



WALDORF ASTORIA®
RESIDENCES · ST. PETERSBURG

FACT SHEET

150 2nd Avenue South Condominium

A TIMELESS LEGACY
ALONG THE BAY



ARTIST'S CONCEPTUAL RENDERING



Waldorf Astoria Residences St. Petersburg will introduce a new era of luxury to its bayfront locale. Rooted in the rich legacy of the Waldorf Astoria brand and inspired by the vibrant spirit of St. Petersburg, the extraordinary property will celebrate a blend of timeless elegance with the essence of Florida's iconic waterfront lifestyle.

VISIONARIES

DEVELOPERS

Property Markets Group
Feldman Equities

ARCHITECT

Cube3

INTERIOR DESIGN

BAMO

BUILDING OVERVIEW

- Rising 50 stories overlooking Tampa Bay and the skyline
- 163 fully finished luxury residences
- Legendary Waldorf Astoria Peacock Alley inspired Sky Lounge
- Unprecedented 20,000 SF resort-style pool deck with two infinity pools, elegant lounge areas, and bar, offering a serene and immersive experience
- Signature Wellness Center with steam room, sauna, cold plunge, treatment rooms, and well-appointed his & hers locker rooms





ARTIST'S CONCEPTUAL RENDERING
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ARTIST'S CONCEPTUAL RENDERING

REFINED HAVEN

Inspired by St. Petersburg's dynamic character, return to a home where classic timeless elegance blends with unforgettable moments of whimsy. Here, each residence brings the essence of waterfront living inside through meticulous craftsmanship and intentionally refined details. Expansive terraces capture glimmering bay views, while acclaimed interior design firm BAMO curates a retreat that truly embodies the pinnacle of modern luxury and effortless coastal sophistication.

THE RESIDENCES

- Fully finished residences curated by award winning design firm, BAMO
- Private entry foyer for each residence
- Panoramic bay and cityscape views
- Private balconies
- Custom built-out closets in all residences
- Contemporary lighting package, including recessed lighting, dimmers, and lighting control
- Laundry room with built in top-of-the-line washer and dryer
- Smart Home capability with high-speed internet and Wi-Fi

KITCHENS

- Custom, gourmet Italian kitchens designed by BAMO
- Natural stone countertops and backsplashes
- Fully integrated Sub-Zero and Wolf appliance packages

PRIMARY BATHROOMS

- Custom Italian vanities with stone tops
- Waterworks fixtures
- Walk-in showers
- Freestanding bathtub
- Private water closets

