



FOR IMMEDIATE RELEASE

For more information contact:
Amy Moss
Conrad Properties
314-721-3202
amy@conradprop.com

Conrad Properties Reports That 11 Condos Worth More than \$7 Million Reserved in First 7 Days of Sales at 4545 Lindell in the Central West End

June 1, 2005 — St. Louis, MO — A building destined to become the newest landmark on the skyline of the Central West End is off to a strong start with word that 11 condominiums worth \$7.5 million were reserved in the first 7 days of pre-sales at **4545 Conrad Properties Corp.** is developing the 10-story, 34-unit residential high-rise that will introduce the “High Design” architectural style to metro St. Louis at 4545 Lindell Boulevard.

“We are gratified to have ‘hit the ground running’ at 4545,” said **Craig Saur**, Conrad principal-in-charge. “With such a strong response, we anticipate breaking ground as early as this fall. We are honored that these individuals and families have committed to team with us over the next two years as we make 4545 a reality.”

“Given the on-going vitality of the housing market in the Central West End and the fact that we are offering approachably priced homes in a building with fresh design concepts totally unique to the St. Louis market, we were optimistic about getting off to a good start. It is satisfying to have our optimism affirmed.”

Creating distinction for the building at the street will be its floor-to-ceiling windows of insulated, colored glass. They will form a seamless exterior joined by 90-degree “floating” glass corners and detailed by exposed concrete elements.

Inside, every home will have direct, private elevator access. Additionally, since each floor holds four or less condominiums, every residence is a corner unit. “The owner will step from the elevator directly into his or her private foyer. There will be no common corridors,” said Saur.

The thematic “High Design” structure – likened to a transparent jewel box – was created by architect **Louis Saur**, with interiors from another local design legend, **Robert Lococo**.

Plans range from 1,530 square feet (with one bedroom, a den and one and one-half baths) to 3,147 square feet (with three bedrooms and two and one-half baths). Penthouses will have 3,305 to 4,244 square feet and allow owners to custom design their space. Prices start at \$525,000.