



WALDORF ASTORIA®  
RESIDENCES • ST. PETERSBURG

# A TIMELESS LEGACY ALONG THE BAY

150 2nd Avenue South Condominium, a condominium within a portion of a building or within a multiple parcel building

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## A NEW ERA OF CLASSIC ELEGANCE

Waldorf Astoria Residences St. Petersburg introduces a new chapter in timeless luxury, where enduring sophistication meets the iconic beauty of Florida's Gulf Coast. Poised along the tranquil waters of Tampa Bay, this extraordinary residence embodies the storied legacy of Waldorf Astoria while embracing the vibrant spirit of St. Petersburg—setting a new standard for refined coastal living.





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# THE CREATION OF AN ICON

Waldorf Astoria Residences St. Petersburg builds on a legacy of elegance, style, and exceptional service, with a visionary approach that honors its storied past, yet remains reflective of the now.





## TIMELESS LEGACY

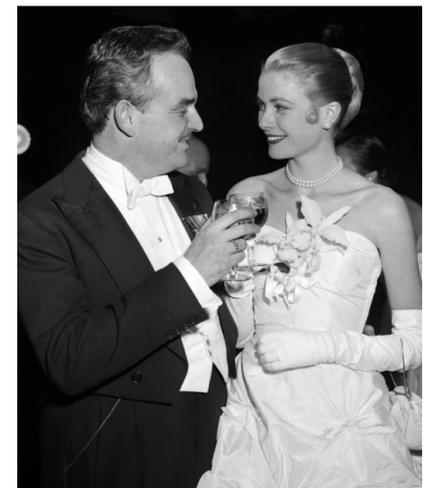
Since opening its first landmark hotel in New York City over a century ago, Waldorf Astoria has become synonymous with luxury hospitality and exceptional service. The hotel redefined hospitality excellence through the invention of 24-hour room service, daring culinary innovations, and attracting culture-shaping clientele.

Waldorf Astoria continues to be known for its intuitive tenacity to transform any moment into something unforgettable. With roots that have spread across the globe, Waldorf Astoria now has over 30 hotels in iconic destinations and over 35 luxury residential properties in development, now adding St. Petersburg to that portfolio.

1931. Construction begins at the Waldorf Astoria.



1949. Conrad Hilton acquires management rights to the Waldorf Astoria.



1956. Prince Rainier of Monaco and Grace Kelly host their engagement celebration at the Waldorf Astoria, which was attended by many members of New York high society.

# A FOUNDATION OF EXCELLENCE

Waldorf Astoria's iconic legacy is guided by an evolved sense of transformation, and like all true leaders, a bold vision for what is to come. The brand carries the same pioneering mantle and remains a beacon of sophistication.



## GLOBAL BRAND

Waldorf Astoria redefines the meaning of modern luxury, transforming everyday living into a collection of unforgettable, lasting memories for residents.

Each Waldorf Astoria residence reflects a distinct character, grounded in the legacy of one of the world's most iconic hotel brands and elevated by a timeless global presence.



Waldorf Astoria Beverly Hills



Waldorf Astoria Bangkok

# CULTURALLY CONNECTED

St. Petersburg offers a life of distinction—where cultural sophistication meets seamless access to the Gulf Coast’s most coveted experiences. Immerse yourself in a city where world-class art, fine dining, and scenic waterfronts are all within easy reach.