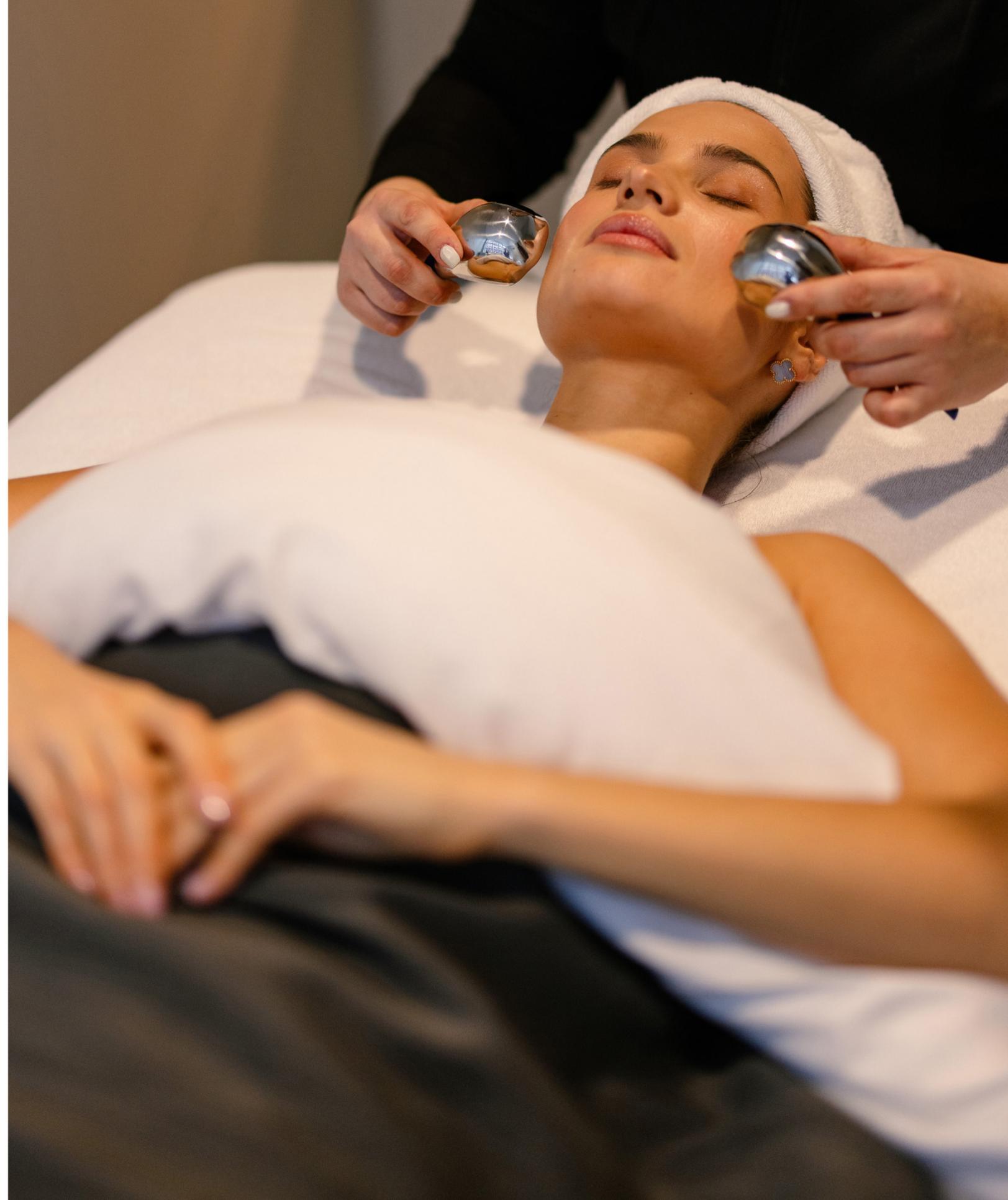


UNFORGETTABLE EXPERIENCES

The world-renowned Waldorf Astoria Service is curated with attention to detail, and thoughtfulness creating unforgettable moments like no other. From the iconic Peacock Alley, to the unmatched resort-style amenity deck, featuring dual infinity pools and lounge areas, as well as a thoughtfully curated Wellness Spa, each space is designed to offer exceptional experiences that create unique unforgettable moments.

AMENITIES

- Curated lobby with grand porte-cochere drop-off experience
- Unprecedented 20,000 SF resort-style pool deck
 - Tranquil 160' east pool with bay views
 - Sunset pool with dual spas
 - Elegant lounge areas
 - Expansive bar and lounge
- Legendary Waldorf Astoria Peacock Alley inspired Sky Lounge
- Rooftop swim deck and sun lounge
- State-of-the-art fitness center with top-of-the-line equipment and movement studio
- Wellness Spa
 - Locker rooms
 - Steam, sauna, and cold plunge
 - Treatment rooms
- Kids & teen entertainment center
- Pet Spa
- Dedicated electric vehicle charging stations





ELEGANT SERVICES

As an iconic brand synonymous with timeless luxury rooted in elegant service, Waldorf Astoria delivers a personalized living experience like no other to St Petersburg. High touch, anticipatory service promises an effortless lifestyle granting residents unforgettable moments and memories to last a lifetime.

