

# Rock Creek Property Group Building 23 Condos Next To The Apollo On H Street

June 5, 2018 | Jon Banister, Bisnow Washington, D.C. (<https://www.bisnow.com/author/jon-banister-59843>) (<mailto:jon.banister@bisnow.com>)



Condo buyers looking at D.C.'s H Street (<https://www.bisnow.com/tags/h-street>) corridor will soon have the option of living in between a Whole Foods (<https://www.bisnow.com/tags/whole-foods>) and a WeWork (<https://www.bisnow.com/tags/wework>).

Rock Creek Property Group (<https://www.bisnow.com/tags/rock-creek-property-group>) and Cornerstone Development Group recently began construction on a 23-unit condo building at 646-654 H St. NE. Urban Pace (<https://www.bisnow.com/tags/urban-pace>) is managing the sales of the project, branded as Seven|H.

The six-story project, on the corner of H and Seventh streets NE, will also have 14K SF of commercial space with ground-floor retail and retail or office space on the second level. The developers demolished the two-story commercial buildings previously on the site, which once housed an Inspire BBQ, District Vape, Lee's Beauty Salon and a frame shop, but they did retain the historic facades.

The condo development sits next to The Apollo (<https://www.bisnow.com/washington-dc/news/multifamily/inside-the-apollo-h-streets-new-432-unit-apartment-building-68234>), a 431-unit apartment building Insight Property Group (<https://www.bisnow.com/tags/insight-property-group>) delivered in late 2017 that features Whole Foods Market, coffee shop The Wydown, bike shop The Daily Rider and Solid State Books on the ground floor. On the Seventh Street side, WeWork opened (<https://www.bisnow.com/washington-dc/news/office/wework-opening-new-location-in-h-streets-apollo-building-73908>) a 32K SF build-to-suit coworking space last summer.

The condos range from one bedroom and one bath to two bedroom and two and a half bathrooms. The units will have nine-foot ceilings, designer



tile, hardwood flooring, quartz countertops and European-style cabinetry. Penthouse units will feature private rooftop terraces, and some units will have balconies. The one bedrooms will begin in the low \$400K range, the two bedrooms in the mid-\$600K range and the penthouses in the mid-\$800K range.

“Seven|H will redefine the H Street Corridor as we know it today,” Urban Pace Chief Operating Officer Matt Dewey said in a release. “When the project delivers, it will offer a level of luxury that buyers in this neighborhood have been seeking, while enhancing the community’s fantastic amenities and boosting them with new retail and residences.”

Sales will begin in the fall and the project is scheduled to deliver in mid-2019. UrbanPace is also managing sales (<https://www.bisnow.com/washington-dc/news/mixed-use/h-street-pitches-major-hechinger-mall-development-as-activity-moves-down-corridor-77921>) of The Constellation, a 28-unit condo building at 1402 H St. NE that delivered in October, and it previously sold the units at The Maryland, an 84-unit condo building one block south of H Street.

Contact Jon Banister at [jon.banister@bisnow.com](mailto:jon.banister@bisnow.com)  
(<mailto:jon.banister@bisnow.com>)

See Also: WeWork Has Officially Pulled The Plug On WeLive (</national/news/multifamily/wework-has-officially-pulled-the-plug-on-welive-109630>)

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