

Washington-Arlington-Alexandria, DC-VA-MD-WV

Washington, DC is your starting point. Your ZipInform.com report by StateMatcher.com covers the broader metro and its local composition so you can compare communities, school districts, housing trends, and other buyer-relevant conditions in context.

STARTING PLACE

Washington, DC · 20008

JURISDICTION

District of Columbia

METRO

Washington-Arlington-Alexandria, DC-VA-MD-WV

About the area: Some facts are most reliable at the Census ZIP-code area, school-district, city, county or county-equivalent, or metro level. Each section tells you which geography its numbers describe.

Washington / DC

20008 ZCTA compared with Washington-Arlington-Alexandria, DC-VA-MD-WV

20008 ZCTA compared with the U.S.

Washington

AREA AT A GLANCE

Your starting area compared with the broader market

20008 Census ZIP area

This first snapshot shows how the starting ZIP-like Census area compares with the broader surrounding market, so you can see whether this part of the area is relatively more or less expensive and what its housing pattern looks like.

POPULATION

29,434

Residents in the Census ZIP-code area that represents 20008.

TYPICAL OWNER-OCCUPIED HOME VALUE

\$965,100

Home value is 66.4% higher than the broader metro area.

TYPICAL GROSS RENT

\$2,206 / month

Rent is 8.8% higher than the broader metro area.

BEFORE THE MAP

Use the ZIP shape as an orientation tool

The next page maps ZIP 20008 using Census ZCTA geography so you can see the area itself, not just its ZIP name. The goal is practical orientation: understand the shape, the local setting, and the visible features that help explain its edges.

LOCAL FRAME

Washington, DC · District of Columbia

HOW TO READ THE EDGES

Roads and other visible features are used as approximate anchors. Phrases such as “largely follows” describe orientation, not a surveyed legal boundary.

FOR A SERIOUS ADDRESS

Verify the exact municipality, school assignment, parcel record, access, and property-specific risks separately before relying on an area-level description.

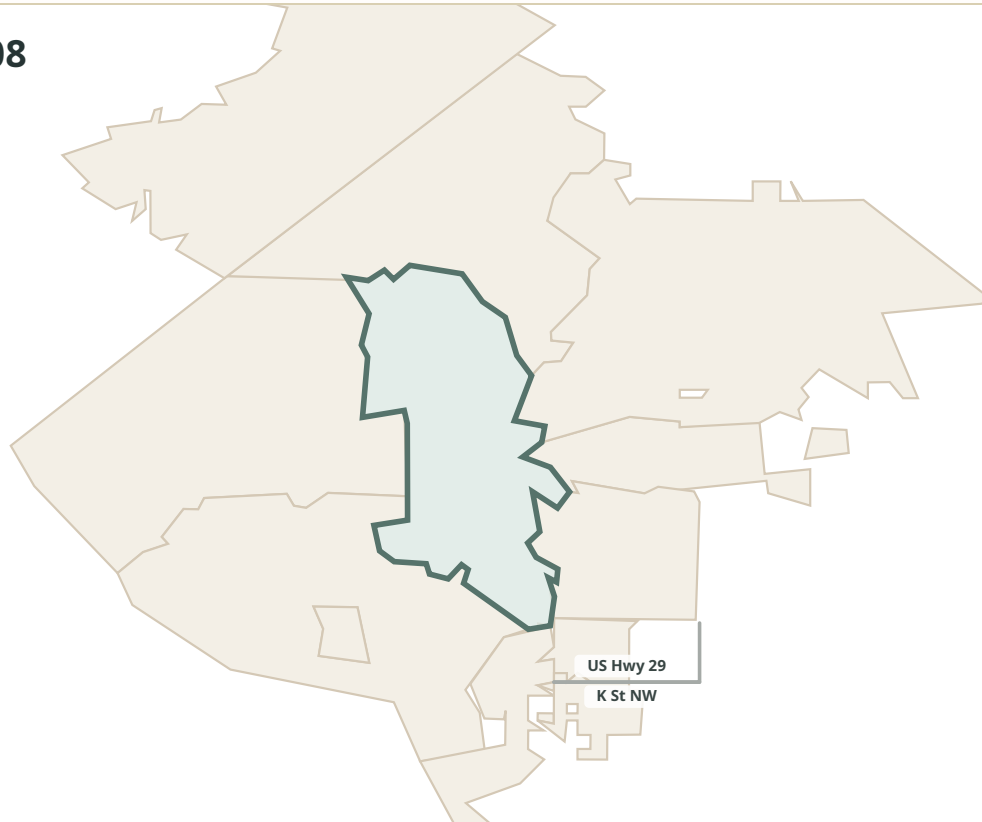
ZIP AREA MAP

Where ZIP 20008 sits in Washington

Local ZIP orientation

The highlighted shape shows the ZIP area itself. Nearby ZIP areas are drawn lightly, while selected roadways help anchor the ZIP to recognizable local geography.

ZIP 20008



WHY THIS MATTERS

ZIP names are familiar, but their footprints often are not. The highlighted Census ZIP area and local roadway anchors make the area easier to recognize on the ground.

BOUNDARY ANCHORS

North: largely follows Broad Branch Rd NW

East: largely follows Beach Dr NW

South: largely follows Rock Crk and Potomac Pkwy NW

West: largely follows 34th St NW

These are approximate orientation cues derived from Census ZCTA and TIGER/Line geometry, not a legal or survey description.

U.S. Census Bureau · 2020 Census Cartographic Boundary File — ZIP Code Tabulation Areas (ZCTAs), 1:500,000. The mapped ZIP area uses the U.S. Census Bureau ZIP Code Tabulation Area (ZCTA), a statistical approximation of the ZIP-code area rather than a USPS delivery boundary. Roadway anchors use U.S. Census Bureau 2025 TIGER/Line road geometry.

NEIGHBORHOODS & NEARBY COMMUNITIES

Names you will see while looking at homes

Washington, DC

ZIP 20008 sits in upper Northwest DC along the Connecticut Avenue Red Line corridor, with Rock Creek Park shaping the eastern edge and Wisconsin Avenue/Tenleytown nearby to the west. The most useful local names are Cleveland Park, North Cleveland Park/Van Ness, Forest Hills, and Woodley Park, with Cathedral Heights and Tenleytown helping explain adjacent listing labels.

Click a representative ZIP if you want to examine that area more closely.

WHAT THIS LOCAL MAP MEANS FOR A HOME SEARCH

20008 is a Connecticut Avenue–anchored market where Red Line convenience, older architecture, leafy streets, and park access sit very close together.