STANDARD SERVICE

- Waldorf Astoria Personal Concierge
- 24-Hour reception and security
- Doorman and bellman services
- Valet parking
- 24-Hour emergency maintenance response
- Parcel receiving and delivery to residence
- Signature brand experience operation of amenities and common areas, as well as community events
- Full suite of additional services available to residents on an à la carte service basis. Services include housekeeping, automotive detailing, laundry & dry cleaning, pet services and more.

WALDORF ASTORIA SIGNATURE OWNER BENEFITS

Purchase of a Waldorf Astoria Branded Residence benefit from an array of perks, including:

- Worldwide residential owner discounted rates for hotel rooms at over 8,300 properties worldwide (discounted from best available rate as available on Hilton.com)
- Dedicated Hilton concierge for travel assistance
- Discounted pricing on Waldorf Astoria home collection at shopwaldorfastoria.com
- Bespoke program of home property discounts and value-added benefits
- Hilton Honors® Diamond status for length of ownership (Diamond Honors® status of up to two accounts for the initial unit purchaser(s) for duration of unit ownership; status is non-transferable.)

DIAMOND BENEFITS INCLUDE:

- 100% elite bonus points
- Space-available room upgrades
- 48-Hour room guarantee
- Executive lounge access and more



VISIONARIES

Waldorf Astoria Hotels & Resorts is a portfolio of more than 30 iconic hotels along with 10 residential properties, each providing a unique sense of place with a relentless commitment to elegant service, one-of-a-kind experiences, and culinary expertise in landmark destinations around the world. Inspired by their timeless environments and sincerely elegant service, Waldorf Astoria delivers effortless experiences, creating a true sense of place through stunning architecture, refined art collections, Michelin-starred dining concepts, and elevated amenities. Waldorf Astoria is part of Hilton, a leading global hospitality company. Hilton's worldwide branded residential portfolio consists of 70 properties, with an additional 36 properties in the pipeline at various stages of development.

PROPERTY MARKETS GROUP

DEVELOPER

Founded in 1991 by Kevin Maloney and led by Managing Partners, Ryan Shear and Dan Kaplan, Property Markets Group (PMG) has direct hands-on experience in the acquisition, renovation, financing, operation, and marketing of commercial and residential real estate. A development firm of national scope, PMG has delivered more than 175 projects across 30 markets over its more than 30-year history. PMG has distinguished itself over the last decade for its development of new construction condominium developments in New York City, Miami and Chicago.

FELDMAN EQUITIES

DEVELOPER

Over the past 30 years, Feldman Equities has developed or acquired over eleven million square feet of office and retail properties with an aggregate value in excess of \$3 billion. Feldman is a "re-inventor" of the office building and specializes in turning around distressed office assets. Feldman Equities and its partners own and manage 2 million square feet of office space in the Tampa Bay area.

CUBE3

ARCHITECT

CUBE 3 is a dynamic and responsive design team with the vision to provide thoughtful and innovative design solutions for a wide range of architectural, and planning challenges. Their creative, intelligent designs take three very important factors into consideration: clients' needs, budgets and the environment. Their mission is to provide the best design experience and value for the unique needs of each of their clients, while recognizing that every project is different, and strive to meet the challenges presented with a creative and thoughtful approach. Their core values focus on innovative design, integrity, and reliability. Their goal is to provide an energetic and positive working experience. They embrace the vision of their clients, help them refine and develop clear design statements and provide them with outstanding documentation.

BAMO

INTERIOR DESIGN

For thirty years, BAMO has created captivating environments that flow, function, and make people feel welcome, at ease, and inspired to live – and to dream – more fully. A collective of designers, BAMO brings to each project a richness of experience and perspective, along with an impassioned view of life and their work. BAMO engages clients graciously, listening for the unspoken needs beneath their stated desires. Speaking to the psyche through the senses, and building in layers of meaning, BAMO creates true havens: places apart from the everyday. Their interpretive skill is matched by the rigor, expertise, and ingenuity they bring to seeing projects through to completion. This is why hospitality, residential, and corporate clients around the world trust BAMO to bring their visions to life.



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