

## One South Realty Group

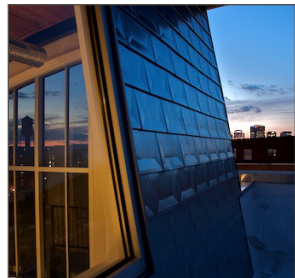
One South Realty Group is a network of talented individuals that represent all aspects of real estate, from residential and commercial properties, to property management, finance, development and investment sales.

Whether your interests lie in single-family homes, multi-family communities, or urban development, the partners at One South have the resources to accommodate all of your real estate investment needs.

In addition to our knowledge and expertise, we also have a vested interest in our relationships with clients. We consider everyone we work with a neighbor, and with that in mind, we are determined to offer the highest level of service, the best marketing, and the most competitive pricing strategies available in the city of Richmond.

So whether you are a first-time buyer, a developer, or in need of a new approach to selling your current property, One South Realty Group would love to have the opportunity to work with you.

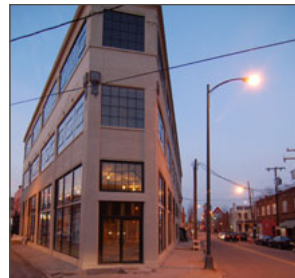
### Other Notable One South Realty Group Projects:



**The Reserve**  
25th and East Franklin  
from \$189,000



**Tribeca Brownstones**  
400 Block of S. Harrison  
from \$299,000



**Emrick Flats**  
101 West Marshall Street  
from \$239,000



**The Mews at Cary Mill**

**The Mews at Cary Mill**  
1708 West Cary Street  
from \$235,000

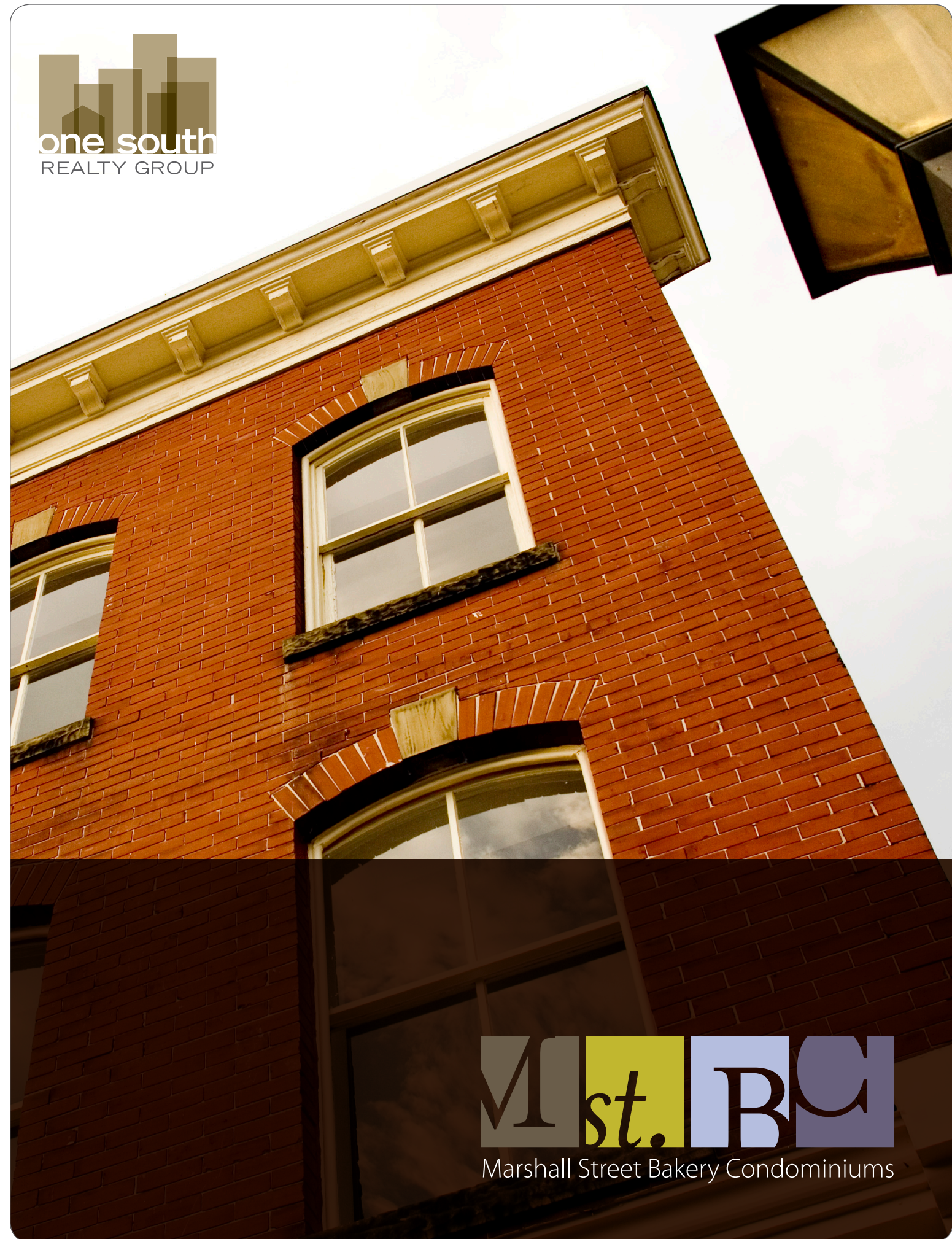
For more information about all of our projects, visit [www.onesouthrealty.com/projects](http://www.onesouthrealty.com/projects).



