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For more information, contact:

Jan Bracamonte (J. Lauren PR)..... (480) 540-3842, jan@jlaurenpr.com

Bar Louie Sets Spring Opening at Westgate Entertainment District

Expansive Indoor/Outdoor Restaurant to Feature American Fare and Handcrafted Martinis

GLENDALE, Ariz. (Feb. 16, 2016) – Bar Louie plans to open its second Valley location at Westgate Entertainment District this spring with a 8,703 square-foot restaurant and outdoor lounge that will add yet another unique dining offering to the booming Glendale center.

This is one of several major openings at Westgate over the past few months including Dave & Buster’s and Salt Tacos y Tequila. It also marks the 21st retail lease secured by owner iStar since it acquired, rebranded and turned around the property, further solidifying Westgate as the premier entertainment and dining destination in the West Valley.

Made famous for handcrafted signature martinis, Bar Louie is a bar and eatery with a casual, social atmosphere featuring an exceptional selection of appetizers, flatbreads, salads, burgers and sandwiches. Beer and wine connoisseurs will be impressed with the extensive selection of imports, microbrews and more than 20 wines by the glass. Martinis, margaritas, mojitos, sangrias and cocktails round out the menu.

Bar Louie will be anchored by a large indoor island bar with expansive dining and bar seating featuring modern, yet relaxed design. A massive 3,000-square foot covered patio will wrap the entire restaurant and offer an open-air bar along with an outdoor lounge area offering front-row views of the Bellagio-esque fountains on WaterDance Plaza.

“We are pleased to announce that Bar Louie will join and further broaden our rapidly expanding, outstanding tenant mix,” said Jeff Teetsel, development manager for Westgate Entertainment District. “Known for their signature martinis, urban flair and happy hour programming, Bar Louie further entrenches Westgate Entertainment District as the pre-eminent location in all the West Valley for friends, couples and families to gather, dine, drink and play.”

With an existing Arizona location at Tempe Marketplace, Bar Louie has more than 100 locations and growing across the U.S. Bar Louie plans to open at Westgate by the end of April.

“We’re really excited to open in Westgate”, stated Dan Drummond, chief marketing officer. “Bar Louie is a one-of-a-kind place that delivers a one of a kind experience. We have no doubt our guests will be blown away by the food, drinks and atmosphere.”

For more information about Westgate Entertainment District and to see what’s happening today, visit www.westgateaz.com.

About Westgate Entertainment District

Located in Glendale, Westgate Entertainment District is the premier entertainment destination of the West Valley and a place where people come together for dining, nightlife, shopping, community events, business, concerts, sporting events and celebrations of all kinds. Offering a vibrant outdoor setting with a dancing water fountain and jumping fountains for kids, Westgate

delivers an interactive experience day or night. Located just east of the Loop 101 on Glendale Avenue, it encompasses more than 20 restaurants, retailers and entertainment venues including Buffalo Wild Wings, Yard House, Saddle Ranch, McFadden's, Kabuki Japanese Restaurant, Johnny Rockets, IT'SUGAR and the state's largest AMC Theatres featuring 20 screens. More than 250 events take place here a year ranging from live music every Friday and Saturday night at Fountain Park to Bike Nights, Hot Rod Nights, Fitness in the District, a holiday ice rink and fan experience events. No matter the season, there is something fresh, fun and exciting always happening at Westgate. Westgate is also anchored by Gila River Arena, home to the NHL's Arizona Coyotes, headlining concerts and major events, and is adjacent to the University of Phoenix Stadium, home to the NFL's Arizona Cardinals. For more information, a tenant directory or to see what's happening, visit www.westgateaz.com.

About Bar Louie

Founded in downtown Chicago in 1990, Bar Louie is a bar and eatery with a casual, social atmosphere. Known for their handcrafted signature martinis, they also feature an exceptional selection of appetizers, flatbreads, salads, burgers and sandwiches. While beer and wine lovers will be impressed with the extensive selection of imports, beers on tap and wines by the glass, cocktail drinkers will revel in the 34 signature martinis, mojitos, margaritas and sangrias made from premium liquors, fresh fruit and hand squeezed juices. For other Bar Louie locations or information on franchising opportunities visit barlouie.com.

About iStar Inc.

iStar (NYSE: STAR) finances, invests in and develops real estate and real estate related projects as part of its fully-integrated investment platform. Building on over two decades of experience and more than \$35 billion of transactions, iStar brings uncommon capabilities and new ways of thinking to commercial real estate and adapts its investment strategy to changing market conditions. The Company is structured as a real estate investment trust ("REIT"), with a diversified portfolio focused on larger assets located in major metropolitan markets. Additional information on iStar is available on the Company's website at www.istar.com.

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