

RETAIL SPACE AT

ONE

FOUNDRY WAY

FIND
AND BE
FOUND

NOW LEASING

2,000 - 9,400 SF
available in the
City Foundry district

For information contact:
New + Found Realty
314.800.0726
realty@newandfound.com

**ONE FOUNDRY WAY IS
A MULTIFAMILY AND
RETAIL DEVELOPMENT
IDEAL FOR EXPERIENCED
PROFESSIONALS, LOCALS AND
VISITORS.**

**LOCATED IN THE HEART OF
ST. LOUIS, THESE RETAIL BAYS
ARE EASY TO FIND AND COME
WITH AMPLE CONVENIENT
PARKING FOR EMPLOYEES
AND CUSTOMERS.**

PROPERTY HIGHLIGHTS

- 14 story, mixed-use development that extends City Foundry Phase 1.
- 270 residential units, 13,000 SF of prime retail space and 494 parking spaces.
- City Foundry boasts over 2.1M visitors per year - third most of any site in the City of St. Louis after Busch Stadium and the St. Louis Zoo.
- Excellent visibility from I-64.
- Thriving midtown location adjacent to Saint Louis University surrounded by St. Louis' premier medical, research, technology, educational and cultural institutions.
- Significant investments totaling more than \$8B have been poured into the surrounding area.
- Direct access to the Brickline, a bike and pedestrian greenway that connects St. Louis' most vibrant urban neighborhood and business districts.





ONE FOUNDRY WAY IS THE FIRST MARKET-RATE HIGH RISE APARTMENT IN OVER A HALF CENTURY IN MIDTOWN ST. LOUIS.

NESTLED BETWEEN ST. LOUIS' MOST SOUGHT AFTER NEIGHBORHOODS AND THE REGION'S FINEST ACADEMIC INSTITUTIONS, **ONE FOUNDRY WAY** IS THE CENTER OF CITY LIFE IN ST. LOUIS.





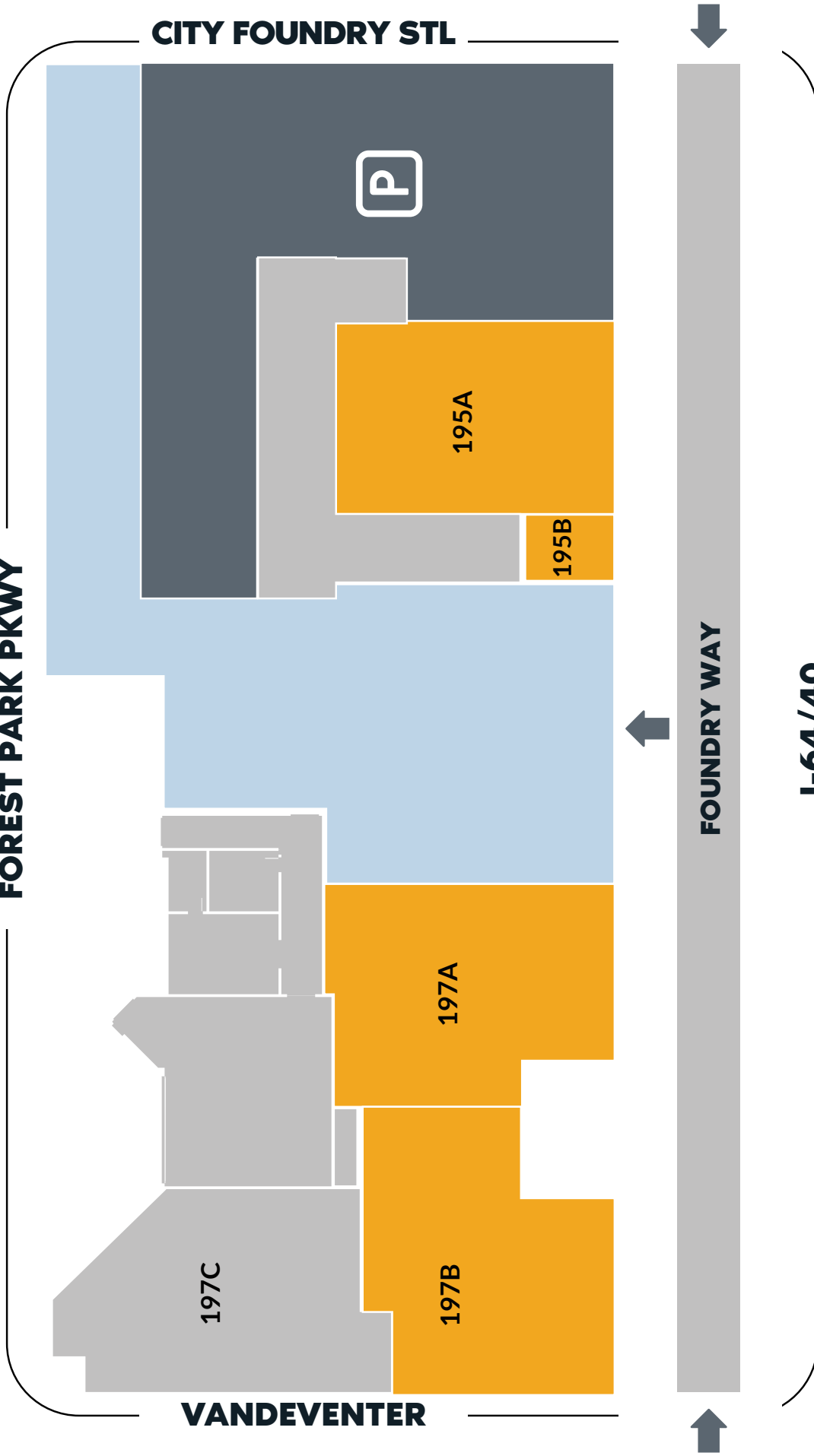
One Foundry Way is part of the thriving City Foundry STL district - a transformation of the historic Federal Mogul foundry site into a mixed-use hub in the heart of St. Louis. The pioneering development spans 345,000 SF of retail, office, and entertainment.

- Home to St. Louis' first Food Hall featuring 20 unique chef driven concepts, including five of the STL Post Dispatch's Top 100 Restaurants in St. Louis.
- Anchored by Fresh Thyme, Puttshack, City Winery, TruFusion, Alamo Draughthouse Cinema, and Museum of Illusions.
- Recognized on Forbes' OZ 20 Top Opportunity Zone Catalyst projects list.



FOREST PARK PKWY

CITY FOUNDRY STL



VANDEVENTER

FOUNDRY WAY

I-64/40

ONE

FOUNDRY WAY

FIRST FLOOR RETAIL SPACE

RESIDENTIAL

PARKING

UTILITY

ENTRANCE

AVAILABLE RETAIL SPACES

195A 2,758 SF

195B 372 SF

197A 3,067 SF

197B 3,241 SF



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