*Your needs. Our skills. One South.*

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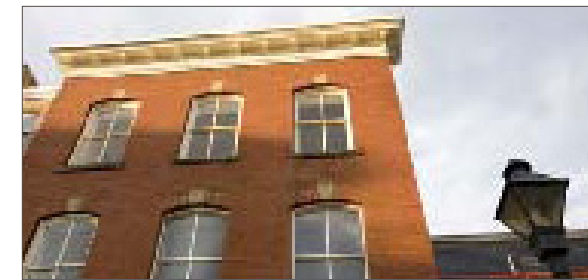
Marshall Street Bakery Condominiums



## marshall street bakery condominiums

No matter where you go when you walk out of the Marshall Street Bakery, there is something happening. Nightlife and art, restaurants and music, growth and renovation all abound in the growing market that is the “New” Richmond.

Smartly designed to capture the urban living experience, the Marshall Street Bakery combines powerful views, luxury interiors and a



Developers	The Hansen Companies Colony Management
Architect	Walter Parks Architect
Prices	\$189,000—\$325,000

wonderful amenity package. Secured parking, fitness room and central courtyard, all combine to give the Marshall Street Bakery everything needed to fully enjoy downtown living.

Each space offers maple cabinets, granite tops, tile backsplashes, bamboo floors, and private balconies.



## the area One Billion on Broad



## the architect Walter Parks Architect



\$1,000,000,000 is an astounding number.

It is even more astounding when you realize that it has been spent in your city along one corridor. Projects such as Philip Morris/ Altria Research Center (\$380M), Richmond Convention Center (\$162M), Federal Courthouse Complex (\$120M), Miller & Rhodes | Hilton Garden Inn (\$100M), Center Stage | Carpenter Center (\$60M), Siegel Center (\$30M), City Hall Renovation (\$25M), VCU Brand Center (\$3M) are all part the big picture.

This investment in has led to numerous successful residential projects following suit and providing stylish, chic and dynamic living options for the urbanite. The Emrick Flats, Marshall Street Bakery, Iron House Place and 2C are some of the most notable success stories.

The nightlife has returned as well with Comfort, Tarrant's, Popkin Tavern, Bistro 27 and Croaker Spot providing amazing dining options. The National Theater and Carpenter Center/Center Stage provide music and fine arts to the mix.

**Walter Parks Architect** is a Richmond-based architecture firm continually searching for innovative ways to solve the challenges brought to us by our clients. We are committed to producing excellent work for a select client base.

The scale of our projects vary from single-family residences to the renovation of entire city blocks, and encompass a wide range of residential and commercial project types.

Projects include: Southern Stove Works Lofts, 3 North 17th Street, The Pohlig Brothers Building and Shockoe Commons.

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