COMSTOCK

Comstock Announces Grand Opening of Ebbitt House at Reston Station

First-ever expansion of D.C.'s iconic Old Ebbitt Grill opens its doors at 1860 Reston Row Plaza in The Row at Reston Station

RESTON, Va. — November 20, 2026 — Comstock Holding Companies, Inc. (Nasdaq: CHCI) ("Comstock"), a leading real estate company specializing in the development, acquisition, operation, and management of mixed-use, transit-oriented properties and data center developments, today announced the grand opening of Ebbitt House at Reston Station. Located at 1860 Reston Row Plaza in *The Row at Reston Station*, the 12,000-square-foot restaurant opens its doors to the public today at 11 a.m. and will welcome guests daily. Reservations are now open via EbbittHouse.com and OpenTable.

Named after the original 1856 boarding house that gave rise to the legendary Old Ebbitt Grill, Ebbitt House marks the first-ever expansion of the storied brand outside of downtown D.C. in its 170-year history. Designed as a contemporary evolution of the D.C. landmark, the venue brings the signature Clyde's Restaurant Group ("CRG") hospitality, classic American fare, lively bar culture, and renowned raw bar to Northern Virginia's premier mixed-use, transit-oriented neighborhood.

Ebbitt House features more than 400 seats spread across its 275+ guest dining room, two private dining rooms, and all-season patio. Two indoor bars anchor the main dining areas that are complemented by a dedicated outdoor patio bar. A full oyster and raw bar sits at the heart of the restaurant, carrying forward one of Old Ebbitt Grill's best-known traditions, alongside a menu of elevated American classics that have drawn generations of guests to the original. Located steps from the Wiehle-Reston East Station on Metro's Silver Line, Ebbitt House is positioned as a destination for business lunches, after-work gatherings, and celebratory events alike.

"Ebbitt House is one of the most anticipated restaurant openings in Northern Virginia's history, and we are proud that CRG chose Reston Station for the first-ever expansion of such an iconic brand," said Tim Steffan, Chief Operating Officer of Comstock. "Its arrival, alongside the JW Marriott Reston Station and our growing roster of best-in-class dining and retail, further cements Reston Station as the premier place to live, work, stay, and gather in the Dulles Corridor."

The opening of Ebbitt House in Reston Station also marks CRG's return to the area. CRG previously operated Clyde's of Reston at Reston Town Center for more than 30 years, and several familiar faces from that team have rejoined to lead Ebbitt House, including General Manager Ajay Bhatia and Executive Chef Diego Ramirez.

"Reston has always held a special place in our history, and we are thrilled to return to this thriving community with a bold new chapter of the Ebbitt story," said John McDonnell, President and CEO of Clyde's Restaurant Group. "Ebbitt House honors and expands upon the traditions guests love about Old Ebbitt Grill, from our renowned raw bar to our classic American hospitality, while introducing an elevated menu and an energetic, modern space tailored specifically for Reston Station."

Reston Station is among the largest and most prominent mixed-use, transit-oriented developments in the Mid-Atlantic region, covering approximately 90 acres spanning across the Dulles Toll Road and surrounding the Wiehle-Reston East Station on Metro's Silver Line. Its first two phases feature five Trophy-Class office buildings, two luxury high-rise apartment towers, and Virginia's first and only JW Marriott – a 28-story tower that includes the world-class JW Marriott Reston Station hotel and the ultra-premium JW Marriott Residences, both of which set the new standard for luxury in the D.C. region. A growing collection of signature dining, retail, and wellness options include Ebbitt House, Founding Farmers, Davio's Northern Italian Steakhouse, Starbucks, a 55,000-square-foot VIDA Fitness and Spa, CVS, and more. For more information, please visit RestonStation.com.

About Comstock

Comstock (Nasdaq: CHCI) is a leading real estate company specializing in the development, acquisition, operation, and management of mixed-use, transit-oriented properties and data center developments. With over four decades of industry expertise, Comstock's vertically integrated operating platform delivers long-term value across a rapidly growing portfolio of premier properties that includes two of the most prominent mixed-use, transit-oriented developments in the Mid-Atlantic region. Leveraging its scalable, asset-light, debt-free business model, Comstock has strategically expanded into large-scale AI and digital infrastructure development and established an active position in one of the real estate industry's top-performing segments. For more information, please visit Comstock.com.

Contacts

Investor: investorrelations@comstock.com
Media: publicrelations@comstock.com