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**THE TOWNHOMES AT BUCHANAN PARK ON CAPITOL HILL SELLS OUT FIRST PHASE;
BUCHANAN SCHOOL CONDOS 75% SOLD**
***FCP, Insight Property Group and Ditto Development Tap Strong Demand for Unique New Luxury
Townhomes and Condos at Historic Buchanan School***

Chevy Chase, MD, February 22, 2018 – FCPSM and Insight Property Group (Insight) have sold out the first phase of the 32 homes that make up The Townhomes at Buchanan Park, tapping into strong demand for new and unique homes in one of Washington, DC’s most iconic neighborhoods. The first 11 homes delivered in June of 2017 have been sold. Another 12 homes were released for sale in the fall of 2017 and are now 75% sold. The last 9 homes of the initial phase will be released for sale next month and will be delivered in April 2018 with an average listed price of \$1.35 million. The 3 and 4-bedroom townhomes feature all brick exteriors, high ceilings, oversized windows, rooftop terraces, Juliet balconies, Bosch® appliances, designer finishes and an attached garage.



A final phase of nine townhomes called The Founders’ Collection at Buchanan Park, will be released for sale next month and deliver in July 2018. These larger four bedroom, four and a half bath homes will feature ten-foot ceilings, elevator, fireplace, Bertazzoni appliances, sand-in-place white oak floors, a rooftop terrace, laundry room, mudroom, French doors opening onto bluestone patios and backyards, and dedicated parking. Pricing will begin at \$1.875 million.

Buchanan Park is a luxurious, distinctive community on Capitol Hill that includes 41 townhomes and 41 recently delivered condominiums in the renovated historic Buchanan School building at the heart of the community. The Buchanan School condominiums are now 75% sold and were built by Ditto Residential.

The master planned community, located at 13th & D Streets SE, sits on the grounds of the former Buchanan School and honors the historic fabric of Capitol Hill by seamlessly blending the old and new. Public green spaces welcome surrounding neighbors and link Buchanan Park to the thriving Hill East community. The Central Green features a generous lawn area for picnics, children’s play, evening strolls and benches perfect for unwinding. Guetler Way pays homage to the original alley, Guetler Court, that existed onsite during the late 19th and early 20th centuries, as well as the myriad alley spaces found on Capitol Hill. It entices and delights neighbors with flower boxes, plantings, distinctive lighting and refined brick and cobblestone paving.

Residents of Buchanan Park enjoy one of the most convenient and cherished locations in Washington, DC, just several blocks from the Eastern Market and the Potomac Avenue Metro stations and steps from the retail and restaurants of Barrack’s Row and Capitol Hill. Conveniences are at the doorstep of the community with grocery stores, Frager’s Hardware, the newly renovated Watkins School, and coffee shops all within a short stroll. One mile to the south – walking past Barrack’s Row and the beautiful Marine Barracks grounds or a quick Uber ride – are Nationals Park and the waterfront entertainment areas.

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In addition, this quadrant of Capitol Hill neighborhood is seeing significant growth and investment. Several new residential projects are occurring within a block and a half of Buchanan Park, including Insight's development of the 145-unit boutique Lockwood Apartments, the redevelopment of the Safeway into apartments and a new Safeway grocery store, Ditto/OPaL's Watkin's Alley 44-unit condominium project, the Fragers Hardware redevelopment, a condo project on the former Frager's Garden Center site, and a residential mixed use project with exciting new retail at 1401 Pennsylvania Avenue.

The Buchanan Park team includes award-winning local firms FCP and Insight (owners and developers), Maurice Walters (architect), Parker Rodriguez (planning and urban design), ADG (interior design) and McWilliams Ballard (sales). Contact the sales team of Craig Souza and David Klimas at McWilliams Ballard at [202-750-5949](tel:202-750-5949) or email to dklimas@mcwilliamsballard.com. Visit www.buchananparkdc.com for more information on the community.

About FCP

FCPSM is a privately held real estate investment company that has invested in or financed more than \$6 billion in assets since its founding in 1999. FCP invests directly and with operating partners in commercial and residential assets. The firm makes equity and mezzanine investments in income producing and development properties. Based in Chevy Chase, MD, FCP invests both its commingled, discretionary funds and separate accounts targeted at major real estate markets in the United States. For further information on FCP, please visit www.fcfdc.com.

About Insight Property Group

Founded by longtime multifamily industry veterans Richard Hausler and Michael Blum, Insight Property Group acquires, repositions, and develops well-located apartments and mixed-use real estate in the Washington, D.C. metropolitan region. The principals have over 70 years of experience in the area real estate industry. For more information, visit: www.insightpropertygroupllc.com.

About Ditto Residential

Based in Washington, DC, Ditto Residential is a leading real estate development firm focused on high quality, design-driven development. Started in 2008, the company's current pipeline includes 334,000 square feet and 250 units of new development in some of the city's most dynamic neighborhoods. More information can be found by visiting the company's website: www.dittodc.com

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