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## **\$30 million** Woodley-Wardman Condominium Project Complete

*Now showcasing final phase including Tower Flats and Luxury Penthouse Residences*

**Editor's Note:** Media are invited to attend a March 21, 2012 open house or to schedule a private tour and interview with the developer, designers and architects.

**(Washington, DC)**—After eight years of assemblage, entitlement, financing and construction, the [Woodley-Wardman Condominium](#) penthouses are now complete. **The overall project is 85% sold, with only 3 flats and 4 penthouses left available.**

“We started Woodley-Wardman before the real estate downturn. The project has demonstrated enormous resilience, particularly when we were the only shovel in the ground in 2009,” explains Julio Murillo, Managing Member, MMg, the developer. “We weathered that storm, plus the “Snowmageddon” and we are positively thrilled with the project outcome. And with a very limited condo inventory in the District, we are pleased to be able to offer the final phase of the Woodley-Wardman to Spring buyers.”

The Woodley- Wardman is a boutique 39-unit condominium consisting of the restoration and renovation of four historic rowhouses facing Connecticut Avenue and the addition of a new seven-story structure in the rear portion of the lots that includes an underground parking garage as well as exterior deeded parking spaces. The building features a public courtyard and Zen garden, private balconies and terraces, concierge services, and a superb location.

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The luxury penthouse residences, now being offered through Sotheby's International, are the crown jewels of the project. Designed by Carina Lopez, design director for (MMg) and Georgetown architect Christian Zapatka, premium penthouse residences features custom interior stair cases and wide oak plank floors, gourmet kitchens with 3" stone counter tops and backsplashes and 36" side-by-side Sub-Zero appliances. Baths are finished with marble vanity tops among other quality upgrades such as dual flush Toto® toilets wall sconces and Kohler® Purist plumbing fixtures.

"Through the use of signature color selections, sumptuous entryway designs and glamorous, unexpected and unique details, the Penthouse Residences offer grand living spaces with sweeping views of the Washington skyline, " says Zapatka, AIA.

To visit the Penthouse Residences, contact Dave Desantis at 202-438-1542. To tour the Tower Flats, call Urban Pace at 202-580-6002.

[The Murillo/Malnati Group](#) was established in 2001 when recognized leaders from the industry subfields of real estate and construction joined forces to integrate their respective areas of expertise. Backed by 25 years of real estate development and management experience and over \$100M of delivered projects, MMG is a boutique full-service real estate company vertically integrating industry talent in the fields of design, finance, development, construction and asset management.

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Since its inception, MMg has developed more than 40 projects across the District in neighborhoods such as Dupont Circle, Logan Circle, Woodley Park, Columbia Heights, Mount Vernon Square, Georgetown, Capitol Hill, LeDroit Park and Brookland among others.