

\$799,900 - 328 Kentucky Ave Se, WASHINGTON

MLS® #DCDC2215982

\$799,900

0 Bedroom, 0.50 Bathroom, 749 sqft

Residential on 0.01 Acres

CAPITOL HILL, WASHINGTON, DC

OWN A PIECE OF HISTORY!

Albert's Liquors has been a fixture in Capitol Hill for at least two decades. This art-deco structure on a scenic corner just across from Safeway and two blocks to the Potomac Ave Metro offers unparalleled visibility, lots of foot and car traffic, and opportunities for future development and expansion. A second and third story was approved with gorgeous architectural plans in 2019 and the project could easily be resumed (subject to current zoning and regulation, no guarantee is implied).

The property adjoins a triangular public planting area and is straddled by two major roads, each bringing traffic, visibility and customers!

The price includes a CLASS A liquor sales license and ALL EQUIPMENT including multiple refrigerators, Lottery and ATM machines, fixtures, security glass, cash registers and other electronics. Liquor inventory is extensive and can be purchased separately.

There is a small storage/cleaning area and a bathroom in the basement.

Whether you keep the property as a liquor store, or convert to a delightful cafe (imagine the patios on BOTH SIDES!), ice cream shop, sandwich shop, beauty parlor or something



different- or you go up a level or two and create rental or condo sales properties, you'll love this incredible opportunity in one of DC's favorite locations!

Built in 1927

Essential Information

MLS® #	DCDC2215982
Price	\$799,900
Bathrooms	0.50
Half Baths	1
Square Footage	749
Acres	0.01
Year Built	1927
Type	Residential
Sub-Type	Twin/Semi-Detached
Style	Art Deco
Status	Active

Community Information

Address	328 Kentucky Ave Se
Subdivision	CAPITOL HILL
City	WASHINGTON
County	WASHINGTON-DC
State	DC
Zip Code	20003

Amenities

Utilities	Electric Available, Natural Gas Available
View	Street, City

Interior

Heating	Radiator
Cooling	Wall Unit
Has Basement	Yes
Basement	Partial
# of Stories	1
Stories	1.5 Story

Exterior

Lot Description	Corner Lot, Adjoins - Public Land, Bcks-PrkInd
Foundation	Concrete Perimeter, Slab

School Information

District	DISTRICT OF COLUMBIA PUBLIC SCHOOLS
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Additional Information

Date Listed	August 18th, 2025
Days on Market	63
Zoning	RF-1

Listing Details

Listing Office	RLAH @properties
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