Cleveland Park and Van Ness feel transit-oriented near the corridor, while Forest Hills and park-edge blocks turn quieter, hillier, and more residential quickly.

Address-level differences matter a lot here.

How to use this: The next page separates the local picture into green lights, watchpoints, and tradeoffs so you can quickly distinguish features worth seeking out from conditions that deserve an address-level check. Use these as a screening guide, then verify the particular block, property, and route that matter to you.

GREEN LIGHTS

Red Line access is unusually strong at Van Ness-UDC, Cleveland Park, and Woodley Park stations.

Rock Creek Park, Soapstone Valley, and the National Zoo add major green-space value nearby.

Inventory ranges from condos and co-ops to rowhouses and substantial detached homes.

Everyday errands can be very walkable near Connecticut Avenue grocery, pharmacy, dining, and library clusters.

WATCHPOINTS

Hillier side streets can make short map distances feel longer on foot.

Blocks close to Connecticut Avenue may carry traffic, bus, or commercial activity noise.

Deeper Forest Hills and park-edge addresses may require more driving for errands.

Parking rules, building policies, and station entrance distance should be verified for each listing.

TRADEOFFS

Van Ness offers practical transit and apartment supply, with a more corridor-oriented feel.

Cleveland Park balances historic character and Metro access, often with premiums for trees and proximity.

Forest Hills brings wooded calm and larger homes, while reducing walkability on deeper blocks.

LOCAL ACCESS AT A GLANCE

ZIP 20008 access is strongest along Connecticut Avenue, with quieter hill and park-edge blocks becoming more car- or bus-dependent.

TRANSIT

Inside the ZIP, Red Line access clusters at Van Ness-UDC, Cleveland Park, and Woodley Park-Zoo/Adams Morgan stations.

ROADS

Connecticut Avenue is the main north-south spine, while Wisconsin Avenue, Massachusetts Avenue, Porter Street, and Rock Creek Parkway shape cross-town access.

EVERYDAY PLACES

Groceries, restaurants, schools, UDC, the National Zoo, Rock Creek Park, and library or pharmacy trips vary sharply by hill and corridor proximity.

CHECK BEFORE RELYING ON IT

At address level, verify walking grade, station entrance distance, parking rules, and whether Connecticut Avenue traffic or bus noise affects the block.

NEIGHBORHOOD · STARTING-AREA ANCHOR

Cleveland Park

Representative ZIPs: 20008, 20016

Where it sits: A core 20008 neighborhood centered on Connecticut Avenue just south of Van Ness.

Leafy and established, Cleveland Park mixes large detached houses, rowhouses, co-ops, and apartment buildings on hilly side streets around a compact Connecticut Avenue spine. Its character comes from older architecture, small storefront clusters, proximity to Rock Creek Park, and recognizable anchors like the historic commercial strip and Metro station.

Getting around: Cleveland Park is inside 20008 and highly anchored by the Red Line station on Connecticut Avenue, with restaurants, groceries, library access, and bus service nearby; side streets quickly become quieter, hillier, and more residential.

When browsing homes: Expect varied inventory: single-family homes off the avenue, condos and co-ops near transit, and premiums for historic feel, trees, and park access.

NEIGHBORHOOD · STARTING-AREA ANCHOR

North Cleveland Park / Van Ness

Where it sits: Directly tied to the northern part of 20008 around Van Ness-UDC and Connecticut Avenue.

North Cleveland Park and Van Ness feel more apartment-oriented along Connecticut Avenue, with mid- and high-rise buildings, institutional campuses, and everyday retail near the Metro. Away from the avenue, quieter residential blocks add detached homes and small multifamily buildings, with a practical, transit-focused development pattern.

Getting around: North Cleveland Park and Van Ness are inside the ZIP's northern core, centered on Van Ness-UDC Metro, Connecticut Avenue buses, UDC, Giant, pharmacies, and apartment corridors; detached-home blocks east and west require longer walks.

When browsing homes: Home searches often center on condo and co-op buildings near Van Ness-UDC, with some detached homes on calmer blocks farther from Connecticut Avenue.

NEIGHBORHOOD · STARTING-AREA ANCHOR

Forest Hills

Representative ZIP: 20008

Where it sits: Immediately north and east of Van Ness, also within the broader 20008 home-search area.

Forest Hills is quiet, wooded, and residential, with winding streets, embassies and institutions nearby, and a strong park-edge feel around Soapstone Valley and Rock Creek Park access. Housing skews toward detached homes, larger lots, and some apartment or condo buildings closer to Connecticut Avenue and Van Ness.

Getting around: Forest Hills sits inside 20008 just east and north of Van Ness, with practical access strongest near Connecticut Avenue and Van Ness-UDC; deeper leafy blocks feel quieter but can mean hillier walks and more driving.

When browsing homes: Buyers often compare spacious single-family homes, leafy lots, and park proximity, while condo options appear mainly near the Connecticut Avenue edge.

NEIGHBORHOOD

Woodley Park

Representative ZIP: 20008

Where it sits: South of Cleveland Park along Connecticut Avenue, near Rock Creek Park and the National Zoo.

Woodley Park combines apartment houses, rowhouses, and larger homes on sloping streets between Connecticut Avenue and Rock Creek Park. The commercial corridor is compact but busy, shaped by hotels, restaurants, Metro access, and the National Zoo, while side streets quickly become quieter and more residential.

Getting around: Woodley Park is partly within the 20008 search area south of Cleveland Park, with Red Line service, Connecticut Avenue dining, Rock Creek Park, and Zoo access; addresses nearer Calvert or park edges may involve slopes and traffic.

When browsing homes: Searches commonly weigh transit convenience, zoo and park proximity, older condo buildings, rowhouses, and homes on quieter blocks off Connecticut Avenue.

NEIGHBORHOOD

Cathedral Heights

Representative ZIPs: 20016, 20007

Where it sits: West-southwest of Cleveland Park, often relevant near Wisconsin Avenue and Massachusetts Avenue listings.

Cathedral Heights has a quieter, elevated feel, with large apartment and condo buildings along major avenues and detached or semi-detached homes on greener side streets. The National Cathedral is the defining landmark, while Wisconsin and Massachusetts avenues provide a more dispersed, less continuous commercial pattern.

Getting around: Cathedral Heights is nearby rather than central to 20008, generally oriented to Wisconsin and Massachusetts avenues, buses, schools, and neighborhood retail; it lacks its own Metro stop, so many errands and commutes lean car or bus.

When browsing homes: Inventory often includes sizable condos in established buildings, plus houses on residential streets; buyers trade Red Line access for space, views, and calm.

