

\$535,000 - 385 O St Sw, WASHINGTON

MLS® #DCDC2220464

\$535,000

3 Bedroom, 2.00 Bathroom, 1,800 sqft
Residential on 0.00 Acres

RIVER PARK, WASHINGTON, DC

This beautifully maintained barrel-roof END UNIT townhome offers a three-level, three-bedroom + bonus room, and two-bath oasis in the celebrated River Park community of Southwest DC. Designed by Charles Goodman, the residence showcases his signature mid-century modern style while blending seamlessly with modern updates. Inside, the main level features an open and airy layout with expansive windows that fill the space with natural light. Well-kept wood floors flow throughout, creating warmth and continuity. The updated kitchen includes modern finishes and appliances, while both bathrooms have also been renovated with clean, contemporary design.

Upstairs, two spacious bedrooms provide comfort and flexibility with an abundance of natural light from the extra high barrel roof ceilings, while the lower level features a third bedroom plus a versatile bonus room “perfect for a den, home office, gym, or creative studio” along with additional storage. Step outside to your private backyard retreat, framed by lush greenery and multiple seating areas that make it easy to relax or entertain outdoors.

As a member of River Park, you™ll enjoy a host of amenities, including an outdoor pool, fitness center, playground, picnic areas, and 24/7 front desk services, all within an 11-acre gated community. The co-op structure simplifies ownership by covering most utilities and maintenance, combining the benefits of a



house with the convenience of condo living. Ideally located just blocks from The Wharf, Safeway, Waterfront Metro, Nationals Park, and Arena Stage, this home offers quick access to dining, entertainment, and major commuter routes.

A move-in ready end-unit home with updated finishes, generous light, and private outdoor space – this River Park townhome checks every box. Schedule a tour today!

BREAKDOWN OF MONTHLY FEES:

Seller's TOTAL monthly payment to River Park is \$3,374.03.

The breakdown is:

- The monthly co-op fee ("carrying charges") is \$1,692.27 / month. This covers taxes, heating, cooling, water (hot and cold), sewage, trash disposal, groundskeeping, and maintenance of the standard features of the unit. It does not include electricity for the unit.
- In addition to the regular monthly fees there is a special assessment charge which is \$1,295.76 / month.
- Underlying mortgage is \$201/month. The underlying mortgage will be paid off at the end of this year.
- The current fee for parking is \$185/month

Built in 1962

Essential Information

MLS® #	DCDC2220464
Price	\$535,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,800
Acres	0.00
Year Built	1962
Type	Residential
Sub-Type	End of Row/Townhouse

Style	Art Deco, Mid-Century Modern
Status	Active

Community Information

Address	385 O St Sw
Subdivision	RIVER PARK
City	WASHINGTON
County	WASHINGTON-DC
State	DC
Zip Code	20024

Amenities

Amenities	CeilingFan(s)
Parking Spaces	1
Parking	Assigned, Fenced, Lighted Parking, On-site Prk/Rent
Has Pool	Yes

Interior

Appliances	Built-In Range, Dishwasher, Disposal, Dryer-front loading, Energy Star Appliances, Microwave, Stainless Steel Appliances, Washer-front loading
Heating	Central
Cooling	Central A/C
Has Basement	Yes
Basement	Windows, Walkout Level, Fully Finished, Full, Daylight, Full
# of Stories	3
Stories	3

Exterior

Exterior	Brick and Siding
Exterior Features	Tennis Court(s), Balcony, Patio
Foundation	Permanent

School Information

District	DISTRICT OF COLUMBIA PUBLIC SCHOOLS
Elementary	AMIDON-BOWEN
Middle	JEFFERSON MIDDLE SCHOOL ACADEMY
High	WILSON SENIOR

Additional Information

Date Listed	September 3rd, 2025
Days on Market	46
Zoning	RESIDENTIAL

Listing Details

Listing Office	RLAH @properties
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