St. Pete Pier



The Dali Museum



Vinoy Park



Albert Whitted Airport

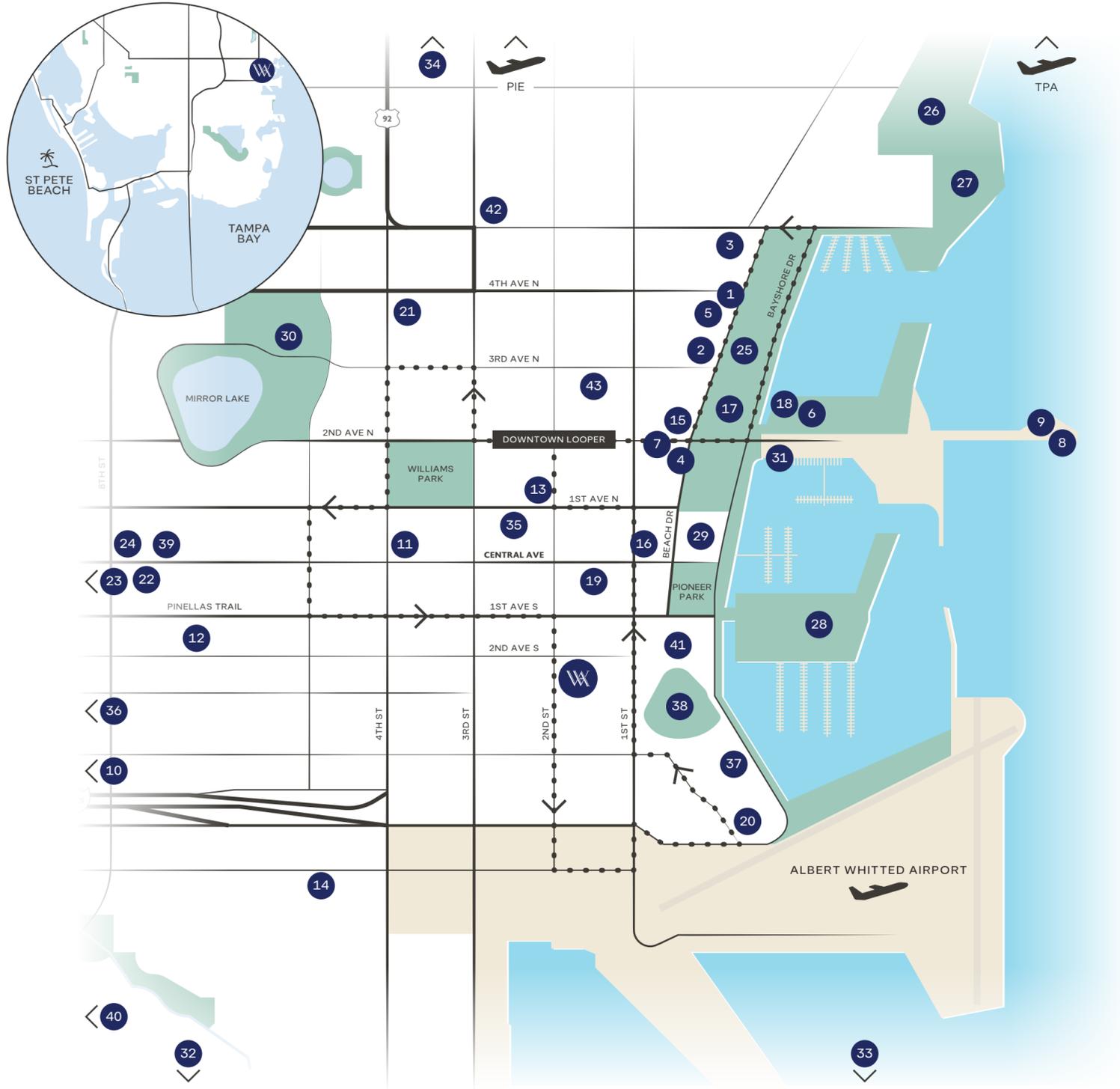
Museum of Fine Arts



Sunshine Skyway Bridge



Reflecting the area's dynamic spirit and the allure of its downtown, life here epitomizes the best of Florida's coastal living—waterfront views, pristine beaches, and effortless sophistication. Lush green spaces grace the shoreline, framing a thriving marina and a private airport that offers seamless global connections. Inspired by the city's rich artistic heritage and the brilliance of the Salvador Dalí Museum, this new landmark sparks the imagination, blending art, culture, and nature within the vibrant energy of a thriving waterfront community.



## SEAMLESSLY CONNECTED

St. Petersburg offers a rare blend of coastal beauty and cosmopolitan energy, where a vibrant downtown meets world-class cultural experiences—and effortless global access enhances everyday living.