DISTRICT

Tenleytown

Representative ZIP: 20016

Where it sits: Northwest of the anchor area along Wisconsin Avenue and another Red Line stop.

Tenleytown is a practical, transit-served district centered on Wisconsin Avenue, with a mix of retail, schools, offices, apartments, condos, and nearby detached homes. The terrain is high and somewhat open, and the development pattern becomes increasingly residential within a few blocks of the main corridor.

Getting around: Tenleytown is a useful nearby comparison northwest of 20008, centered on Tenleytown-AU Metro, Wisconsin Avenue buses, Target, Whole Foods, schools, and AU access; it often feels more Wisconsin-corridor focused than Connecticut-corridor Cleveland Park.

When browsing homes: Home searches balance Metro convenience, Wisconsin Avenue amenities, condo supply near the station, and single-family options on surrounding residential blocks.

This local-place overview was researched from current web sources and is meant as orientation, not an official statement of neighborhood boundaries. 30 sources were retained for verification.

Neighborhood-name foundation: SimpleMaps U.S. Neighborhoods Database (CC BY 4.0). Current-source research adds local buyer-oriented context.

RESIDENT & NEIGHBORHOOD PROFILE

A quick read on the local household profile

20008 Census ZIP area metro

These neutral, area-level measures help explain the local rhythm and housing pattern without turning protected-class information into a neighborhood score.

MEDIAN AGE

39.2 years

Half of residents are younger than this age and half are older.

3% older than metro average · metro: 38.0 years

MEDIAN HOUSEHOLD INCOME

\$125,212

The midpoint of household incomes in the Census ZIP area.

1% lower than metro average · metro: \$126,684

BACHELOR'S DEGREE OR HIGHER

90.4%

Share of adults age 25+ with at least a bachelor's degree.

66% higher than metro average · metro: 54.4%

OWNER OCCUPANCY

36.4%

Share of occupied homes that are owner-occupied rather than rented.

43% lower than metro average · metro: 63.7%

RESIDENTIAL STABILITY

61.8%

Share of occupied homes where the current householder moved in 5 or more years ago.

15% lower than metro average · metro: 72.6%

AVERAGE HOUSEHOLD SIZE

1.74 people

Average number of people per occupied housing unit.

34% smaller than metro average · metro: 2.62 people

ZipInform uses neutral, area-level socioeconomic and housing measures here. It does not use race, ethnicity, religion, disability, sex, familial status, or other protected-class information to score neighborhood desirability or buyer fit. These figures describe the Census ZIP Code Tabulation Area (ZCTA), not every individual household or resident.

Public school performance

DC

Where district-level academic results are available, they provide useful broader-area context. The comparison districts shown here are not a statement that they serve the starting ZIP or a particular address. Performance can vary across the comparison set; verify the exact district and school assignment before making an offer on a home or placing a deposit on a rental.

BROADER-AREA COMPARISON DISTRICT

District of Columbia Public Schools

No meaningful statewide district comparison is shown because this jurisdiction has only one regular public school district in the comparison set.

Why there is no single broader-area rank: A reliable cross-state metro district ranking is not shown because school testing systems differ by state and are not directly comparable.

Verify schools for the exact address:

A single ZIP code can be served by more than one public school district, and attendance boundaries can change from one school year to the next. ZIP codes are not school-attendance boundaries.

We have provided the materially relevant district-service patterns that may serve addresses in this ZIP code, but you must look up the exact district and individual schools that serve the particular address for the grade levels relevant to your household for the upcoming school year, shortly before that school year begins.

ZipInform uses materially overlapping Census school-district boundary geography to identify these service patterns. Separate elementary and high-school districts are grouped together when their boundaries overlap the same part of the ZIP.

ZipInform shows the materially supported service patterns for this ZIP and does not add patterns merely to reach a quota. Split-grade patterns may contain separate official elementary and high-school lookup links because both districts serve the same addresses at different grade levels.

1. Unified district pattern

This boundary pattern covers about 100.0% of the ZCTA's land area. Land share is not a population or household estimate.

Unified · grades PK–12

DC Public Schools

enrolldcps.dc.gov/node/41

Strong-performing public schools near the starting ZIP

This is school-level evidence, not district-level evidence. These schools rise on the available Urban Institute Education Data Portal / EDFacts outcomes among comparable public schools in the same state and broad grade band. State tests differ, so ZipInform does not rank a Maryland school directly against a Virginia or DC school. A high-performing nearby school is also not proof that a particular home is assigned to it.

STRONG-PERFORMING PUBLIC SCHOOL NEARBY

Janney ES

Grades: PK–05

District: District of Columbia Public Schools

Approx. distance: 1.4 mi

School performance: Very strong school academic performance · Better than about 100% of comparable public schools statewide

Performance basis: Math/reading assessment performance · latest usable year 2018

STRONG-PERFORMING PUBLIC SCHOOL NEARBY

Deal MS

Grades: 06–08

District: District of Columbia Public Schools

Approx. distance: 1.4 mi

School performance: Very strong school academic performance · Better than about 100% of comparable public schools statewide

Performance basis: Math/reading assessment performance · latest usable year 2018

STRONG-PERFORMING PUBLIC SCHOOL NEARBY

McKinley Technology HS

Grades: 09–12

District: District of Columbia Public Schools

Approx. distance: 3.3 mi

School performance: Very strong school academic performance · Better than about 100% of comparable public schools statewide

Performance basis: Graduation-rate performance · latest usable year 2018

STRONG-PERFORMING PUBLIC SCHOOL NEARBY

Stoddert ES

Grades: PK–05

District: District of Columbia Public Schools

Approx. distance: 1.4 mi

School performance: Very strong school academic performance · Better than about 99% of comparable public schools statewide

Performance basis: Math/reading assessment performance · latest usable year 2018

STRONG-PERFORMING PUBLIC CHARTER SCHOOL NEARBY

BASIS DC PCS

Grades: 05–12 **District:** BASIS DC PCS

Approx. distance: 3.4 mi

School performance: Very strong school academic performance · Better than about 98% of comparable public schools statewide

Performance basis: Math/reading assessment performance · latest usable year 2018

STRONG-PERFORMING PUBLIC SCHOOL NEARBY

Ross ES

Grades: PK–05

District: District of Columbia Public Schools

Approx. distance: 2.0 mi

School performance: Very strong school academic performance · Better than about 98% of comparable public schools statewide

Performance basis: Math/reading assessment performance · latest usable year 2018

Nearby local public schools

Why this list is different: This list is about proximity and the actual schools physically in or near the starting ZIP. When school-level academic evidence is available, it is shown on the school itself. You must verify the exact school district and individual schools that serve the specific address of the home you are considering.

