



LYND
Conscious Real Estate

LYND, ENDEAVOR REAL ESTATE GROUP COMMENCE CONSTRUCTION ON 36-STORY, LUXURY APARTMENT HIGH-RISE IN DOWNTOWN AUSTIN



San Antonio-based Lynd, in partnership with Austin-based Endeavor Real Estate Group, has commenced construction on The Bowie, a 36-story, 358-unit luxury apartment building in downtown Austin. Financing for the project is being provided by an institutional investor, who is being advised by Dallas-based L&B Realty Advisors, LLP. This is the second collaboration between Lynd and L&B Realty Advisors – the first being on the successful EnV Chicago high-rise, which was awarded Multifamily Executive's *Project of the Year* in 2011.

The site is directly across the street from Whole Foods' headquarters and flagship grocery store, and sits within the Market District - one block east of Lamar Blvd and two blocks north of Lady Bird Lake.

The tower, designed by Dallas-based HKS Architects and being constructed by Houston-based Harvey-Cleary Builders, will include 4,000 square feet of ground floor retail, a 463-space parking garage on floors 1 through 7, 41,000 square feet of office space on floors 8 and 9, and residences on floors 10 through 35. The 36th floor rooftop will house the highest swimming pool in Austin, as well as the fitness center and catering kitchen.

Units will range in size from 448 square foot studios to over 2,000 square foot three-bedrooms. The building will contain a majority of studios and one-bedroom floorplans, and the top five residential floors will house 35 penthouse units, including all of the three-bedroom units.

Building amenities will include:

- Concierge services
- Structured and secured parking with LED lighting
- Conference room with videoconference capabilities
- Dog run and wash
- Vehicle charging station
- Multiple outdoor terraces and grilling areas
- 31st floor clubroom with a folding NanaWall of panelized floor-to-ceiling glass leading to outdoor terrace with fire pit
- Rooftop swimming pool with abundant lounge areas and cabanas
- Rooftop fitness center with expansive views of the Hill Country and downtown

The luxury homes will feature:

- Stainless steel appliances
- Floor-to-ceiling windows
- Front load washers and dryers
- Granite and quartz countertops
- Solar window shades
- Hardwood flooring throughout
- Glass backsplashes
- Custom cabinetry
- 8'-0" entry and interior doors

First residential units are expected to come online in October 2014, with final completion scheduled for March 2015. The building is seeking USGBC's LEED Certification.

About Lynd

Headquartered in San Antonio, with regional offices in Miami and Denver, Lynd is a national real estate company that develops, manages, finances, and invests in multifamily, commercial, and hospitality properties. With approximately 35,000 residential units under management, Lynd is one of the largest multifamily management companies in the country. For more information, visit www.lyndworld.com.

Copyright © 2014 LYND, All rights reserved.

Lynd | Bringing a full-service, strategic approach to real estate investment and management

Our mailing address is:

LYND
8000 IH 10 West
Suite 1200
San Antonio, TX 78230