING MORTGAGE BALANCE OF APPROXIMATELY \$65,000



- New floor-to-ceiling windows across entire interior and spectacular river view
- 3,285 square foot interior plan
- Bright and open four bedrooms, three baths plus powder room
- Two bedrooms on opposite ends offer complete master suite privacy and the versatility of creating a library or guest area
- Spacious double-sized chef's kitchen with top-of-the-line appliances, beautiful wood cabinetry, granite counters and french doors leading to the entertaining area
- Pantry with separate access
- Large laundry room
- Hardwood floors in living and dining area, marble accent from kitchen and foyer
- Wet bar with marble countertop and built-in storage
- Bedroom adjacent to master suite functions as a luxurious dressing area and adjunct master suite area with plentiful closets
- Luxurious marble master bath and guest bath with separate shower and tub
- Third bedroom/library with built-in shelving
- Ample closet space and storage space throughout



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THE WATERGATE AMENITIES ARE BOUNDLESS

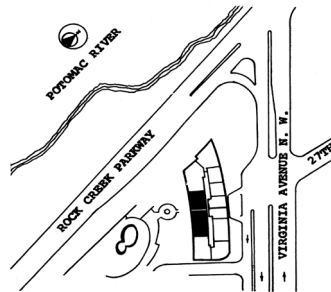
The Watergate is a historic cooperative residence, office and hotel complex situated on 10 acres of prime waterfront real estate in Washington, DC. Watergate South, East and West residential buildings together account for 640 luxury apartments, some of which feature penthouse and town-house style floor plans, private balconies, terraces and sweeping panoramic views of the Potomac River and DC monuments.

The Watergate boasts a number of conveniences and amenities. Here you can enjoy a swim in one of three outdoor heated pools, surrounded by lush gardens and fountains., dine at one of several on-site restaurants, treat yourself to a desert at the famous Watergate Pastry Shop and be pampered at the Watergate Salon. Residents are also offered 24-hour concierge service, doorman service, and underground private parking. A self contained "city within a city", residents can take advantage of the on-site CVS/Pharmacy, Post office and many other conveniences. In addition the luxurious new Watergate Hotel will feature a first-class spa with in door pool, 3 restaurants including a rooftop lounge, plus 17,000 sq ft meeting space and a 7,000 sq ft ball room.



The Watergate is conveniently located within just a few blocks of the Metro stop, Foggy Bottom farmer's market and several grocery stores including Whole Foods market and Trader Joe's. This complex also brings you closer to the beautiful, newly redeveloped Washington Harbour, where you can enjoy a fine meal or share a few drinks at the Sequoia or one of the other riverfront restaurants, catch a movie, take a boat ride down the Potomac or just sit back by the fountains which are converted into a public ice rink in the winter. Enjoy a concert or theatre performance at the world-renowned Kennedy Center next door.

Living in a Watergate residence can put all of these conveniences right at your doorstep!



COME FOR THE VIEW
STAY FOR THE CONVENIENCE

*Floor Plan is approximate & not drawn to scale

