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Skanska Announces New Retail Lease with Lord Hobo Brewing Co. at Two Drydock

Local craft brewer will open its flagship Boston location and largest storefront in the Seaport District's fast-growing Drydock area

BOSTON - [Skanska](#), a leading global development and construction firm, today announced that it has signed a 9,000-square-foot lease with local craft brewer, [Lord Hobo Brewing Co.](#), at [Two Drydock](#), the firm's sixth commercial development in Boston. Lord Hobo will occupy all of the available retail space at Two Drydock and feature a large outdoor plaza. This is Lord Hobo's newest and largest location in Boston. Their space will feature a brewery as well as a full-service restaurant that will serve as an amenity for both the Building and for the Raymond L. Flynn Marine Park.

Once completed, Two Drydock will be a 13-story, 230,000-square-foot, Class-A office building with a 12,000-square-foot outdoor public plaza. The building, targeting LEED® gold and Fitwel certification, will offer tenants access to an 8,000-square-foot rooftop terrace with a 5,500-square-foot interior amenity space, which features a state-of-the-art fitness center and conference and lounge space with panoramic views of Boston Harbor and the city skyline. The building will also provide bike storage and 150 above-ground parking spaces, strategically placed on floors two through four, for potential future repositioning given the expected increase in driverless cars and other ride-sharing services.

"When developing office space, our goal is to create inspiring atmospheres that our tenants and their employees look forward to entering each day," said Russ DeMartino, Executive Vice President for Skanska USA Commercial Development in Boston. "Lord Hobo's new offering helps us accomplish that goal at Two Drydock."

Combining elements of its sister sites in Woburn and Cambridge, MA, Lord Hobo's Two Drydock location will feature a full gastro-pub menu, complex cocktails, a taproom, brewery and lounge areas. Additionally, they will be launching a new coffee concept in the lobby for tenants and the local community to discover.

"With this new location, we have the opportunity to build our version of the Taj Mahal of breweries in the Seaport and to bring a fantastic amenity to the tenants of Two Drydock, while adding more variety to the neighborhood's retail scene," said Daniel Lanigan, Founder of Lord Hobo Brewing Co. "As Boston evolves, we want to evolve with it, and Skanska's vision for what they wanted to accomplish with the building was fully in line with our goals."

Located at 2 Drydock Avenue in the Seaport, the building is proximate to the MBTA's Silver Line that travels to and from South Station in nearly 10 minutes; and a short drive

from I-90, I-93, and Logan International Airport. There will also be a shuttle that provides direct access to North Station.

Two Drydock broke ground in June 2018 and will be completed in the first quarter of 2020. To commemorate the project start, Skanska joined Mayor Martin J. Walsh to present a \$100,000 donation to [The Martin Richard Foundation](#) for the creation of Martin's Park, a public green space steps from the Boston Children's Museum that was completed in June 2019. The foundation provides opportunities for young people to learn, grow, and lead through volunteerism and community engagement. It was established in honor of the late Martin W. Richard, the youngest victim of the Boston Marathon bombings, who enjoyed playing in Boston's fields and playgrounds while growing up in Dorchester, MA.

Skanska has delivered over 1.7 million square feet of transit-oriented, sustainable development throughout Greater Boston. The company's other developments in the area include **121 Seaport**, the first and only LEED Platinum elliptical tower in the city with 400,000 square feet of Class-A, flexible office space that is home to PTC and Alexion; **101 Seaport**, the North American headquarters for PwC; **Harbor Way**, a 70-foot-wide pedestrian promenade with 20,000-square-feet of tree-lined open space and retail between 101 and 121 Seaport; **Watermark Seaport**, a 300,000-square-foot, LEED Gold residential building with ground-floor retail; **The Harlo**, a 17-story, 183,000-square-foot residential tower with 212 apartments and approximately 7,000-square-feet of ground-floor retail; and, **150 Second Street**, a lab and office building in Cambridge.

Skanska has developed, built and restored New England's landmarks for more than 70 years, from its developments in the Seaport and Gillette Stadium, to the Novartis Institute for Biomedical Research and the Longfellow Bridge. Skanska continues to leverage its local knowledge and global expertise to shape the region's commercial real estate and healthcare and life science facilities, as well as enhancing and expanding essential transportation and energy infrastructure.

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This and previous releases can also be found at www.usa.skanska.com.

About Skanska USA

Skanska is one of the world's leading construction and development companies. In the U.S., Skanska's core operations include building construction, civil infrastructure and developing self-financed commercial properties, which together generated \$8 billion in revenue in 2018. As a developer in the U.S., Skanska has invested a total of \$2.3 billion in commercial and multi-family projects. With U.S. headquarters in New York City, Skanska has offices in 28 metro areas with 9,000 employees nationwide. Skanska is an industry-leading innovator in both safety and project execution, and offers competitive solutions for both traditional and complex assignments to help build a more sustainable

future for our customers and communities. Global revenue of parent company Skanska AB, headquartered in Stockholm and listed on the Stockholm Stock Exchange, totaled approximately \$20 billion in 2018.

About Lord Hobo Brewing Co.

With beer on a pedestal and adventure up our sleeve, we set out to craft style-defining New England beers that highlight paramount traits of quality ingredients. Like us, our beers are elegant yet raw, free-spirited yet sophisticated. Beer has a unique ability to bring all kinds of people together, from the Lords that only enjoy the finer things in life, to the Hobos that work hard to earn their small pleasures, great beer is an accessible luxury. Proudly brewed in Massachusetts, we're bringing the New England beer experience to thirsty fans everywhere. We relish in the connection and find sanctuary in the beers that unite us. — Lords and Hobos alike, we all deserve to drink like royalty.

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