### RESTAURANTS & BARS

- 1 The Canopy
- 2 Allelo
- 3 Juno & The Peacock
- 4 Cassis
- 5 Ceviche
- 6 Perry's Porch
- 7 Bacchus Wine Bistro
- 8 Teak
- 9 Pier Tiki
- 10 The Urban Stillhouse
- 11 Il Ritorno
- 12 Rococo Steak
- 13 Olivia
- 14 The Library
- 15 BellaBrava
- 16 Fortu

### MUSEUMS & GALLERIES

- 17 Museum of Fine Arts
- 18 St. Petersburg Museum of History
- 19 The James Museum
- 20 Dali Museum
- 21 Museum of the American Arts and Crafts Movement
- 22 Chihuly Collection
- 23 Imagine Museum
- 24 Morean Arts Center

### PARKS & RECREATION

- 25 North Straub Park
- 26 North Shore Park
- 27 Vinoy Park
- 28 Demens Landing Park
- 29 St. Petersburg Yacht Club
- 30 St. Petersburg Shuffleboard Club
- 31 The Pier
- 32 Boyd Hill Nature Preserve
- 33 Lassing Park
- 34 Sunken Gardens

### ENTERTAINMENT

- 35 Jannus Live
- 36 Tropicana Field
- 37 Mahaffey Theater
- 38 Al Lang Stadium
- 39 The Floridian Social
- 40 FloridaRAMA
- 41 Saturday Morning Market
- 42 The Palladium
- 43 AMC Sundial 12

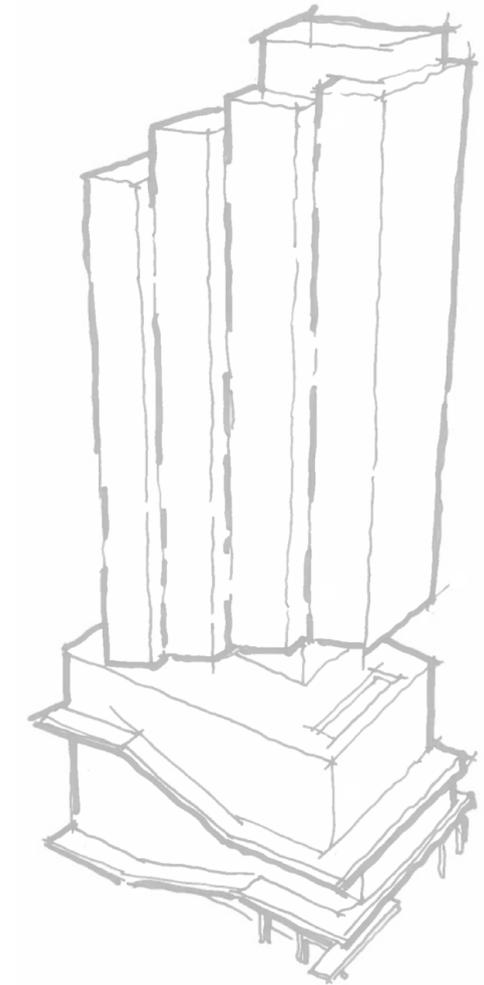
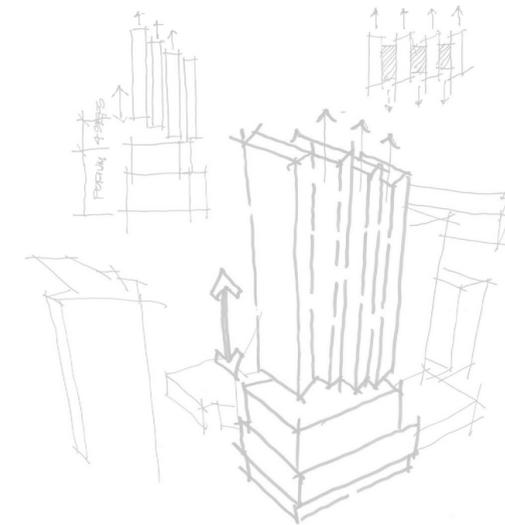
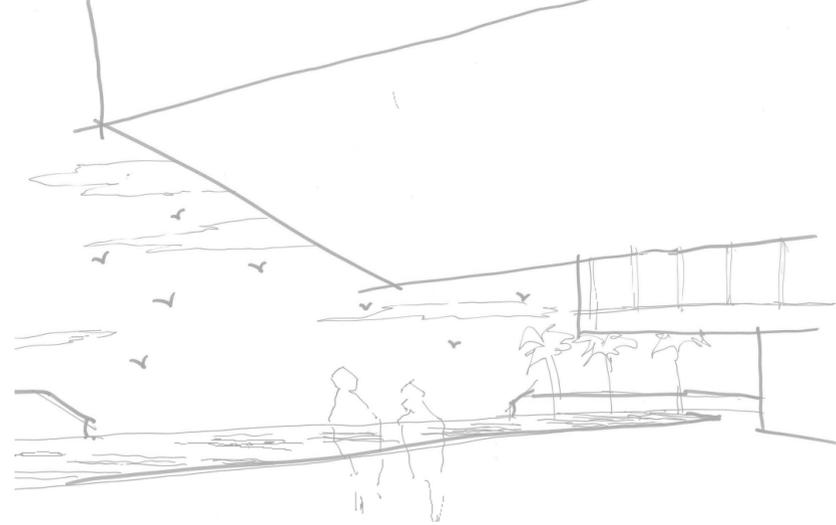
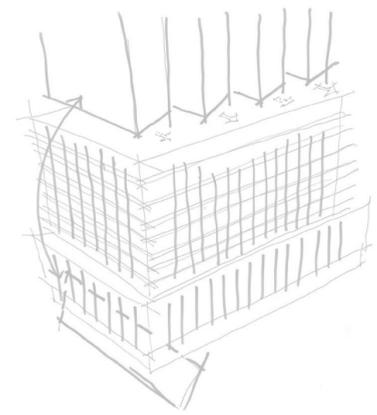
### AIRPORTS

