



RIW

RALEIGH IRON WORKS

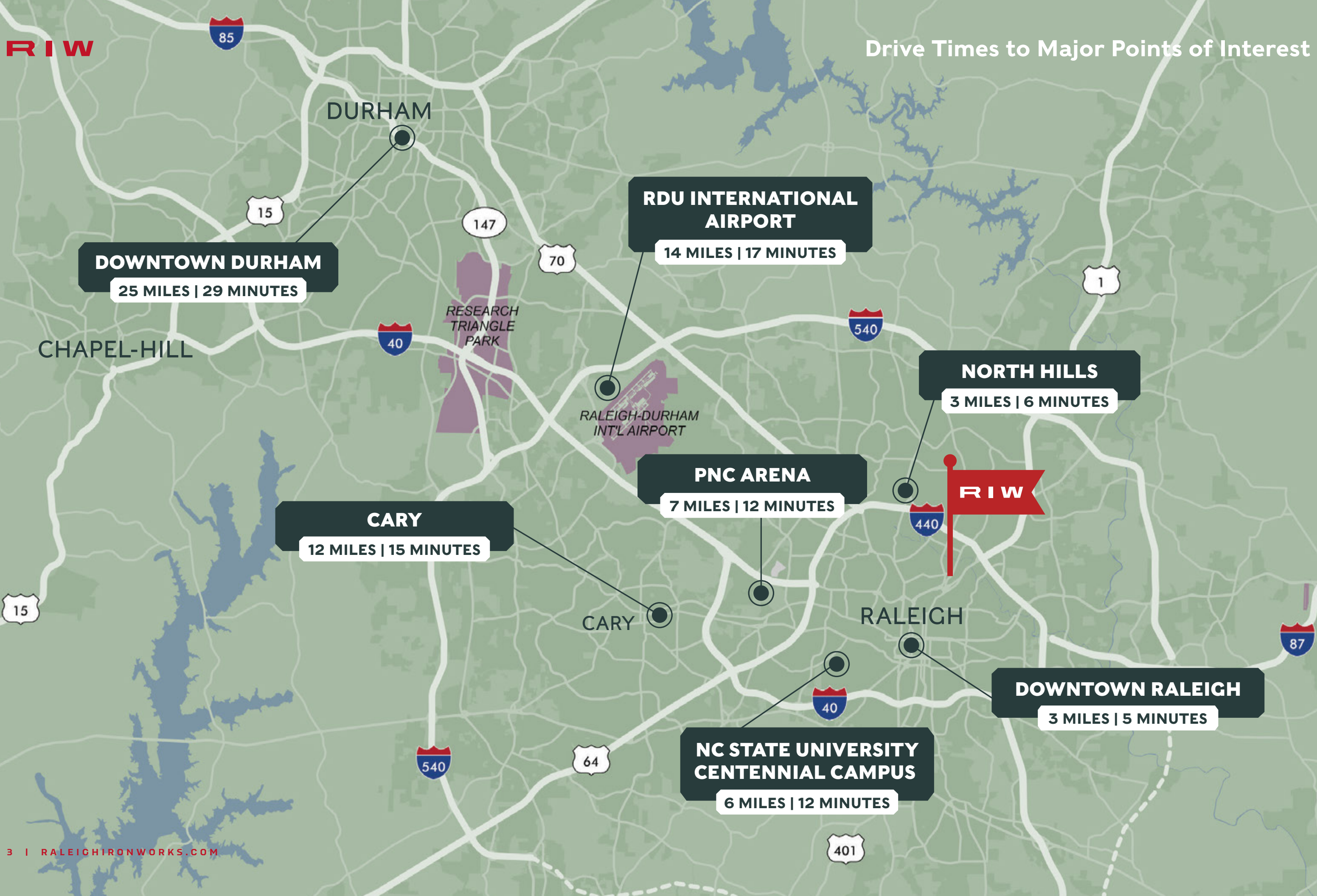
NORTH CAROLINA

PEDEN STEEL COMPANY	
RALEIGH, NORTH CAROLINA	
BUILDING SOUTH ELEVATION WELDING SHOP #6	
LOCATION RALEIGH, N.C.	
CONTRACTOR PEDEN INDUSTRIES	
ARCHITECT	
DATE	
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Raleigh Iron Works is a mixed-use development connecting Raleigh’s history to its future through innovative, curated, and dynamic spaces.

Raleigh Iron Works is a vibrant live, work, play destination offering an eclectic mix of retail concepts, a growing foodie scene, and ample office space in a historic industrial setting. Serving as a bridge to Downtown Raleigh from this formerly industrial stretch of Atlantic Ave., the Raleigh Iron Works District delivers a diverse and dynamic office environment suited to today’s office tenants.



