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## **Buyers Respond to Fifteen Twenty-One Second Avenue's Sky-High Downtown Condominiums**

### ***100 Penthouse-Style Homes Pre-Sold; Construction Set to Begin in Late August***

SEATTLE – August 10, 2006 – Fifteen Twenty-One Second Avenue, soon to be downtown Seattle's tallest condominium tower, today announced a major milestone – 100 of its 141 penthouse-style homes have already been pre-sold three weeks before the project's official groundbreaking.

Fifteen Twenty-One Second Avenue, an exclusive, 440-foot glass-and-steel tower, will be the first tall and slender tower to be completed under the city's new downtown zoning regulations. The project features expansive, condominium homes, all of which have at least two bedrooms. Homes range in size from about 1,660 square feet to more than 5,000 square feet, averaging approximately 2,000 square feet and \$1.8 million in price.

Construction on the 38-story tower will begin later this month, and the project is scheduled to be completed in 2008. Located on the west side of Second Avenue between Pike and Pine streets, a half block from Pike Place Market and just down the street from Benaroya Hall and the expanding Seattle Art Museum, Fifteen Twenty-One Second Avenue is an anchor for Seattle's most cherished downtown neighborhood, the Market/Retail District.

The project is a collaboration between Opus Northwest, one of the region's most successful real estate development companies, and longtime downtown dweller William Justen, founder of The Justen Company.

The cutting-edge architecture at Fifteen Twenty-One Second Avenue was created by local award-winning architect Blaine Weber of Weber + Thompson, and the interior designer is Susan Marinello of Susan Marinello Interiors. The tower is one of the first developments to be built to Silver LEED standard, a progressive set of sustainable environmental and engineering practices.

"No other downtown residential building can offer all of these incredible vistas and sophisticated design in one residence," says Tom Parsons, Opus Northwest's senior vice president. "With breathtaking views and the simple, elegant interiors designed by Susan Marinello, we're taking penthouse living to a new high mark in downtown Seattle."

Each home at Fifteen Twenty-One Second Avenue features floor-to-ceiling windows for sweeping water and city views, and incorporates indoor/outdoor glass rooms that can be fully opened to the outdoors. With only a protective railing separating residents from the city outside,

these glass rooms can be easily opened to the scene outside or closed to create a spacious sunroom. In addition, each master suite features a spa bathroom with a large walk-in shower and jetted air tub.

“I have been a downtown Seattle resident for almost 30 years, and over time, I have generated a list of design features and amenities that are important to me as a resident,” says Justen. “The project team talked with other Seattle residents during the planning phases to ensure that Fifteen Twenty-One Second Avenue homes are designed to provide superior downtown living. As the first buyer, I can’t wait to see the project move from concept to reality so I can make it my home.”

Residents at Fifteen Twenty-One Second Avenue will enjoy luxurious amenities such as a porte-cochere, a professional concierge, a residential lobby with living room, a workout facility, a boardroom, a children’s exercise/playroom, a bike-storage and tuning area, a pet area and building rooftop terraces with fireplaces, a grilling area and an enclosed lounge.

“Fifteen Twenty-One Second Avenue is introducing a new paradigm for residential excellence in the city of Seattle,” says project marketer Dean Jones, principal of Realogics. “With its innovative and environmentally sustainable design, both the scale and finish caliber of the residences and its close proximity to Seattle’s greatest cultural amenities, Fifteen Twenty-One Second Avenue has established a new real estate benchmark for property values. Our brisk sales indicate that Seattle has been waiting for this kind of world-class product.”

The Preview Home, located in the Market/Retail District, is available for tours by appointment only. The Preview Home features a built-out and furnished open living space, including kitchen, dining room, living room, glass room and spa bathroom as well as scale models of the tower and the floor plans. For more information on Fifteen Twenty-One Second Avenue, or to register for a presentation at the preview home, visit [www.1521second.com](http://www.1521second.com).

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EDITOR’S NOTE: High-resolution renderings of Fifteen Twenty-One Second Avenue are available upon request.

### **About The Opus Group**

The Opus Group, based in Minneapolis, is a \$1.4 billion premier, full-service real estate development company with nearly 55 years’ experience. Specializing in office, industrial, retail, multifamily, government and institutional development, The Opus Group has completed more than 2,300 projects and 227 million square feet and currently has 35 million square feet in planning or development. Opus employs 1,600 people in 28 offices in the United States and Canada. A community steward since its inception, The Opus Group contributes 10 percent of its pre-tax profits to community organizations. In the greater Seattle area, Opus is associated with such projects as Harbor Square, Dexter Lake Union, M Street, three buildings at Union Station and 401 Broadway. For more information, visit [www.opuscorp.com](http://www.opuscorp.com).

### **About William Justen**

William Justen is the managing director of Samis Land Company, one of the largest commercial landowners in Washington. In that capacity, he was responsible for the \$99 million rehabilitation of eight historic buildings in Seattle's Pioneer Square, as well as for the development of a number of new projects in the downtown core. William is also founder of The Justen Company, a real estate consulting and development firm. Members of The Justen Company have been associated with a number of award-winning projects, such as Market Place Tower, Zymogenetics at the Lake Union Steam Plant and the Fred Hutchinson Campus on South Lake Union. More importantly, Justen has been a passionate advocate of downtown Seattle living since 1977 and has developed five of his nine downtown homes, which have been in feature films and Architectural Digest. To learn more, visit [www.samis.com](http://www.samis.com) or [www.justencompany.com](http://www.justencompany.com).