- Albert Whitted Airport ..... 3 min
- St. Petersburg-Clearwater
- International Airport (PIE) ..... 17 min
- TPA Tampa International Airport (TPA) ..... 26 min

# A LEGACY OF TIMELESS DESIGN

Designed by acclaimed architectural firm Cube 3, Waldorf Astoria Residences St. Petersburg celebrates a blend of timeless elegance with the essence of Florida's iconic waterfront lifestyle. Rising 50 stories above Tampa Bay, the extraordinary property offers sophisticated design and breathtaking skyline views.





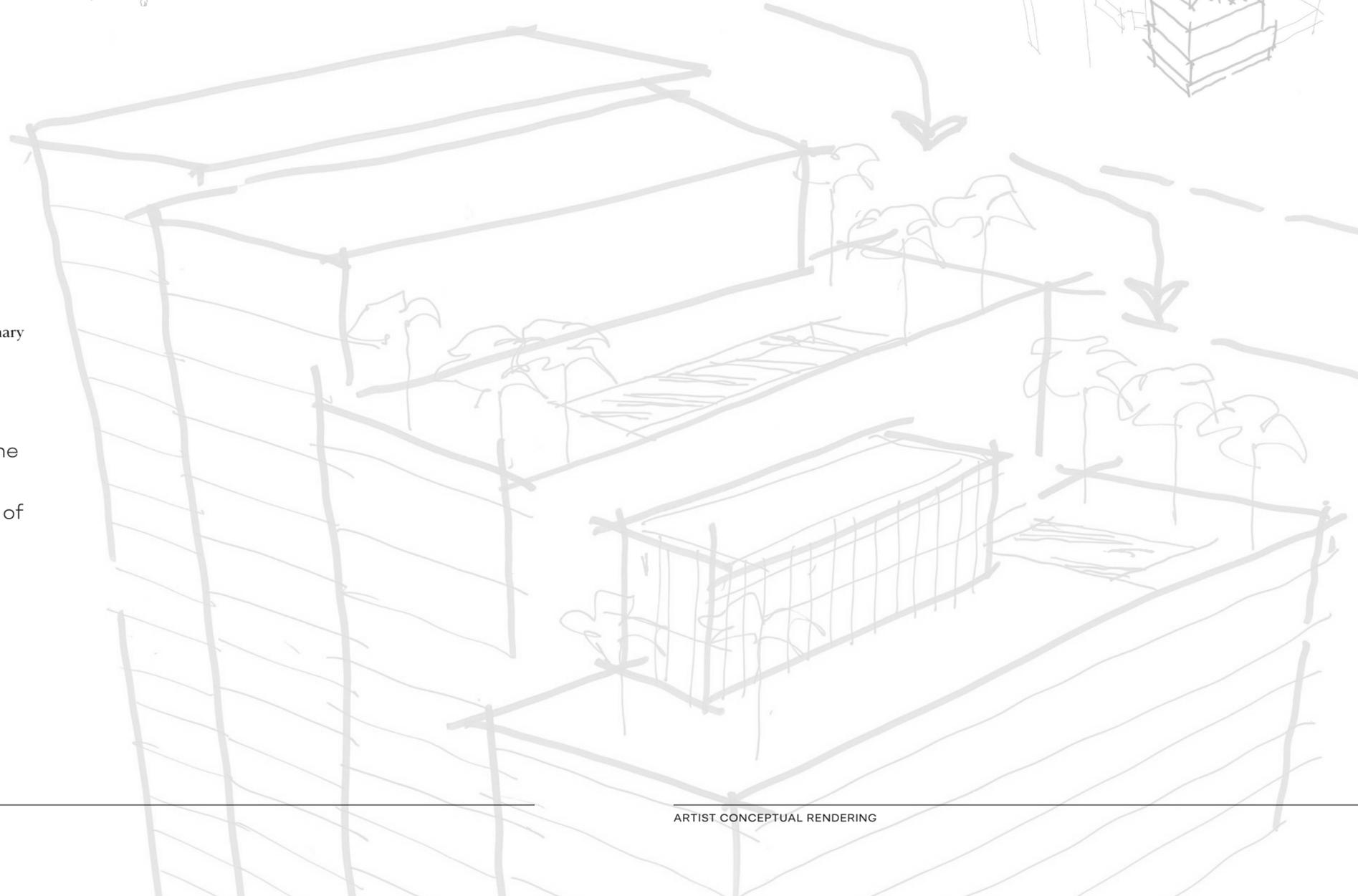
# CUBE 3

## A VISION REALIZED

Waldorf Astoria Residences St. Petersburg reflects the intersection of several extraordinary visionaries—a team of distinguished excellence breathing modern expressions into the Waldorf Astoria’s rich legacy.

“Waldorf Astoria Residences St. Petersburg represents the pinnacle of modern living, where every detail has been meticulously crafted to offer an unparalleled experience of elegance, comfort, and breathtaking beauty.”