RIW

Location
Davis Square

5 Minutes
NORTH HILLS

Midtown East Shopping Center
Cava
Crumbl Cookie
Starbucks
Torchy's Tacos
BB's Chicken

Trader Joe's

Holly Park Shopping Center
Ulta
DSW Warehouse
Trek Bicycle Store
Ross

The Tradition at Meadow Park

Courtland Midtown East

Manor at Six Forks Apartments

Retail

Residential

Neighborhoods

7-10 Minutes

Bloomsbury Bistro
NOFO
Hayes Baron Cafe
Lilly's Pizza

McNeil Pointe
Brew Coffee Bar
Chido Taco
F45 Training
Jersey Mike's
Shuckin' Shack
Venture Pizza

Chick-Fil-A
Restaurant

The Ritz Music Venue

SALVAGE YARD
ESTD 2022
RALEIGH IRON WORKS

FORGE
AT RALEIGH IRON WORKS

RIW

7-10 Minutes

Crafty Beer, Wine & Spirits
Lola's Beach Bar
Lonerider

DOCK 1053

East End Market
East East Bistrot
East Bower Cidery

5 Minutes

VILLAGE DISTRICT

7-10 Minutes

Stanbury
Pizza Box
Standard
The Station
Crawford and Son
Jolie
(ish) delicatessen

Mordecai Beverage Co.

