



ULI Washington

# 2020 Trends Awards Winners

Excellence in Office  
Development

## PROJECT TEAM

**Developer:** Brookfield Properties and Douglas Development

**Architect:** Shalom Baranes Associates

**Construction Contractor:** DAVIS Construction

**Structural Engineer:** KCE

**Other Partner:** CBRE Group

## 655 New York Avenue

655 New York Avenue developed by Brookfield Properties in partnership with Douglas Development brings forth the finest elements of urban office development. The project evolved with the assemblage of 19 historic structures, which were woven seamlessly into the new contemporary, glass office tower behind. Several of the structures were placed on stilts and physically moved within the site. The resulting building, designed by Shalom Baranes Associates, is an 11-story, 768,000 SF Class A office building that is a remarkable feat of both engineering, historic preservation and modern design. The balance of varied materials— glass, aluminum, terracotta, and brick – accentuates the compatibility of historic and new construction. The building is a LEED Gold certified building featuring panoramic views of Washington, DC. Incorporating the hospitality trend into the office, there are many exclusive tenant amenities, in addition to 80,000 SF of restaurant and retail space that add a lively streetscape to Mount Vernon Triangle.



## 2020 Trends Awards Program

The ULI Washington Trends Awards reflect ULI's mission of providing leadership in the responsible use of land and in creating and sustaining thriving communities. The ULI Washington Trends Awards showcase private, public and nonprofit projects that embody the most innovative and creative thinking in real estate development in the Washington regional market. ULI Awards recognize all development aspects of a project: financing, design, project execution and market acceptance.