Jon Cardello, AIA, NCARB  
PARTNER, CUBE 3







## ELITE BY DESIGN

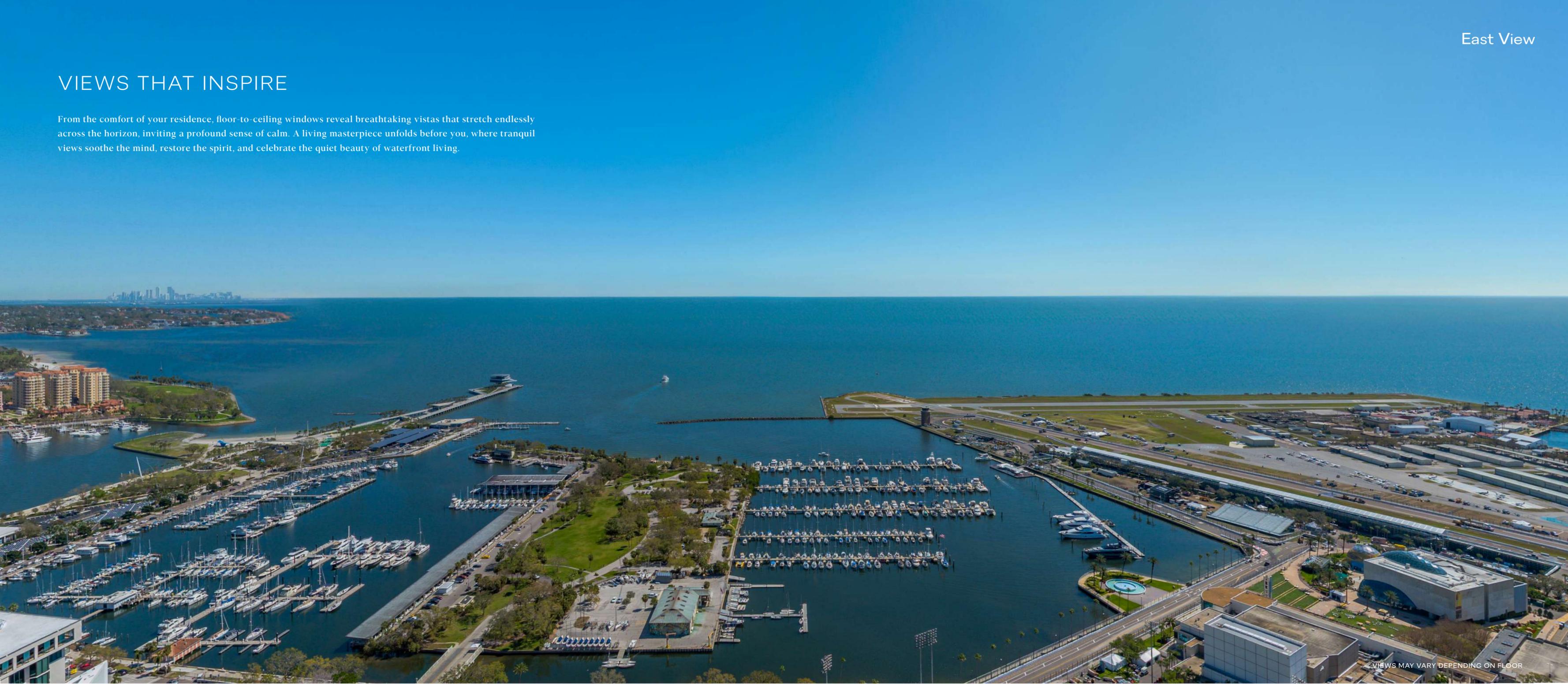
Experience the epitome of luxury living with Waldorf Astoria Residences St. Petersburg, where effortless style meets unparalleled sophistication. Designed by the acclaimed interior design firm BAMO, whose remarkable portfolio includes the world-renowned Four Seasons Madrid, Capella Bangkok, and Passalacqua, each space within Waldorf Astoria Residences St. Petersburg is a testament to their expertise.

“Waldorf Astoria Residences St. Petersburg was envisioned as a seamless blend of modern luxury and coastal sophistication. By curating each material and texture with care, we brought the essence of the surroundings indoors, evoking calm, familiarity, and the refined elegance synonymous with the Waldorf Astoria brand.”

Anne Wilkinson  
PRINCIPAL, BAMO

# VIEWS THAT INSPIRE

From the comfort of your residence, floor-to-ceiling windows reveal breathtaking vistas that stretch endlessly across the horizon, inviting a profound sense of calm. A living masterpiece unfolds before you, where tranquil views soothe the mind, restore the spirit, and celebrate the quiet beauty of waterfront living.



VIEWS MAY VARY DEPENDING ON FLOOR



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VIEWS MAY VARY DEPENDING ON FLOOR

# MOMENTS TO MEMORIES

Everyday life at Waldorf Astoria is filled with timeless moments to be shared through generations. Residents will be welcomed home to much more than elegant spaces, but a true sense of elevated experiences and authenticity.



