



South Boston Waterfront Home of the Innovation District

Largest privately funded construction site in the nation: Vertex

First public innovation center in the nation - District Hall

World Headquarters of Au Bon Pain, Gillette, and John Hancock,
Future Home of Vertex Pharmaceuticals and State Street

World's best school for entrepreneurship, Babson College

World's largest startup competition and accelerator, MassChallenge

Over 4,000 new jobs and **200 new companies** since 2010



South Boston Waterfront

South Boston Waterfront Area Statistics (1 mile radius)



“The South Boston Waterfront has it all. From hot new restaurants to 3 contemporary museums, hotels, chic shops, and innovative companies and work spaces, the waterfront is the place to be. Come be a part of it.” – Mayor Thomas M. Menino



Public Transit riders on MBTA (Red Line, Silver Line and buses): **5.4M**

Under Construction: **\$1.6 Billion, 3.5M SF**

Housing Units since 2000: **1,000+**

BCEC and Hynes Conv. Ctr.: 654,199 attendees, 245 events = **\$650M of Economic Impact**

New Employees since 2010: **4,000+**

Since 2010, 44% of jobs: Tech Industry

New Businesses since 2010: **200+**

Museums & Cultural Institutions:
ICA, Boston Tea Party, Children’s Museum, Bank Of America Pavilion

Employment and Payroll Growth: **24%**



Please note: Map may not accurately reflect all area businesses.

Featured Development Projects

Projects in design, planning, or under construction

Usage Key: Housing Retail Office Space Dining Civic Hotel

Recently Completed



1 District Hall

\$5.5M, 12,000 SF, center of the Innovation District - gathering place for innovation community, public infrastructure to facilitate networking & connection. Flexible interior spaces: events, pop-up retail, exhibitions, data-gathering, conferences. 4000 SF restaurant/outdoor seating. Developer: BGI



2 51 Melcher Street

Factory 63
Factory 63: 173,000 SF, 50+ residential units - innovation housing and artist live/work units, 18,000 SF retail/restaurant. Developer: Gerding Edlen Development
51 Melcher St: 95,000 SF office. Developer: Synergy



3 Marriott Residence Inn

\$45M, 105,000 SF, 120-room extended stay Marriott Residence Inn with 2 ground floor retail/restaurant spaces. Developer: Norwich Partners



4 Fan Pier

\$800M, 21 acres, 3M SF of development, 2M SF of office space. Two 18-story buildings, 60,000 SF of ground floor restaurant and retail. Future headquarters of Vertex Pharmaceuticals. Developer: Fallon Company



5 Pier 4

315,000 SF hotel, 625,000 SF residential, and civic and retail space. Developer: New England Development



6 411 D Street

\$62M, 197,000 SF, 2 buildings, 197 residential units. Developer: Cresset Development



7 Waterside Place

\$120M, 372,000 SF, 235 residential units, and grocery store. Developer: Drew Company



8 319 A Street Rear

\$100M, 257,000 SF, 202 residential units. Developer: Gerding Edlen

Board Approved Project



9 Seaport Square

**6.5M SF
2.5M SF residential space
1.5M SF new office space
2 hotels
1.5M SF of multi-level retail / restaurant / entertainment
Cultural and educational center
Developer: Boston Global Investors (BGI)**