LOCAL PUBLIC SCHOOL · IN THE STARTING ZIP

Eaton ES

Grades: PK–05

District: District of Columbia Public Schools

Approx. distance: 0.4 mi

School performance: Very strong school academic performance · Better than about 93% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · IN THE STARTING ZIP

Hearst ES

Grades: PK–05

District: District of Columbia Public Schools

Approx. distance: 0.7 mi

School performance: Strong school academic performance · Better than about 87% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · IN THE STARTING ZIP

Murch ES

Grades: PK–05

District: District of Columbia Public Schools

Approx. distance: 1.3 mi

School performance: Very strong school academic performance · Better than about 92% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · NEARBY

Bancroft ES

Grades: PK–05

District: District of Columbia Public Schools

Approx. distance: 1.0 mi

School performance: Strong school academic performance · Better than about 80% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · NEARBY

Deal MS

Grades: 06–08

District: District of Columbia Public Schools

Approx. distance: 1.4 mi

School performance: Very strong school academic performance · Better than about 100% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · NEARBY

Hardy MS

Grades: 06–08

District: District of Columbia Public Schools

Approx. distance: 1.5 mi

School performance: Very strong school academic performance · Better than about 94% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · NEARBY

Jackson-Reed HS

Grades: 09–12

District: District of Columbia Public Schools

Approx. distance: 1.3 mi

School performance: About average school academic performance · Better than about 59% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · NEARBY

Duke Ellington School of the Arts

Grades: 09–12

District: District of Columbia Public Schools

Approx. distance: 1.7 mi

School performance: Strong school academic performance · Better than about 89% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · IN THE STARTING ZIP

Oyster-Adams Bilingual School

Grades: PK–08

District: District of Columbia Public Schools

Approx. distance: 0.9 mi

School performance: Very strong school academic performance · Better than about 96% of comparable public schools statewide

LOCAL PUBLIC SCHOOL · NEARBY

Columbia Heights Education Campus

Grades: 06–12

District: District of Columbia Public Schools

Approx. distance: 1.4 mi

School performance: About average school academic performance · Better than about 66% of comparable public schools statewide

Nearby-school locations come from NCES CCD. School-level academic performance, when available, comes from Urban Institute Education Data Portal / ED Facts and is compared only with public schools in the same state and broad grade band. Attendance boundaries are address-specific; a nearby or high-performing school is not proof that a particular home is assigned to it. School-performance source: Urban Institute Education Data Portal, 2014–2018, made available under ODC-By v1.0.

Private schools nearby

If the public-school options around this ZIP are not the right fit, these are a small set of private-school options in or close to the starting area. We keep this list local rather than turning it into a metro-wide directory.

INSIDE 20008

PRIVATE SCHOOL · IN THE STARTING ZIP

WASHINGTON INTERNATIONAL SCHOOL

Grades: PK–12 **Enrollment:** 847

Approx. distance: 0.3 mi

WASHINGTON, DC 20008

PRIVATE SCHOOL · IN THE STARTING ZIP

EDMUND BURKE SCHOOL

Grades: 6–12 **Enrollment:** 333

Approx. distance: 0.4 mi

WASHINGTON, DC 20008

PRIVATE SCHOOL · IN THE STARTING ZIP

WHITTLE SCHOOL & STUDIOS

Grades: PK–12 **Enrollment:** 141

Approx. distance: 0.5 mi

WASHINGTON, DC 20008

PRIVATE SCHOOL · IN THE STARTING ZIP

FRANKLIN MONTESSORI SCHOOL

Grades: PK–1 **Enrollment:** 8

Approx. distance: 0.8 mi

WASHINGTON, DC 20008

JUST OUTSIDE THE ZIP

PRIVATE SCHOOL · NEARBY

ST JOHNS COLLEGE HIGH SCHOOL

Grades: 9–12 **Enrollment:** 1,279

Approx. distance: 1.8 mi

WASHINGTON, DC 20015

PRIVATE SCHOOL · NEARBY

GEORGETOWN VISITATION PREPARATORY SCHOOL

Grades: 9–12 **Enrollment:** 509

Approx. distance: 1.9 mi

WASHINGTON, DC 20007

PRIVATE SCHOOL · NEARBY

ARCHBISHOP CARROLL HIGH SCHOOL

Grades: 9–12 Enrollment: 383

Approx. distance: 2.9 mi

WASHINGTON, DC 20017

PRIVATE SCHOOL · NEARBY

GONZAGA COLLEGE HIGH SCHOOL

Grades: 9–12 Enrollment: 956

Approx. distance: 3.6 mi

WASHINGTON, DC 20001

Source: NCES Private School Universe Survey (PSS), 2021–22. Private schools are shown as nearby options, not ranked against public schools. The search stays tight for elementary grades and reaches farther for middle and high school, where families often travel farther. V1 orders the short list by searched-ZIP relevance and proximity only; it does not use private-school rankings, prestige, reviews, or enrollment as a quality score. Admission, tuition, transportation, grade availability, and current operating status should be verified directly with the school.

HOUSING & AFFORDABILITY

What housing costs and housing form look like here

20008 Census ZIP area metro

Housing costs can vary dramatically across the same metro. This section shows how your starting area compares with the broader market and what kinds of homes are common there.

WHAT THIS MEANS

Homes in 20008 cost far more than the metro norm: the typical value is about \$965,100, versus \$579,900 across the metro. Rent is closer to the regional mark, at \$2,206 compared with \$2,027. Most households rent, and larger multifamily buildings dominate the local housing mix. Detached homes account for a relatively small share, so buyers seeking one may face a narrower selection.

OWNER-OCCUPIED HOME VALUE

\$965,100

Typical owner-occupied home value is 66.4% higher than the broader metro area.

Broader Washington area: \$579,900 · U.S.: \$332,700

GROSS RENT

\$2,206 / month

Typical gross rent is 8.8% higher than the broader metro area.

Broader Washington area: \$2,027 · U.S.: \$1,413

OWNER VS. RENTER

36.4% owner

63.6% of occupied homes are renter-occupied.

TYPES OF HOMES

80.4% multifamily

Detached homes account for 11.6% of local homes; attached one-unit homes account for 8%.

How to read this: Home value is the ACS median value for owner-occupied housing units, not a current listing-price estimate. Rent is ACS median gross rent, which includes contract rent plus estimated tenant-paid utilities where applicable. The local housing snapshot uses the Census ZIP Code Tabulation Area (ZCTA), a statistical approximation of a ZIP-code area rather than a USPS delivery boundary.

