

1010 WATERGATE SOUTH

OFFERED AT \$839,000 INCLUDING PARKING



BRIGHT TWO-BEDROOM, 46-FT BALCONY WITH VIEW OF THE POTOMAC RIVER & SUNSETS

- Light-filled 1,338 square foot interior
- 2 bedrooms, 2 full baths
- Wide balcony & floor-to-ceiling windows along the perimeter
- Beautiful Key Bridge river view and breathtaking sunsets from the expansive 46-ft balcony
- Contemporary partially open kitchen with white cabinetry, glass display shelving, and breakfast bar
- Spacious open living room and dining area with entry onto the balcony—perfect for indoor/outdoor living
- Oak parquet floors throughout
- Travertine marble entry foyer
- Large bedrooms with walk-in closets and entry onto the balcony
- Master bath features tile surround with accent detailing and wood vanity
- Second full bath with farmhouse style fixtures and travertine marble countertop
- Excellent closet space throughout, including two walk-in closets, plus additional storage room

GARAGE SPACE #138 INCLUDED!

The Watergate—Full Service, All-Inclusive Fee MONTHLY COOP FEE: \$2,612.11

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

MONTHLY MORTGAGE PAYMENT: \$45.95

Underlying mortgage approx. balance: \$4,000



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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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#1 IN SALES, WASHINGTON, DC

WINSTON REAL ESTATE
Over 50 Years of Real Estate Experience

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



WATERGATE SOUTH LOBBY

