



\$145K

Average household income within a half-mile

32 MILLION

Annual Union Station visitors

\$871K

Average closing price for single-family homes in 2013²

9,475

Average monthly Capital Bikeshare arrivals³

Brimming with community spirit, Capitol Hill residents are passionate about everything their neighborhood has to offer: charming architecture, quaint shops, superb eateries and friendly cafes.

The urbane blend of highly educated locals, Washington power players and young, energetic professionals creates an electric vitality attracting new residents and businesses every day. Located in one of the nation's largest historic districts, the Capitol Hill trade area includes the U.S. Capitol, Senate and House office buildings, Supreme Court, Library of Congress and the District's oldest commercial corridor—Barracks Row.

Throughout Capitol Hill a unique mix of national chain and specialty retail stores, welcoming restaurants, modern amenities and professional services dot the tree-lined streetscape giving the neighborhood a small-town feel. In addition, the neighborhood is home to Eastern Market, the bustling weekend magnet for residents and visitors alike since 1873 and the oldest of the District's public markets.

The neighborhood will also experience new development in the near future with the redevelopment of the Hine Junior High School at 700 Pennsylvania Avenue, SE. The mixed-use project will deliver 160,000 square feet of office/institutional space, 156 residential units and 40,000 square feet of retail and restaurant space.

With several transportation options including Union Station, the Metrorail's Orange, Blue and Red Lines, two DC Circulator routes and numerous Capital Bikeshare stations Capitol Hill offers residents, shoppers and visitors an easy commute.

0-½mi 0-1mi 0-3mi

POPULATION

Population	14,148	41,947	253,823
Male	49%	49%	48%
Female	51%	51%	52%
High School Graduate +	96%	93%	85%
Bachelor's Degree +	82%	71%	44%
Graduate/Professional Degree	48%	40%	23%

HOUSEHOLDS

Households (HH)	7,088	21,025	115,089
Average HH Size	1.9	1.9	2.1
Owner-occupied	44%	44%	33%
Renter-occupied	56%	56%	67%
Median HH Value	\$723,796	\$600,726	\$384,716

INCOME

Average HH	\$144,542	\$129,760	\$87,160
Median HH	\$107,250	\$95,938	\$54,024
HH Income < \$50k	21%	27%	47%
HH Income \$50-75k	13%	13%	14%
HH Income \$75k+	66%	60%	39%
Median HH Disposable	\$76,573	\$66,923	\$41,877

AGE

Age < 20	13%	14%	21%
Age 20-34	36%	35%	32%
Age 35-64	39%	40%	37%
Age 65+	12%	11%	10%
Median Age (years)	35.3	35.1	33.8

CONSUMER EXPENDITURES (\$ thousands)

Apparel	\$23,382	\$62,708	\$235,429
Computers & Accessories	\$3,850	\$10,395	\$37,231
Entertainment & Recreation	\$46,251	\$122,898	\$453,458
· Pets	\$7,767	\$20,727	\$76,795
· Television, Radio & Sound	\$17,687	\$47,881	\$186,088
Food at Home	\$69,828	\$189,639	\$728,546
Food away from Home	\$48,706	\$131,254	\$478,606
Home Improvement	\$23,681	\$58,858	\$210,110
Household Furnishings	\$14,571	\$38,785	\$143,076
Personal Care	\$6,346	\$17,281	\$62,678
Vehicle Maint. & Repair	\$14,809	\$39,780	\$147,312

Source: ESRI, 2013 Estimates & Projections
 2. MRIS (2013), courtesy of Kevin J. Wood, Realtor
 3. Stations within a half-mile of Pennsylvania & 8th Streets

METRO RAIL EXITS

(Avg. weekday / Avg. weekend)

6,229/7,955 Eastern Market

3,379/2,766 Potomac Avenue

32,237/16,067 Union Station

WALK SCORE

85 Very Walkable

CONTACT

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