AT A GLANCE

Property taxes

20008 ZCTA compared with the Washington metro and the U.S. property-tax benchmark

TYPICAL PROPERTY-TAX BURDEN

About \$600 a year per \$100,000 of home value

About 33% lower than the typical U.S. property-tax burden.

U.S.: \$900 per \$100,000

WHAT COULD LOWER YOUR PROPERTY-TAX BURDEN

District-level relief verified

If you are 65+ or disabled	Additional age- or disability-related relief is verified across District. Eligibility and the levy covered vary by program.
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Deferrals	Low-Income Senior Citizen Property Tax Deferral (District of Columbia). A deferral postpones tax rather than erasing it; repayment and interest rules matter.
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Sale, move, or transfer	Some verified relief has sale, transfer, portability, or repayment rules. Check those rules before moving or buying a replacement property.
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Coverage: Verified District of Columbia relief is represented for this ZIP. Confirm current eligibility and the exact parcel's treatment with the District of Columbia Office of Tax and Revenue.

Detailed verified programs appear below by taxing layer.

VERIFIED DISTRICT OF COLUMBIA PROPERTY-TAX RELIEF

2 verified programs

District of Columbia relief is presented at the District level. Eligibility and parcel treatment still need to be verified for the exact property.

District of Columbia layer

Senior Citizen or Disabled Property Owner Tax Relief — Credit

For a qualifying owner, this program reduces the property-tax bill by 50%. The District publishes ownership, principal-residence, and household-income requirements, so eligibility should be checked for the current tax year before relying on the benefit. Who may qualify: Owners age 65 or older, or qualifying disabled owners, who meet ownership, principal-residence, and household-income requirements. Applications may be filed when eligibility begins; current filing instructions are published by the D.C. Office of Tax and Revenue.

District of Columbia · Source: District of Columbia Office of Tax and Revenue · verified 2026-09-13

Low-Income Senior Citizen Property Tax Deferral — Deferral

Qualifying seniors may postpone the annual property-tax bill. This is a deferral, not a tax reduction: deferred taxes can become due later, and interest may apply depending on the program tier. Who may qualify: Homeowners age 65 or older who meet D.C. ownership, occupancy, principal-residence, and household-income requirements. Deferred taxes can become payable when the owner moves, sells the property, or otherwise reaches a repayment trigger; verify the current repayment rules before relying on the program. D.C. publishes separate first-half and second-half filing deadlines for the deferral program.

District of Columbia · Source: District of Columbia Office of Tax and Revenue · verified 2026-09-13

DISTRICT-WIDE CONTEXT

8 District program records represented

8 District property-tax relief program records are represented in the current atlas. Eligibility can depend on age, disability, homeownership, income, principal-residence status, and other program-specific rules. Verify current eligibility and parcel treatment with the District of Columbia Office of Tax and Revenue.

The verified District-level records above are the more specific starting point. District program records remain useful for eligibility paths, transfer rules, and parcel-specific verification.

ASSESSMENT, SALE, AND TRANSFER RULES

Check before you buy or move

Assessment protection: 10% general / 2% seniors and disabled A sale or transfer can trigger reassessment under the District's assessment-limit system, so a new buyer's tax burden may differ materially from the seller's.

Parcel check: This is an area benchmark, not a bill for a particular home. Actual taxes depend on the property's assessment, exemptions, taxing districts, and other parcel-specific factors.

Relief-program check: Verify current eligibility, application deadlines, and parcel treatment with the District of Columbia Office of Tax and Revenue. ZipInform does not assume that a District-wide program description guarantees relief for a particular property or owner.

Pull the actual property record: Before relying on an area-level property-tax estimate, pull the exact DC property account. On MyTax.DC.gov, use the Real Property search and look up the home by street address or square / suffix / lot (SSL). Review the current assessment, account information, exemptions or relief shown, and the bill for the parcel you are considering.

District of Columbia, DC:

<https://mytax.dc.gov/>

Official search guide:

https://otr.cfo.dc.gov/sites/default/files/dc/sites/otr/publication/attachments/How_to_Search_for_an_account.pdf

COMMUTE & ACCESS

How getting around here compares with the broader area

20008 ZCTA compared with Washington-Arlington-Alexandria, DC-VA-MD-WV

Commute numbers help show what getting to work is typically like around the starting ZIP. They describe the Census ZIP-code area overall, not the trip from a particular home to a particular job.

WHAT THIS MEANS

Daily travel in 20008 looks quite different from the wider metro. The average commute is 28.6 minutes, nearly four minutes shorter than the regional average. Driving alone is much less common, while transit use is more than three times the broader-area share. Working from home is also common at 40.4%. Walking and biking play smaller roles, but still broaden the range of commute options.

TYPICAL COMMUTE

28.6 min

Typical commute is about 3.8 minutes shorter than the broader Washington area.

Broader Washington area: 32.4 min

DRIVE ALONE

22.9%

22.9% here versus 54.7% across the broader Washington area — 31.8 percentage points lower.

WORK FROM HOME

40.4%

40.4% here versus 25.4% across the broader Washington area — 15.0 percentage points higher.

Transit 23.5%

Walk 5.7%

Bike 1.7%

Commute measures describe workers age 16 and older in the Census ZCTA and metro. They show typical travel-to-work patterns rather than travel time to a specific employer or address.

TURN THE AVERAGES INTO A ROUTE CHECK

Test the trip that would actually shape your week

Area averages are useful for orientation, but a home purchase turns them into a specific route, schedule, and winter-or-peak-hour reality. These are the numbers worth carrying into an address-level test.

LOCAL BASELINE

The Census ZIP-area mean commute is 28.6 min; use that as context, not as a promise for a particular address.

WORK PATTERN

22.9% drive alone · 40.4% work from home

BEFORE RELYING ON IT

Map the exact employer or recurring destination, test the route at the hours you would travel, and check whether weather, parking, or road conditions materially change the trip.

SAFETY WATCH

How local safety compares with the broader area

Washington

WHAT THIS MEANS

Washington's citywide crime rates call for more caution than the metro figures. Violent crime is about 55% higher than across the metro, property crime is about 29% higher, and homicide is about 60% higher. The overall safety score is 0.9 out of 5. These are citywide numbers, however, and should not be treated as a precise reading of any particular street or neighborhood.

0.9 out of 5 stars

**MORE CAUTION
WARRANTED**

The score uses the most local reliable safety geography available. When comparable local and broader-area rates are available, the report names the broader area and shows the rates side by side.

