

\$799,900 - 45 Sutton Sq Sw #1110, WASHINGTON

MLS® #DCDC2191648

\$799,900

2 Bedroom, 1.00 Bathroom, 915 sqft

Residential on 0.00 Acres

SOUTHWEST WATERFRONT,
WASHINGTON, DC

Experience upscale waterfront living at VIO, where luxury meets lifestyle at The Wharf. This beautifully designed 2-bedroom, 1-bath residence spans 915 square feet and features high-end finishes throughout, including wide-plank hardwood flooring, soaring ceilings, and floor-to-ceiling windows that flood the space with natural light.

The open-concept kitchen showcases sleek Porcelanosa cabinetry, natural stone and quartz countertops, an island with bar seating, and premium Thermador and Bosch appliances. The bathroom is equally refined, with a Porcelanosa vanity, natural stone tile, and Kohler fixtures.

The primary suite stands out with stylish designer wallpaper and a statement light fixture, while the second bedroom offers flexibility for use as a guest room, home office, or additional living space. Added conveniences include in-unit laundry.

Vio residents enjoy access to top-tier amenities, including a heated saltwater infinity-edge pool overlooking the river, a fitness center with private training room, 24-hour concierge, fire pit, grilling area, and indoor/outdoor lounges. Additional perks include a dog-washing station, bike storage, electric car chargers, and extra storage.



Located in the heart of The Wharfâ€”D.C.’s premier waterfront destinationâ€”residents are just steps from award-winning restaurants, live music venues, shops, piers, and scenic walking paths. With water taxis, Metro access, and major highways nearby, city convenience meets tranquil riverfront living.

The seller is currently renting a garage parking spot, which can be transferred to the new buyer.

Built in 2017

Essential Information

MLS® #	DCDC2191648
Price	\$799,900
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	915
Acres	0.00
Year Built	2017
Type	Residential
Sub-Type	Condo, Unit/Flat/Apartment, Hi-Rise 9+ Floors
Style	Contemporary
Status	Active

Community Information

Address	45 Sutton Sq Sw #1110
Subdivision	SOUTHWEST WATERFRONT
City	WASHINGTON
County	WASHINGTON-DC
State	DC
Zip Code	20024

Amenities

Amenities	Pantry, Recessed Lighting, Sprinkler System, Upgraded Countertops, Walk-in Closet(s), Shades/Blinds, Wood Floors
-----------	--

View	Panoramic
Has Pool	Yes

Interior

Interior Features	Floor Plan-Open
Appliances	Built-In Range, Built-In Microwave, Dishwasher, Disposal, Oven/Range-Gas, Refrigerator, Ice maker, Stainless Steel Appliances, Washer, Dryer
Heating	Central
Cooling	Central A/C
# of Stories	1
Stories	1 Story

Exterior

Exterior	Brick and Siding, Combination, Concrete/Block
Exterior Features	BBQ Grill, Extensive Hardscape, Exterior Lighting

School Information

District	DISTRICT OF COLUMBIA PUBLIC SCHOOLS
----------	-------------------------------------

Additional Information

Date Listed	April 3rd, 2025
Days on Market	199
Zoning	RF

Listing Details

Listing Office	Real Broker, LLC
----------------	------------------

© 2025 BRIGHT, All Rights Reserved. Information deemed reliable but not guaranteed. The data relating to real estate for sale on this website appears in part through the BRIGHT Internet Data Exchange program, a voluntary cooperative exchange of property listing data between licensed real estate brokerage firms in which Compass participates, and is provided by BRIGHT through a licensing agreement. Real estate listings held by brokerage firms other than Compass. are marked with the IDX logo and detailed information about each listing includes the name of the listing broker. The information provided by this website is for the personal, non-commercial use of consumers and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Some properties which appear for sale on this website may no longer be available because they are under contract, have Closed or are no longer being offered for sale. Some real estate firms do not participate in IDX and their listings do not appear on this website. Some properties listed with participating firms do not appear on this website at the request of the seller. Listing information last updated on October 19th, 2025 at 12:30am EDT