## Resort-style Rooftop Pool



## 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 deck with two pools for all day sun:
  - Tranquil 160' east pool overlooking Tampa Bay
  - West pool with dual spas, perfectly positioned to capture golden sunsets
  - Expansive bar and lounge
- Legendary Waldorf Astoria Peacock Alley inspired sky lounge
- Rooftop pool 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 room
- Golf Simulator
- Kids & teen entertainment center
- Pet Spa



State-of-the-Art Fitness Center



Rooftop Bar



# A SANCTUARY OF SERENITY

Return to a home where the rhythm of the waves and the energy of downtown St. Petersburg blend for a lifestyle as captivating as the view itself.







## 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







## ELEMENTS OF ELEGANCE

Designed by the acclaimed firm BAMO, the kitchens and primary bathrooms at Waldorf Astoria Residences St. Petersburg embody serene sophistication. Rich textures, custom finishes, and artful details create spaces that invite relaxation, indulgence, and an elevated sense of everyday ritual.

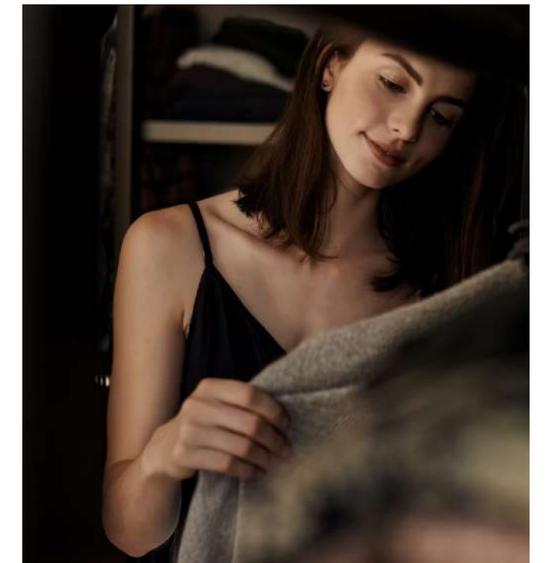
### KITCHENS

- 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









## ELEGANT SERVICES

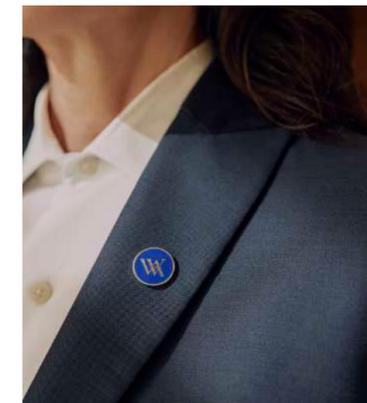
As an iconic brand synonymous with timeless luxury rooted in elegant service, Waldorf Astoria delivers a personalized living experience like no other to St. Petersburg. High touch, anticipatory service promises an effortless lifestyle granting residents unforgettable moments and memories to last a lifetime.

### 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
- Professional management of all facilities, including cleaning and maintenance

### A LA CARTE

- 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](http://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

A collective of visionary architects, designers, artisans, and esteemed developers have come together to create Waldorf Astoria Residences St. Petersburg—a living experience that seamlessly blends innovation with timeless elegance. Every detail, from the thoughtfully curated materials to the exquisite finishes, reflects a shared commitment to crafting spaces that inspire and endure.

DEVELOPERS



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 over 150 real estate transactions including over 80 residential buildings in Manhattan during its over 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.



Over the past 40 years, Feldman Equities has developed or acquired over eleven million square feet of commercial real estate with an aggregate value in excess of \$3 billion. Feldman Equities owns and manages 2.5 million square feet of Class A commercial real estate in Florida.

INTERIOR DESIGN FIRM



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 our work.

BAMO engage 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.

ARCHITECT OF RECORD



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.



# WALDORF ASTORIA®

RESIDENCES · ST. PETERSBURG

[WAresidencesstpetersburg.com](http://WAresidencesstpetersburg.com)



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