Gateway Plaza
Union Special
Mordecai Beverage
Fine Folk
Miso Ramen

7-10 Minutes

7-10 Minutes
Otomi Comida
The Optimist
Raleigh

7-10 Minutes
DOWNTOWN RALEIGH

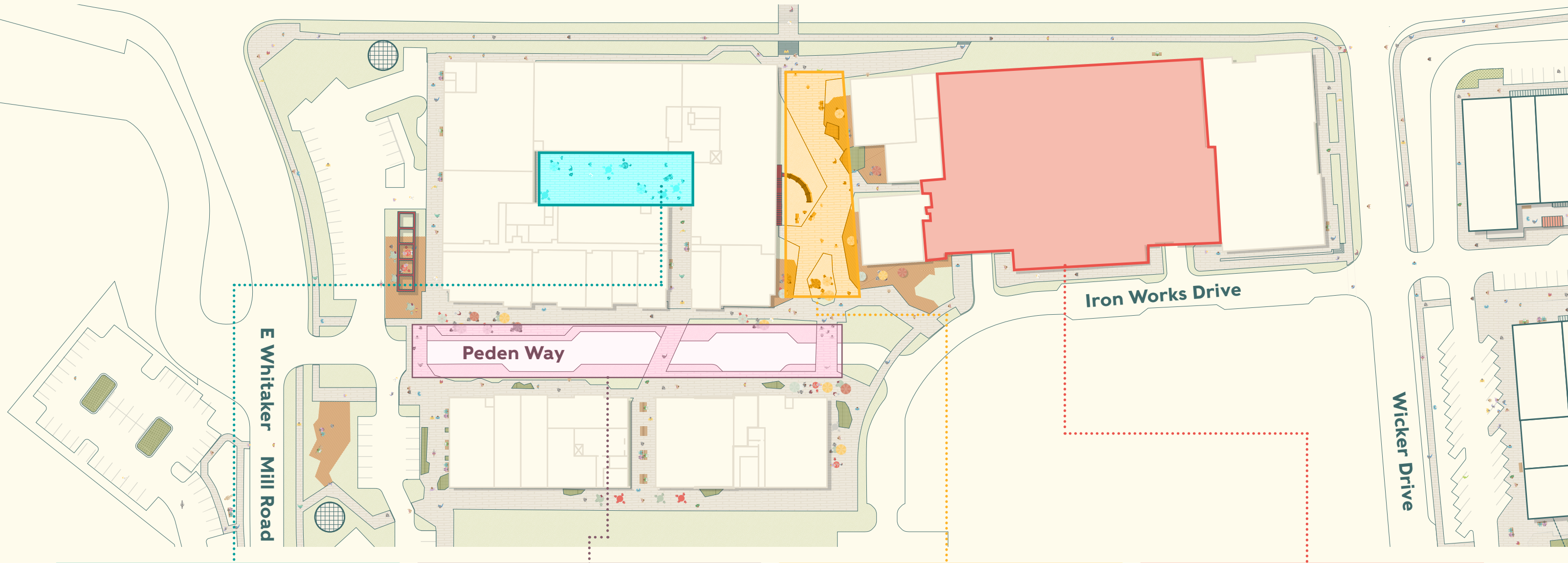
Raleigh Iron Works: Today



71K SF RETAIL,
RESTAURANT, &
FITNESS SPACE

170K SF CLASS A
CREATIVE
OFFICE SPACE

219 NEW
RESIDENTIAL
UNITS



The Courtyard

Step into our secluded courtyard oasis with native landscaping and ample seating



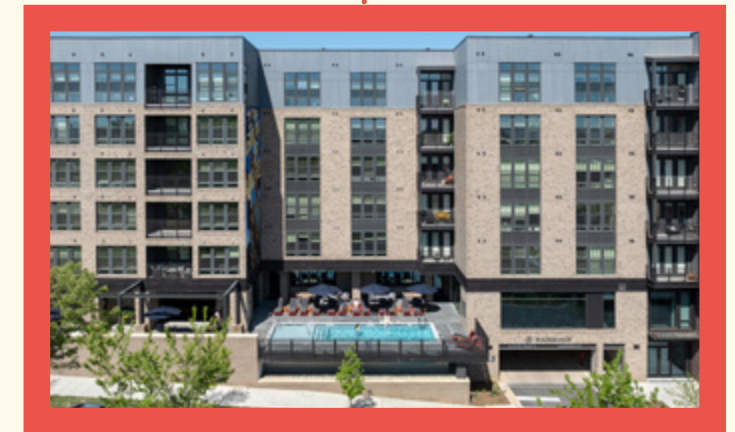
Peden Way Promenade

Peden Way is our central pedestrian promenade, with events, activations and more this is the heart of RIW



The Yard

The Yard is home to our iconic slide, as well as the main activity point of the site with ample seating, access to retail, and direct access from offices



Residential (Forge at RIW)

Forge Apartments offers 219 studio, one-and-two bedroom units and is home to our central parking structure



