

ADVERTISING SECTION
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 Featuring New Urban
 Homes in the Seattle
 Downtown Core.

DOWNTOWN LIVING

FIFTEEN TWENTY-ONE SECOND AVENUE | market district

38-story condo tower breaks ground near Pike Place Market

With bustling cobblestone streets, colorful vendor displays and the sweet scents of globally inspired cuisine drifting through the air, Pike Place Market is the heart and soul of the Market District — one of the most exciting and historic neighborhoods in Seattle.

Just a half-block away from Pike Place Market, Fifteen Twenty-One Second Avenue is adding to the neighborhood's renown by becoming the first residential building to be constructed under the city's new downtown zoning regulations, which encourage urban density and environmentally conscious living through taller and more slender residential buildings. Standing at 440 feet tall when completed in 2008, Fifteen Twenty-One Second Avenue will be the tallest residential tower in Seattle.

Fifteen Twenty-One Second Avenue made Seattle history last month with a unique groundbreaking ceremony. Onlookers watched in awe as an excavator took the first brick-filled bite out of the Green Tortoise Hostel building to make way for Fifteen Twenty-One Second Avenue. Attended by key project team members and many homebuyers, the ceremony received extensive television news coverage and continues to be the talk of the town amongst the real estate industry.

"We're obviously thrilled to break ground with so much market enthusiasm — it's such a validation for our concept," says William Justen of The Justen Company, which collaborated with project developer Opus NWR Development, LLC, on Fifteen Twenty-One Second Avenue. "There is something so special about downtown living, and it largely has to do with the neighborhoods that make up this great city. Pike Place Market provides an atmosphere unlike any other area in Seattle, and we are excited to offer our residents the opportunity to experience it every day."

During the groundbreaking event, Tom Parsons, vice president of Opus NWR Development, presented a \$25,000 check to Marlys Erickson, executive director of the Pike Place Market Foundation, to help fund the Pike Market Child Care and Preschool. In an effort to provide quality education to children, regardless of income levels, the Pike Market Child Care and Preschool generates

more than 50 percent of its annual funding through private donations.

"We wanted to show the Market that we truly care about this historic neighborhood and can't wait to become a part of it," says Parsons.

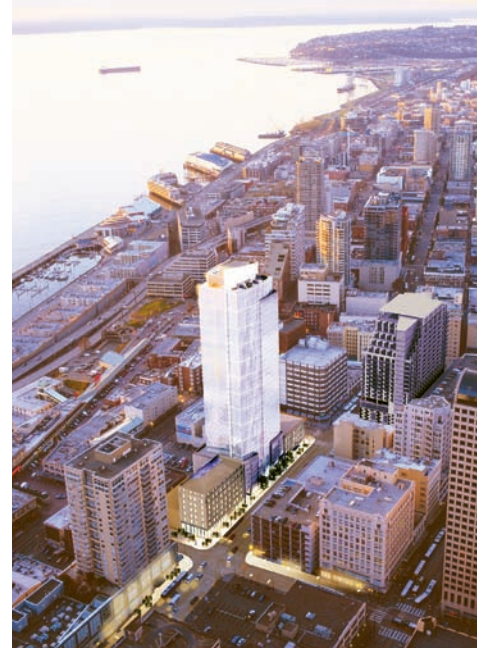
When Fifteen Twenty-One Second Avenue is completed, the 38-story tower will be a central link between Pike Place Market and downtown Seattle's shopping, restaurants and theaters. Nearby cultural amenities include the expanded Seattle Art Museum, Benaroya Hall, Qwest and Safeco fields and Belltown, home to some of Seattle's finest restaurants and popular nightclubs.

Fifteen Twenty-One Second Avenue's location will allow residents to get involved in the lively community that surrounds them, while their in-home luxuries will provide comfort and serenity. Designed by award-winning architect Blaine Weber of Weber + Thompson, the glass-and-steel structure features expansive, penthouse-style homes from ground level to the top floor, with floor-to-ceiling windows for postcard views of the city and Puget Sound. Homes range in size from 1,660 to over 5,000 square feet. In addition, Fifteen Twenty-One Second Avenue will be one of the first buildings constructed to LEED Silver architectural standards for environmental excellence.

The Fifteen Twenty-One Second Avenue project team has gathered input from future residents throughout the design process. Home interiors, designed by Susan Marinello of Susan Marinello Interiors, provide simple, clean, understated beauty and elegance. Each home includes a unique indoor/outdoor glass room and a spa bathroom with large walk-in shower and jetted air tub.

Amenities for residents of Fifteen Twenty-One Second Avenue include a porte-cochere, a 24-hour professional concierge, a residential lobby with living room, a boardroom, a fitness center, a children's exercise/playroom, a pet area and building rooftop terraces with fireplaces, a grilling area and an enclosed lounge.

Open daily, the Fifteen Twenty-One Second Avenue preview home, also in the Market District, features a full-scale and fully furnished open living



Fifteen Twenty-One Second Avenue is on the rise as one of the most elegant and architecturally significant towers in Seattle.

space including kitchen, dining room, living room, glass room and spa bathroom, as well as floor plans and scale models of the tower and each of the residential home plans.

More than 70 percent of the 141 condominium homes have already been pre-sold.

View these homes

The preview home is open daily for private tours. Register online for more information; all presentations are by appointment only.

Prices

From about \$1 million; pricing upon request.

Developer

Opus NWR Development, LLC.

Information

206-443-1521 or
www.fifteentwentyone.com.