

# 404-S WATERGATE EAST



## **Rare Pass-Through Floor Plan with River View & Two Balconies!**

- 2 bedroom, 2.5 bath. 1,695 square foot interior.
- Smartly renovated with open gourmet kitchen and pantry. Chef's kitchen with granite countertops, stainless steel appliances and breakfast bar, pantry area and second entrance.
- Rare "pass-through" floor plan spans across building with a river view on one side & a city view on the other. 2 balconies, both over 25 feet in length. Large sun-filled living and dining area.
- Newer double pane windows.
- 2 pull-down, built-in Murphy beds separated by built-in closet in the 2nd bedroom.
- Primary bath with stone countertop and beautifully designed tiled shower.
- Custom designed lighting & accents throughout.
- Second bath with tiled countertop and shower.
- Powder room with black flooring and designer hardware detail, floating copper sink.
- Ample closet space, plus additional storage room.
- Washer/Dryer

## **ONE GARAGE SPACE INCLUDED**

### **The Watergate—Full Service, All-Inclusive Fee**

**MONTHLY COOP FEE: \$2,470.33**

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

**WATERGATE EAST AMENITIES INCLUDE** sparkling newly renovated lobby, 24-hour front desk & doorman service, outdoor heated pool, fitness center, roof terrace, 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™**



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