VIOLENT CRIME

747 per 100,000

Broader Washington area: 483 per 100,000

This local rate is 54.6% higher than the broader Washington area.

PROPERTY CRIME

3,070 per 100,000

Broader Washington area: 2,389 per 100,000

This local rate is 28.5% higher than the broader Washington area.

HOMICIDE RATE

16.6 per 100,000

Broader Washington area: 10.4 per 100,000

This local rate is 59.6% higher than the broader Washington area.

Rates describe the geography named above. County-agency offense counts are not treated as countywide per-capita rates. Neighborhood-level data should be used when reliable neighborhood evidence exists; otherwise ZipInform stays at the most local defensible level.

INSURANCE & PROPERTY RISK

District-wide risks worth knowing before you choose a property

District of Columbia context

These are District-wide signals, not a claim about the risk at your ZIP or at any particular house. Their value is to flag issues that can affect ownership costs, resilience or insurance and deserve an exact-address check before you buy.

DISTRICT-WIDE SIGNAL

Hurricane / coastal storm

Hurricanes, wind and coastal storm effects can influence roof and opening requirements, deductibles, premiums and insurance availability.

What to do: Before committing to a home, ask an insurance agent to confirm coverage availability for the exact address and provide a real quote.

Source: FEMA National Risk Index v1.20.0 county hazard evidence · December 2025. ZipInform v1 intentionally stops at District-wide context here; localized risk refinement can be added in a later version.

HOSPITALS & MAJOR CARE NEARBY

Hospitals around the starting ZIP

ZIP 20008

These are the closest mainstream CMS hospital facilities by approximate geographic distance from the ZIP starting point. The list can cross state lines when a nearby hospital is physically closer.

ACUTE CARE HOSPITAL

MEDSTAR GEORGETOWN UNIVERSITY HOSPITAL

Address: 3800 RESERVOIR RD, WASHINGTON, DC 20007

Approx. distance: 1.8 miles

Emergency services: Yes

CMS overall rating: 3.0 out of 5 stars

ACUTE CARE HOSPITAL

HOWARD UNIVERSITY HOSPITAL CORP

Address: 2041 GEORGIA AVE NW, WASHINGTON, DC 20060

Approx. distance: 2.4 miles

Emergency services: No / not indicated by CMS

CMS overall rating: 1.0 out of 5 stars

ACUTE CARE HOSPITAL

GEORGE WASHINGTON UNIV HOSPITAL

Address: 900 23RD ST NW, WASHINGTON, DC 20037

Approx. distance: 2.5 miles

Emergency services: Yes

CMS overall rating: 2.0 out of 5 stars

ACUTE CARE HOSPITAL

MEDSTAR WASHINGTON HOSPITAL CENTER

Address: 110 IRVING STREET NW, WASHINGTON, DC 20010

Approx. distance: 2.6 miles

Emergency services: Yes

CMS overall rating: 3.0 out of 5 stars

ACUTE CARE HOSPITAL

SIBLEY MEMORIAL HOSPITAL

Address: 5255 LOUGHBORO RD NW, WASHINGTON, DC 20016

Approx. distance: 2.7 miles

Emergency services: Yes

CMS overall rating: 5.0 out of 5 stars

Verify before relying on proximity: Distances are approximate geographic miles from the ZIP's representative coordinate, not drive times. Hospital proximity does not establish insurance-network status, appointment availability, specialist fit, emergency appropriateness, or the quality of a specific service.

Source: Centers for Medicare & Medicaid Services hospital data. Facility coordinates are used to calculate approximate geographic distance.

GETTING THE MOST OUT OF IT

Getting the Most Out of Living Here

Washington

A home is not only a parcel and a commute. These are durable, repeat-use advantages that can matter once the move is over and ordinary life begins.

OUTDOORS · WASHINGTON, DC

Rock Creek Park

Upper Northwest DC has unusually close access to a large national park for walking, hiking, biking, picnicking, nature programs and other outdoor recreation.

nps.gov/rocr

CULTURE · WASHINGTON, DC

Smithsonian museums and the National Zoo

DC residents can make repeated use of the Smithsonian system rather than treating it as a one-time tourist outing. Smithsonian museums in the DC area and the National Zoo generally offer free admission; some locations require free timed passes.

si.edu/visit

INTERNATIONAL LIFE · WASHINGTON, DC

Embassy, diplomatic and international events

A distinctive Washington advantage is access to embassy open houses, international cultural programs, festivals, performances and diplomatic-community events. Passport DC is a particularly useful official starting point; ThingsToDoDC can supplement it for changing event listings.

eventsdc.com/passportdc

MONUMENTS & HISTORY · WASHINGTON, DC

National monuments and memorials

The National Mall and Memorial Parks provide year-round access to nationally significant monuments, memorials, public landscapes and ranger programs.

nps.gov/nama

FOOD & DINING · WASHINGTON, DC

Neighborhood dining and an international food scene

Living in the Washington area puts a wide range of neighborhood restaurants, cafés and international cuisines within the broader everyday orbit.

washington.org

LIVE PERFORMANCE · WASHINGTON, DC

Live performance is part of ordinary city life

The Kennedy Center anchors a much broader live-performance ecosystem, making theater, music and dance practical recurring amenities.

kennedy-center.org

SPORTS · WASHINGTON, DC

A deep professional and collegiate sports calendar

The Washington area supports year-round major-league and collegiate sports across multiple venues.

washington.org/sports

Official or public-authority sources are preferred for durable local attractions and recurring programs. Third-party event calendars may supplement them for changing event discovery and should be checked for current listings.

LOCAL & NEIGHBORHOOD COLOR

What different parts of the metro are like

Washington-Arlington-Alexandria, DC-VA-MD-WV

A quick feel for the communities, neighborhoods, and districts that help define this metro. These descriptions are informational, not recommendations—you decide which settings are worth a closer look.

WHAT THIS MEANS

The city offers sharply different settings within a relatively compact area. Cleveland Park pairs older homes and larger buildings with neighborhood shopping, Metro access, and Rock Creek Park. Dupont Circle and Capitol Hill offer historic buildings, restaurants, civic destinations, and strong walkability. Georgetown adds waterfront paths and high-end shopping but limited rail access and very high housing costs. Brookland and Mount Pleasant have a quieter residential rhythm, local businesses, and distinctive rowhouse or detached-home blocks.

NEIGHBORHOOD

Brookland

A Northeast neighborhood shaped by Catholic University, detached and rowhouse blocks, arts spaces, a small commercial spine, and a more relaxed residential rhythm.