DOCK 1053

DOUBLE GABLE

FORCE APARTMENTS

SALVAGE YARD

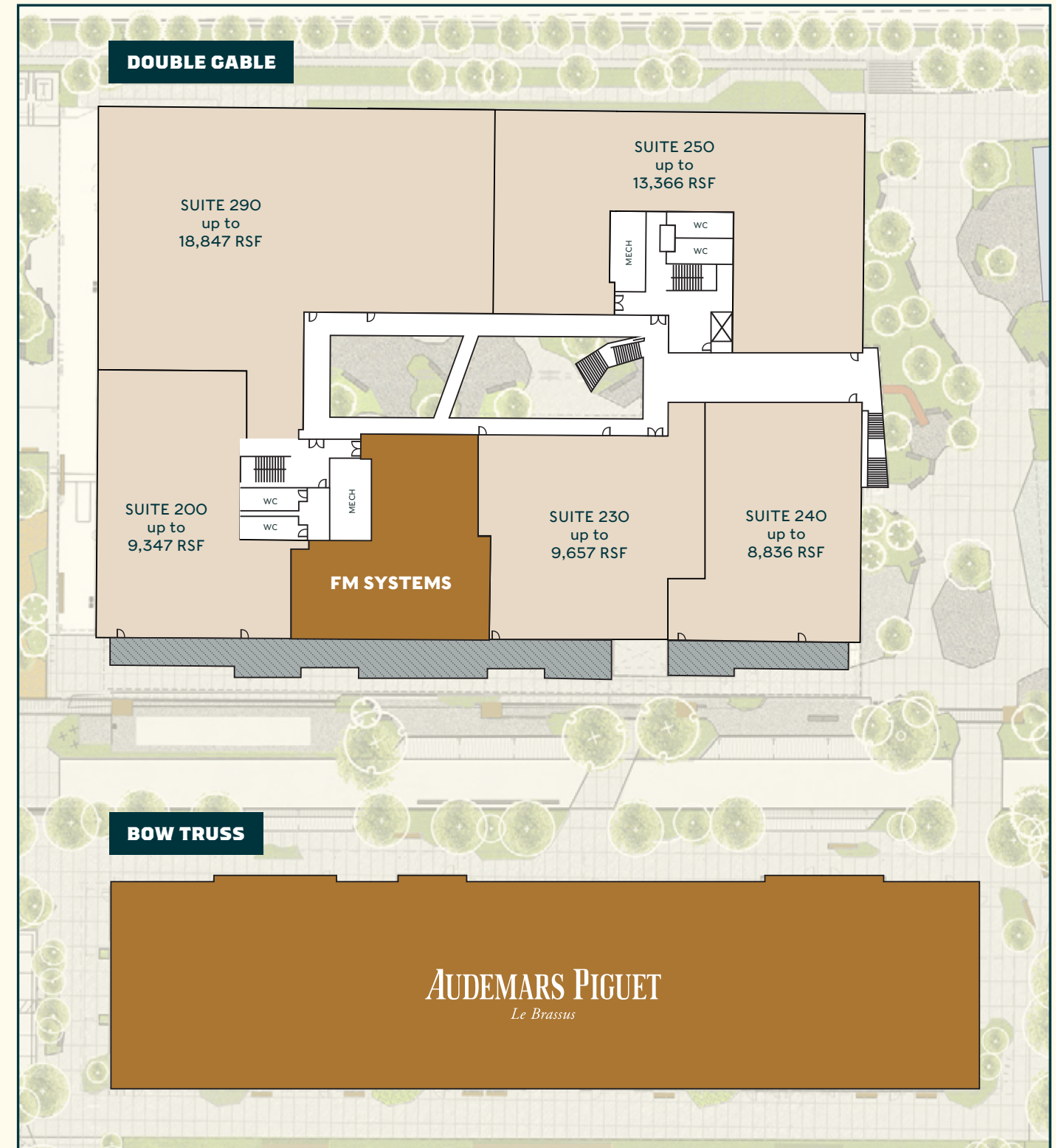
RIW

BOW TRUSS

BAC



Office Space (Leased) Office Space (Available)



Retail Space (Leased) Retail Space (Available)

Sustainability Map

Energy

- 1 LED Street Lighting

Materials & Resources

- 2 Certified Green Building
- 7 Original Steel Joists & Roof
- 10 Construction Waste Diversion
- 12 Recycling Program
- 15 Green Cleaning

Alternative Transportation

- 3 Preferred Parking for Ride-Share
- 5 Flexible Work Arrangements
- 9 Bike Facilities

Site & Landscape

- 4 Native, Adaptive, or Drought-Tolerant Plants
- 6 No-Mow Grass
- 11 Drip Irrigation with Smart Controls
- 13 Carbon Sequestration Through Planting
- 14 Future Greenway Access

Water Efficiency

- 8 Water Efficient Showers & Toilets

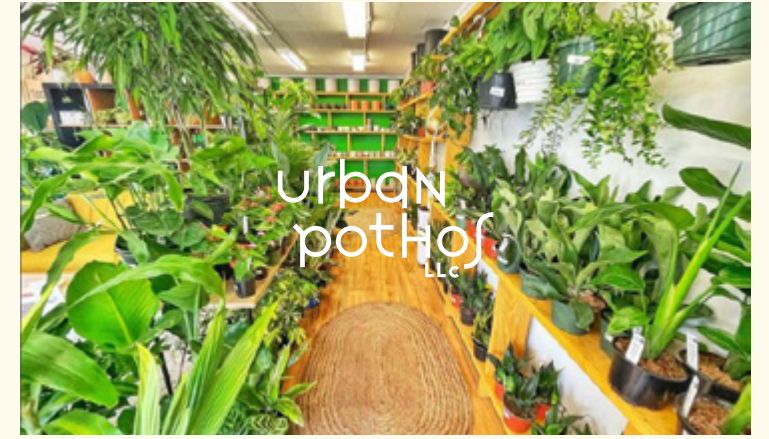
Certifications

- 16 LEED CS Gold Certified
- 17 LEED ND v4 Gold Certified

- Outdoor Bike Rack
- Transit Stop







“ We had our highest sales day ever at Small Business Saturday, topping record sales at our other three brick-and-mortar locations. ”

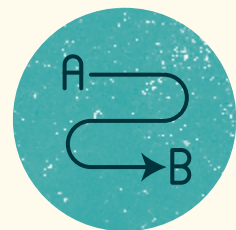
– Sarah Moody, Triangle Pop-Up



2 DISTRICT-WIDE EVENTS PER MONTH TARGETING NEIGHBORHOOD COMMUNITIES WITH AN AVERAGE HHI OF \$114,000



EVENTS TARGET OUR THREE TARGET DEMOGRAPHICS WITHIN A 5MI RADIUS OF 256,800 RESIDENTS



DISTRICT EVENTS ATTRACT ATTENDEES STATEWIDE, WITH 65% OF PATRONS TRAVELING FROM OUTSIDE THE RALEIGH AREA TO ATTEND MONTHLY EVENTS



The Team

A project of Raleigh Iron Work’s scale and scope requires the experienced leadership of owners committed to crafting landmark projects that create enduring quality, long-term value and a sense of community. Jamestown and Grubb Ventures are just such the owners.

JAMESTOWN boasts an impressive portfolio of urban community cornerstones centered around prominent historic renovations, including highly-regarded developments such as Ponce City Market in Atlanta, Chelsea Market in New York and Industry City in Brooklyn.

GRUBB VENTURES has extensive experience in creating and redeveloping high quality communities in infill locations in North Carolina, including renowned neighbor, Dock 1053 and Glenwood Place.





LEASING *at* RALEIGH IRON WORKS



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SCAN FOR
PROPERTY VIDEO

