



HOSPITALITY & RETAIL

GROUND FLOOR

LUXURY CONDO TOWER LANDS RINCON HILL'S FIRST GROCERY STORE

By Katie Burke

Tishman Speyer's Lumina condo towers already had a spa, pet grooming station and an in-house car service, but the addition of a new ground-floor tenant will fill a void in the neighborhood — a grocery store.

Upscale grocer Woodlands Market opened in one of Lumina's Rincon Hill towers last week, anchoring its 42-story highrise with a 9,500-square-foot storefront.

With two stores open in Marin, the new location is Woodland's third, but it's Rincon Hill's first full-service grocery.

Tishman Speyer's Carl Shannon said the area has changed dramatically since its days as a low-rise, industrial neighborhood with a spaghetti of freeways.

"We needed to make sure there were the right amenities in the project, but that the neighborhood also felt like a convenient place to live," said Shannon, a senior managing director at Tishman.

Within a half-mile of the store, there are just shy of 10,000 homes and 15,000 employees. More than 85 percent of the tower's 656 residences are sold or under contract.