Representative ZIPs: 20017, 20018

NEIGHBORHOOD

Capitol Hill

A large historic rowhouse district where Eastern Market, parks, neighborhood restaurants, civic institutions, and Metro access support a strongly walkable residential life.

Representative ZIPs: 20390, 20510

NEIGHBORHOOD

Cleveland Park

A greener, quieter Northwest neighborhood with Metro access, older apartments and houses, neighborhood retail, and quick access to Rock Creek Park.

Representative ZIPs: 20008, 20016

NEIGHBORHOOD

Dupont Circle

A central, highly walkable neighborhood with historic buildings, embassies, cafés, restaurants, bookstores, nightlife, and unusually easy access to the city's cultural and professional core.

Representative ZIPs: 20009, 20036

NEIGHBORHOOD

Georgetown

Historic rowhouses, the C&O Canal, waterfront paths, restaurants, university activity, and high-end shopping create a polished, highly walkable neighborhood with limited rail access and very high housing costs.

Representative ZIPs: 20007, 20057

NEIGHBORHOOD

Mount Pleasant

A leafy, highly local Northwest neighborhood with colorful rowhouses, independent restaurants and shops, strong Latino cultural texture, and immediate access to Rock Creek Park.

Representative ZIPs: 20010, 20009

NEIGHBORHOOD

Navy Yard

A newer waterfront neighborhood built around apartments, restaurants, parks, sports, and Metro access, with a contemporary high-density feel quite unlike historic DC neighborhoods.

Representative ZIPs: 20388, 20003

NEIGHBORHOOD

Petworth

A residential Northwest neighborhood with rowhouses, local restaurants, parks, Metro access, and a strong neighborhood-scale identity away from the downtown core.

Representative ZIPs: 20542, 20011

NEIGHBORHOOD

Takoma

A village-like neighborhood at the Maryland line with a small commercial center, Metro access, older homes, community events, and a quieter progressive neighborhood culture.

Representative ZIP: 20012

DISTRICT

U Street Corridor

A dense nightlife and music corridor rooted in Black cultural history, with restaurants, clubs, Metro access, rowhouses, and a high-energy urban social scene.

Representative ZIPs: 20009, 20001

CITY

Frederick

A growing city with an unusually lively historic downtown, restaurants, breweries, arts, trails, and access toward both Washington employment and western Maryland recreation.

Representative ZIPs: 21701, 21702

TOWN

Shepherdstown

A tiny historic college town near the Potomac with restaurants, arts, walkability, and unusual access to Washington/Baltimore cultural networks for West Virginia.

Representative ZIP: 25443

METRO

Arlington

A dense inner Washington suburb with Metro-oriented neighborhoods, major employment, restaurants, parks, bike trails, and very high housing costs.

METRO

Silver Spring

A diverse close-in Washington suburb with Metro, restaurants, music and film venues, apartments, established neighborhoods, and direct access to DC institutions.

METRO COMPOSITION

More named places around your starting point

Washington-Arlington-Alexandria, DC-VA-MD-WV

ZipInform also uses a broader place directory so the metro is not reduced to only the communities with hand-written Local Color descriptions. These are named neighborhoods and communities near your starting place; individual facts may be reported at the most reliable available geography.

Nearby neighborhoods and districts

Northwest

neighborhood / district · District of Columbia · 0.2 mi from starting point

Representative ZIPs:

20008, 20010

Van Ness

neighborhood / district · District of Columbia · 0.7 mi from starting point

Representative ZIPs:

20008, 20016

McLean Gardens

neighborhood / district · District of Columbia · 0.8 mi from starting point

Representative ZIP:

20016

Woodley Park

neighborhood / district · District of Columbia · 0.9 mi from starting point

Representative ZIP:

20008

Massachusetts Avenue Heights

neighborhood / district · District of Columbia · 0.9 mi from starting point

Representative ZIPs:

20007, 20008

North Cleveland Park

neighborhood / district · District of Columbia · 0.9 mi from starting point

Representative ZIPs:

20016, 20008

City Ridge

neighborhood / district · District of Columbia · 1 mi from starting point

Representative ZIPs:

20016, 20008

Cathedral Heights

neighborhood / district · District of Columbia · 1 mi from starting point

Representative ZIPs:

20016, 20007

Forest Hills

neighborhood / district · District of Columbia · 1 mi from starting point

Representative ZIP:

20008

Crestwood

neighborhood / district · District of Columbia · 1.1 mi from starting point

Representative ZIPs:

20011, 20015

Lanier Heights

neighborhood / district · District of Columbia · 1.3 mi from starting point

Representative ZIP:

20009

Kalorama Heights

neighborhood / district · District of Columbia · 1.4 mi from starting point

Representative ZIPs:

20009, 20036

Adams Morgan

neighborhood / district · District of Columbia · 1.4 mi from starting point

Representative ZIP:

20009

Tenleytown

neighborhood / district · District of Columbia · 1.4 mi from starting point

Representative ZIP:

20016

Glover Park

neighborhood / district · District of Columbia · 1.4 mi from starting point

Representative ZIP:

20007

Wesley Heights

neighborhood / district · District of Columbia · 1.6 mi from starting point

Representative ZIPs:

20016, 20007

Burleith

neighborhood / district · District of Columbia · 1.7 mi from starting point

Representative ZIP:

20007

16th Street Heights

neighborhood / district · District of Columbia · 1.8 mi from starting point

Representative ZIPs:

20011, 20542

Columbia Heights

neighborhood / district · District of Columbia · 1.8 mi from starting point

Representative ZIPs:

20010, 20009

American University Park

neighborhood / district · District of Columbia · 1.9 mi from starting point

Representative ZIP:

20016

Foxhall Crescent

neighborhood / district · District of Columbia · 2 mi from starting point

Representative ZIPs:

20016, 20007

Chevy Chase

neighborhood / district · District of Columbia · 2.1 mi from starting point

Representative ZIP:

20015

Park View

neighborhood / district · District of Columbia · 2.1 mi from starting point

Representative ZIPs:

20010, 20001

West End

neighborhood / district · District of Columbia · 2.1 mi from starting point

Representative ZIP:

20037

Spring Valley

neighborhood / district · District of Columbia · 2.1 mi from starting point

Representative ZIP:

20016

Friendship Heights

neighborhood / district · District of Columbia · 2.1 mi from starting point

Representative ZIPs:

20015, 20016

Foxhall Village

neighborhood / district · District of Columbia · 2.1 mi from starting point

Representative ZIP:

20007

Brightwood Park

neighborhood / district · District of Columbia · 2.2 mi from starting point

Representative ZIP:

20011

Brookdale

neighborhood / district · Montgomery County · 2.3 mi from starting point

Representative ZIPs:

20816, 20815

The Palisades

neighborhood / district · District of Columbia · 2.4 mi from starting point

Representative ZIPs:

20016, 20007

Foggy Bottom

neighborhood / district · District of Columbia · 2.4 mi from starting point

Representative ZIPs:

20037, 20052

Yorktown Village

neighborhood / district · Montgomery County · 2.4 mi from starting point

Representative ZIPs:

20816, 20815

Logan Circle

neighborhood / district · District of Columbia · 2.5 mi from starting point

Representative ZIPs:

20005, 20009

Glen Cove

neighborhood / district · Montgomery County · 2.5 mi from starting point

Representative ZIPs:

20816, 20815

The West End

neighborhood / district · District of Columbia · 2.6 mi from starting point

Representative ZIPs:

20052, 20427

Westgate

neighborhood / district · Montgomery County · 2.6 mi from starting point

Representative ZIPs:

20816, 20815

Nearby cities, towns, and villages

Friendship Heights Village

village · Montgomery County · 2.5 mi from starting point

Representative ZIPs:

20815, 20816

Chevy Chase Village

village · Montgomery County · 2.6 mi from starting point

Representative ZIPs:

20815, 20816

Drummond

village · Montgomery County · 3 mi from starting point

Representative ZIPs:

20815, 20816

Chevy Chase Section Three

village · Montgomery County · 3 mi from starting point

Representative ZIPs:

20815, 20814

Washington

city · District of Columbia · 3.1 mi from starting point

Representative ZIPs:

20230, 20245

Martin's Additions

village · Montgomery County · 3.1 mi from starting point

Representative ZIPs:

20815, 20814

Brookmont

village · Montgomery County · 3.3 mi from starting point

Representative ZIPs:

20816, 20812

Town of Chevy Chase

village · Montgomery County · 3.4 mi from starting point

Representative ZIPs:

20815, 20814

Chevy Chase Section Five

village · Montgomery County · 3.4 mi from starting point

Representative ZIPs:

20815, 20814

Bethesda

city · Montgomery County · 3.8 mi from starting point

Representative ZIPs:

20814, 20892

Takoma Park

town · Montgomery County · 4 mi from starting point

Representative ZIP:

20912

East Bethesda

village · Montgomery County · 4.1 mi from starting point

Representative ZIPs:

20814, 20815

Chevy Chase

town · Montgomery County · 4.1 mi from starting point

Representative ZIP:

20815

Chillum

town · Prince George's County · 4.2 mi from starting point

Representative ZIPs:

20782, 20712

North Chevy Chase

village · Montgomery County · 4.6 mi from starting point

Representative ZIPs:

20814, 20892

Glen Echo

village · Montgomery County · 5 mi from starting point

Representative ZIP:

20812

South Kensington

village · Montgomery County · 5.3 mi
from starting point

Representative ZIPs:

20895, 20892

Mount Rainier

town · Prince George's County · 5.4 mi
from starting point

Representative ZIP:

20712

Forest Glen

village · Montgomery County · 5.4 mi
from starting point

Representative ZIPs:

20910, 20895

Oakmont

village · Montgomery County · 5.5 mi
from starting point

Representative ZIPs:

20892, 20814

Langley Park

village · Prince George's County · 5.6
mi from starting point

Representative ZIPs:

20783, 20782

Brentwood

town · Prince George's County · 5.6 mi
from starting point

Representative ZIP:

20722

Cottage City

village · Prince George's County · 5.8
mi from starting point

Representative ZIPs:

20722, 20712

North Brentwood

village · Prince George's County · 5.8
mi from starting point

Representative ZIPs:

20722, 20712

Neighborhood names are geographic orientation labels from OpenStreetMap/Geofabrik and are not presented as official legal boundaries. Duplicate labels are suppressed within the same county or county-equivalent.

BUYER CHECKLIST

What to check before you buy

20008 + property-level checks

Most home-search decisions eventually become address-specific. These are the few things worth carrying forward from the broader area analysis when you start looking seriously at individual properties.

AREA SIGNAL

Price premium

Typical owner-occupied home values around 20008 run about 66% above the broader Washington area. That does not make a particular home overpriced, but it means nearby comparable sales matter more than broad-area averages.

What to check: Compare the specific home with recent nearby sales that are similar in size, condition, lot, and school assignment.

AREA SIGNAL

Property-tax bill

Median annual real-estate taxes in the starting area run about 15% above the broader Washington area. Actual bills can vary substantially from one property to another.

What to check: Review the parcel's current assessed taxes, tax bill, assessment, exemptions, and any special taxing districts before you buy.

Official property-tax lookup:

[MyTax.DC.gov](https://mytax.dc.gov)

AREA SIGNAL

Safety can vary within the area

The local city-level crime rate is higher than the rate across the broader Washington area on at least one major measure. Citywide figures are useful context, but they cannot tell you what conditions are like on a specific block.

What to check: Check recent incident patterns around the exact address and visit the immediate area at the times of day that matter to you.

VERIFY AT THE ADDRESS

School assignment is address-specific

Nearby schools and district performance are useful context, but a ZIP code does not determine the exact public-school assignment for every home shown in the area.

What to check: Confirm the assigned elementary, middle, and high school with the school district using the property's exact street address.

VERIFY AT THE ADDRESS

Hazards and insurance are property-specific

Flood, wildfire, drainage, hillside, and insurance conditions can change sharply from one property to the next. ZipInform should not label the whole ZIP with a hazard unless reliable local evidence supports it.

What to check: For a serious property, check official hazard maps, seller disclosures, inspections, and an actual insurance quote before removing contingencies.

This is a short due-diligence summary, not a statement that every property in the ZIP has every condition shown. Property-specific facts should be verified before purchase.

BOTTOM LINE

Put the local numbers in context. Then make your own call.

WHAT THIS MEANS

The clearest tradeoff in 20008 is between housing cost and day-to-day access. Home values are far above the metro norm, while rents sit only modestly higher. Larger multifamily buildings make up most of the local choices, and detached homes are less common. Property-tax bills are higher in dollars, though lower relative to home values.

Commutes average less time than across the metro, with much lower reliance on driving alone and greater use of transit and working from home. Citywide crime figures deserve attention, but they cannot describe an individual block. Confirm school assignments, property-specific taxes, and nearby conditions before judging a particular home.

ZipInform gives you facts, rankings, trends, comparisons, and local context that are easy to digest. Your realtor can help with current listings and property-specific comps; ZipInform adds the broader-area and local context those comps do not provide.

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