

1518 WATERGATE SOUTH

OFFERED AT \$799,000 INCLUDING PARKING



Light-Filled Penthouse with Direct Potomac River View

- Penthouse with dazzling river view and fantastic private roof deck with gas grill
- Large one-bedroom with loft-style den, 1.5 baths
- 1,401 square foot interior
- Huge, bright living room and dining area with electric fireplace
- Inviting kitchen with glass-front & tall solid cabinetry, wine storage, tiled backsplash, and breakfast bar. Stainless steel appliances
- Beautiful primary bedroom
- Spiral staircase leads to loft and roof deck
- Very functional loft is a great home office space
- Roof deck has separate entrance so your outdoor space is also accessible without going through the apartment
- Ample closet space throughout, plus additional storage room

GARAGE SPACE INCLUDED!

The Watergate—Full Service, All-Inclusive Fee MONTHLY COOP FEE: \$3,587.30

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

MONTHLY MORTGAGE PAYMENT: \$61.27

Underlying mortgage approx. balance: \$5,000

WATERGATE SOUTH AMENITIES INCLUDE 24-hour front desk & doorman service, saltwater outdoor pool and grill, fitness center, beautifully landscaped gardens, roof terrace, plus on-site shops & restaurants.

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(202) 333-4167
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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 conveniences and amenities. Enjoy a swim in the salt-water outdoor 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. 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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Over 50 Years of Real Estate Experience

