

Lendlease announces new retail tenant, art program at FORUM in Boston

Tradesman Coffee Shop and Lounge will occupy first-floor retail space of new life sciences building, while partnership with TurningArt and J. Perry Fine Art will showcase works from local artists

(Boston, Nov. 7, 2024) [Lendlease](#), a leading integrated real estate group, announced today it has signed a first-floor retail lease with [Tradesman Coffee Shop and Lounge](#) at [FORUM](#), its nine-story, 350,000-square-foot life sciences development at 60 Guest St. in Boston's Allston-Brighton neighborhood. In addition, Lendlease has entered into a partnership with [TurningArt](#) and [J. Perry Fine Art](#) to curate pieces for a community-oriented artwork experience.

"FORUM was intentionally designed to incorporate public spaces that further enliven the neighborhood, and we're excited to welcome Tradesman, along with the dynamic art installations from TurningArt and J. Perry Fine Art, to our building," said Mark Barer, Director of Development, Boston, Lendlease. "These additions will significantly contribute to Boston Landing's already vibrant scene, benefiting not only those who work at FORUM, but also local residents and visitors. This is an exciting step in furthering the area's appeal and fostering a space where people can gather, connect and be inspired."

Developed by Lendlease and Ivanhoé Cambridge, the real estate group of CDPQ, and constructed by Consigli, FORUM's ground floor seamlessly integrates the community living room, café and art gallery as well as outdoor seating and dining, creating a vibrant public realm for both building and neighborhood programming.

From the seasoned Boston restaurateur group behind Fin Point Oyster Bar, Amber Road and Urban Wild, Tradesman Coffee Shop and Lounge will debut its fourth location at FORUM with a full-service dining and hospitality experience opening on the building's ground floor lobby in early 2025. Known for its warm and inviting ambiance, Tradesman will bring the highest quality of beans and ingredients to the neighborhood by offering a range of food items including specialty croissants and an all-day menu of sandwiches, light bites and baked goods. Guests will also enjoy locally roasted coffee and espresso drinks, along with a selection of craft beers, wines and cocktails.

The partnership with TurningArt and J. Perry Fine Art will create a rotating artwork experience housed on the first and third floors of the building. Scheduled to debut this month, it will include a dynamic collection of hand-painted canvases and murals, digital displays and original works spanning various mediums, including pieces from Boston-based artists.

“FORUM stands out as an ideal venue for local artists to showcase their work, not only because of its prime location in the heart of the Allston-Brighton neighborhood but also due to its deep connection with Boston’s vibrant creative community,” said **James Perry, Founder J.Perry Fine Art**. “Nestled in a historically and culturally rich hub alongside the Celtics and Bruins practice facilities and the incredible Roadrunner entertainment venue, FORUM offers artists intimate and well-designed spaces by providing the perfect canvas for connecting with the local community.”

In addition to rotating artwork, FORUM features tenant amenities on the third floor including a shared kitchen and eating area, as well as a 7,000-square-foot terrace with cabanas, seating areas, grilling stations and high-speed Wi-Fi. Meeting and collaboration spaces with A/V capabilities are also offered in a variety of configurations to accommodate conferences and meetings of all sizes.

Aligned with Lendlease’s industry-leading sustainability commitment to achieve absolute zero carbon by 2040, FORUM incorporates numerous environmental innovations designed to achieve LEED Platinum, WiredScore Platinum and Fitwell certification and net-zero operations at opening. In addition, FORUM recently qualified for the highest tier energy savings under the Mass Save program through high performance building design.

Situated in the heart of the Boston Landing mixed-use district, FORUM offers multimodal transit access, with convenient access to the Massachusetts Turnpike; MBTA Commuter Rail, whose Boston Landing station is 0.2 miles from the building; and MBTA bus routes that provide service to downtown Boston and Cambridge. Bluebikes, Boston’s public bike-share program, also has a station located on Guest Street.

Nearby attractions and amenities include the New Balance corporate headquarters; a state-of-the-art track and fitness facility; Roadrunner, a popular music venue; and practice facilities for the Celtics and Bruins, as well as a planned hotel and the soon-to-be Allston Yards mixed-use neighborhood.

Through partnering with MassBioEd, a nonprofit education foundation, to foster workforce development across the life sciences industry, FORUM’s common areas will host programs that teach area students and career seekers about the life sciences industry and develop skills that will help them move into careers in the field.

Prospective tenants can tour the FORUM marketing suite by appointment. For more information, contact JLL at (617) 531-4253 or visit www.forumbostonlanding.com.

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About FORUM

Developed by a joint venture of Lendlease and Ivanhoé Cambridge, the real estate group of CDPQ, FORUM is a world-class life science facility offering 350,000 square feet of lab and office space, along with an extensive amenity program that includes a public plaza connected to a ground-floor lounge, café and art gallery. Located in the Allston-Brighton neighborhood, the nine-story development fills one of the last remaining parcels within the Boston Landing mixed-use district, home to New Balance’s corporate



headquarters and practice facilities for the Bruins and Celtics. Designed for LEED Platinum, WiredScore Platinum and Fitwel certification, FORUM will be the first in the emerging cluster of purpose-built life science facilities in Boston Landing upon completion in 2024. FORUM values community partnerships and will host programming to foster workforce development in the life sciences industry through a program with MassBioEd and serve as a showcase for local artists.

About Lendlease

Lendlease is an integrated real estate group with international investment capabilities. Headquartered in Sydney, Australia, and listed on the Australian Securities Exchange, Lendlease's core capabilities are reflected in its operating segments of Investments, Development, and Construction. The combination of these three segments provides the Company with a sustainable competitive advantage in delivering innovative integrated solutions for its customers. For more information, please visit [lendlease.com](https://www.lendlease.com).

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Photo Captions:

- 1. FORUM Exterior rendering:** Lendlease and Ivanhoé Cambridge are nearing completion of FORUM, a nine-story, 350,000-square-foot life science and office building at 60 Guest St., within the Boston Landing mixed-use district in Boston's Allston-Brighton neighborhood.
- 2. FORUM-Ground Floor Lobby Café:** Tradesman Coffee Shop and Lounge will debut its fourth location at FORUM with a full-service dining and hospitality experience opening on the building's ground floor lobby in early 2025.

[Click here](#) to download imagery from Dropbox.

