



**Redbrick LMD Signs Atlas Brew Works as Anchor Retailer
at The Douglass in the Bridge District in Washington, DC**

*Popular DC-Based Craft Brewery Noted for Focus on Sustainability to Lease More than
24,000 Square Feet for its Third DC Location*

For Immediate Release

WASHINGTON, DC (April 10, 2023)—Redbrick LMD today announced that Atlas Brew Works has signed a 24,260 square-foot long-term lease at The Douglass, the first building of the transformative [Bridge District](#) development. The award-winning craft brewpub, along with its food partner Andy's Pizza, plans to feature a large tap room, outdoor seating, and brewery operations. Atlas Brew Works is the anchor retail tenant at The Douglass, which is currently the largest multifamily development to pursue Zero Carbon Certification from the International Living Future Institute (ILFI), and the only one in the DC area.

"The lease with Atlas, an established and successful food and beverage operator, is an important affirmation of our vision for the Bridge District and signals that great things are coming to this exciting new neighborhood. Atlas, which serves beer brewed by solar power, shares Redbrick LMD's commitment and focus on the highest levels of sustainability. In addition, having Atlas in the Bridge District supports our goal of creating dynamic experiences for residents and visitors alike. We are thrilled to have Atlas as an activated anchor for our placemaking strategy at the Bridge District," said Britt Snider, Principal at Redbrick LMD.

The company is expected to begin its operations in the Bridge District in early 2025.

"We're extremely excited to bring Atlas Brew Works' award-winning craft beer to the Bridge District and Anacostia," said Founder & CEO Justin Cox. "We pride ourselves on being sustainable stewards and love the eco-conscious design and values of The Douglass development. We're also ecstatic to expand capacity and operations to keep up with demand in over 24,000 square feet of space."

Currently under construction, The Douglass is a 757-unit multifamily building overlooking the Anacostia River and adjacent to Anacostia Park, with sweeping views of the Washington, DC and Arlington, VA skylines. The extensive retail offerings and amenities at the Bridge District will enable residents of The Douglass to enjoy a lifestyle of convenience in an urban environment surrounded by nature.

The Bridge District encompasses approximately eight acres of entitled matter-of-right, mixed-use density in support of nearly 2.5 million square feet planned to be developed into a dynamic

neighborhood of multifamily apartments, retail, and offices. Strategically located in the path of growth along the Washington Metro's Green Line, the Bridge District intends to provide premier work-from-home capabilities, attractive amenities and services for residents and visitors, a health and wellness theme, and access to nature in an urban environment. All buildings planned for construction at the Bridge District currently target ILFI Zero Carbon Certification and the highest levels of sustainability that are practically achievable for near-term multifamily development in Washington, DC.

Steve Gaudio at District Equities represented Atlas Brew Works. David Ward and Ray Schupp at H&R Retail represented Redbrick LMD.

About Atlas Brew Works

Located in DC's Ivy City and Capitol Riverfront neighborhoods, Atlas Brew Works creates balanced, great-tasting ales and lagers in a solar-powered facility. Its second location opened across from Nationals Park in early-April 2020, and its third location is slated to open in Alexandria, Virginia, in late-2023. Atlas is available in bars, restaurants, and stores throughout DC, Northern Virginia, Maryland, and Tennessee. DC, Virginia, Pennsylvania, and Ohio residents can order Atlas through DTC shipping. For a full list of Atlas' beer portfolio visit www.atlasbrewworks.com.

About Redbrick LMD

Redbrick LMD is a community-minded developer, owner, and asset manager of high-impact real estate, helping to create transformative buildings and dynamic urban neighborhoods that reflect how people want to live, work, and play. Headquartered in Washington, DC, Redbrick has extensive experience and knowledge in developing new projects from the ground up, acquiring, and repositioning existing projects, navigating entitlement processes, and structuring real estate transactions to maximize risk-adjusted returns. Redbrick LMD has developed, redeveloped, and managed more than 5,000 multifamily units nationally across a diverse portfolio of mixed-use assets. Since 2000, the principals have closed more than \$2 billion in real estate transactions and are currently managing a development pipeline of approximately 8 million square feet on owned or controlled land. For more information, visit our [website](#).

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