



City of Alexandria

# AHAAC Development Preview

**300 N. Lee St. & 333 N. Fairfax St. Towns  
DSUP #2025-10032**

January 7, 2026





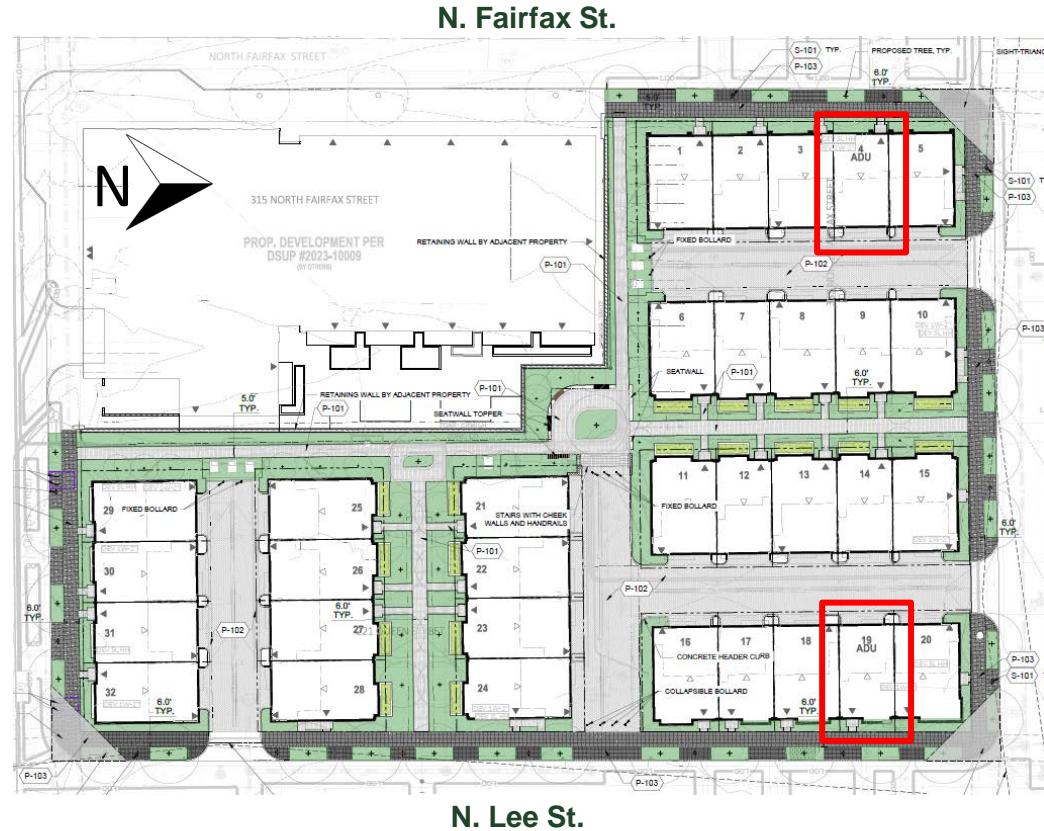
# 300 N. Lee Towns: Background

- Old Town plan area
- 1.4-acre parcel, occupied by two 1970s-era office buildings
- Adjacent to future 301 N. Fairfax condo development (48 units; 2 affordable)
- Zoned CD/Commercial Downtown
  - Not seeking rezoning





# 300 N. Lee Towns : Proposed Townhouse Project



- **32 fee-simple townhouse units proposed**
- Applicant utilizing ~14% Sec. 7-700 bonus density, **4.4k sf affordable floor area required**
- Applicant proposes **two (2) three-bedroom**, 2.2k sf affordable for-sale units priced at **\$325,000** each
  - Two-car garage, study, loft & roof terrace provided
- **\$339,543 Housing Trust Fund contribution**
- Completeness review
  - AHAAC AHP review February or March 2026
  - PC/Council anticipated April 2026



# Unit Renderings

**N. Fairfax St. Façade Rendering**



**N. Lee St. Façade Rendering**



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