

# \$850,000 - 31 Florida Ave Ne, WASHINGTON

MLS® #DCDC2222158

**\$850,000**

4 Bedroom, 3.00 Bathroom, 2,600 sqft

Residential on 0.02 Acres

TRUXTON CIRCLE, WASHINGTON, DC

Just steps from the Metro, this 4-level, 2,600 sq ft townhouse offers the perfect blend of historic character and modern updates. With 4 bedrooms, 2 full baths, and 2 half baths, this home provides generous space in a highly sought-after location.

Inside, youâ€™ll find exposed brick accents, warm wood flooring, and a traditional, well-defined layout that balances charm with functionality. The renovated kitchen features quartz countertops, stainless steel appliances, and gas cooking. Spacious bedrooms and ample closets ensure comfort, while a full-size laundry room adds everyday convenience.

Added bonus this property is in D-5 zoning for flexible commercial use!

The large lower level, with its own entrance, provides flexible living space for a recreation room, home office, gym, or media room.

Outdoors, enjoy ample, beautifully shaded private space ideal for relaxing or entertaining.

With a Walk Score of 95, this home delivers unbeatable access to Metro, top-rated restaurants, bars, and retailâ€”making it one of the most convenient spots in DC.

Built in 1905

## Essential Information



|                |                        |
|----------------|------------------------|
| MLS® #         | DCDC2222158            |
| Price          | \$850,000              |
| Bedrooms       | 4                      |
| Bathrooms      | 3.00                   |
| Full Baths     | 2                      |
| Half Baths     | 2                      |
| Square Footage | 2,600                  |
| Acres          | 0.02                   |
| Year Built     | 1905                   |
| Type           | Residential            |
| Sub-Type       | Interior Row/Townhouse |
| Style          | Federal                |
| Status         | Active                 |

### Community Information

|             |                   |
|-------------|-------------------|
| Address     | 31 Florida Ave Ne |
| Subdivision | TRUXTON CIRCLE    |
| City        | WASHINGTON        |
| County      | WASHINGTON-DC     |
| State       | DC                |
| Zip Code    | 20002             |

### Interior

|              |                                |
|--------------|--------------------------------|
| Heating      | Heat Pump(s)                   |
| Cooling      | Central A/C                    |
| Has Basement | Yes                            |
| Basement     | Fully Finished, Walkout Stairs |
| # of Stories | 4                              |
| Stories      | 4                              |

### Exterior

|            |                  |
|------------|------------------|
| Exterior   | Brick and Siding |
| Foundation | Block            |

### School Information

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

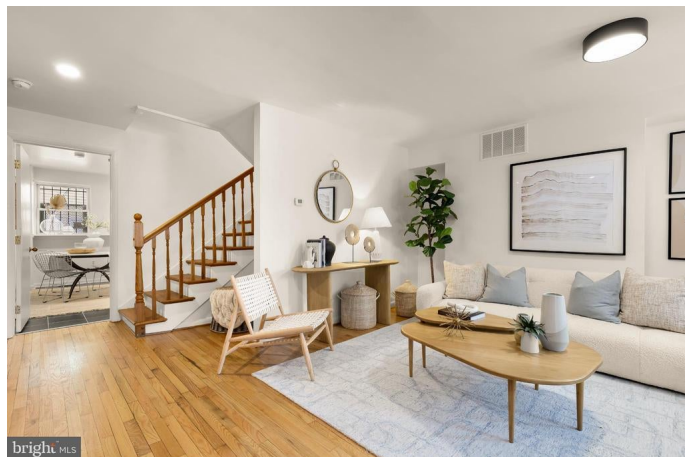
### Additional Information

|             |                      |
|-------------|----------------------|
| Date Listed | September 11th, 2025 |
|-------------|----------------------|

Days on Market 39  
Zoning D-5

## Listing Details

Listing Office McWilliams/Ballard Inc.



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