

Downtown Denver Residential Development, February 2010

Recently Completed						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Wynkoop Residences	1401 Wynkoop	22		10 Story (4 floors)	Completion 2008	Opus Northwest, LLC.
TwentyOne 01 on Market	21st & Market		226	8 Story	Completed 2008	Alliance Residential Communities
Zi Lofts	22nd & Blake	36		7 Story	Completed 2008	
Fire Clay Lofts (Phase 4)	31st & Blake	53		4 Story	Completed 2008	Urban Ventures LLC
Upper Larimer	34th & Larimer	16		3 Story	Completed 2008	Apartment Income Investors
Park One Riverfront, The	Little Raven	16		3 Story	Completed 2008	East West Partners
12th & Elati Apartments	12th & Elati		63	10 Story - Workforce Housing	Completed 2008	Burgwyn & Malik
Shoshone Heights	33rd & Shoshone	7		NA	Completion 2008	Sprocket Design Build
City View Townhomes	32nd & Umatilla	5		4 Story	Completion 2008	NA
Bryant 25	Bryant & W. 25th Ave.	8		4 Story	Completion 2009	Brad Jack
Jefferson Park Townhomes	2190 Decatur St.	9		4 Story	Completion 2009	Paul Stann
Chroma	25th & Larimer	12		3 Story	Completion 2009	St.Charles Town Company
Acoma	816 Acoma		224	16 Story	Completion April 2009	Hanover Company
Traverse	24th & Champa	13		3 Story	Completion August 2009	Systems Built
Cornerstone Residences	Park Avenue & Curtis		50	16 Story	Completion October 2009	Hanover Company
Frontview 40	2600 Frontview Crescent	40		4 Story	Completion October 2009	Glen Wood
Alexan Prospect (Skye 2905 Urban Flats)	29th & Inca		400	5 Story	Completion 2010	Trammell Crow Residential
Renaissance Riverfront Lofts	3440 Park Avenue West	100		5 Story	Completion 2009	Colorado Coalition for the Homeless
3131 Zuni	31st & Zuni	8		4 Story	Completion 2009	Montano Development
Zuni Townhomes	32nd & Zuni	4		3 Story	Completion 2009	
Park Avenue Lofts	755 E. 19th Ave.		194	5 Story	Completion 2009	Martin Fein Interests, Ltd.
Cornerstone Residences	Park Avenue West & Curtis		50	5 Story	Completion 2009	St. Francis Center & Rocky Mountain HDC
Spire	891 14th Street	496		42 Story	Completion 2009	Nichols Partnership
TOTAL		845	1207			

Under Construction or Planned Residential, February 2010

Auraria						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Total		0	0			
Ballpark						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
1601 Park Avenue West	1601 Park Avenue West	8		Mixed Use Project	Begin 2010	Urban Market Development LLC.
2020 Lawrence	20th & Lawrence	60		9 Story	Begin 2010	Zocalo Development
2120 Blake	22nd & Blake		180	8 Story	NA	Alliance Residential Communities
Lift Rowhomes	32nd & Blake	14		3 Story	Completion 2010	Village Flats, LLC.
Solera	1956 Lawrence St.		120	11 Story	Completion 2010	Zocalo Development
Total		82	300			
Capitol Hill						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Renaissance Uptown Lofts	1509 Pearl St.		98	5 Story	Completion 2010	Colorado Coalition for the Homeless
Terraces on Capitol Hill, The	8th & Emerson St.	12		3 Story	Completion 2011	Priam Development Group
Total		12	98			
Central Business District (CBD)						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Four Seasons Residences Private Residences, Denver	14th & Arapahoe	102		45 Story	Completion 2010	1111 Tower, LLC.
Total		102	0			
Central Platte Valley (CPV)						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
1990 Chestnut	19th & Chestnut		212	9 Story	Begin 2009	Nichols Partnership
Total		0	212			

Curtis Park/Five Points						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Arden	Champa between 24th & 25th	8		3 Story	Begin 2010	NA
Carbon Flats	2130 Stout St.	11		4 Story	Begin 2010	Castle West Properties
East Park Village	East 20th - Washington St. - Tremont Place	213	471	5 City Block Redevelopment Comprised of 3-9 Story Buildings	Completion 2010	Denver Housing Authority
Glenarm, The	2137 Glenarm	27		3 Story	Begin 2010	Summit Legend
Total		259	471			
Golden Triangle						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
12th & Acoma	12th & Acoma		100	NA	Completion 2011	Skip Ahern
Total		0	100			
Highland						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
2900 Wyandot Overlook	W. 29th Ave. & Wyandot	15		5 Story	Completion 2009	NA
Total		15	0			
Jefferson Park						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Total		0	0			
La Alma/Lincoln Park						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
South Lincoln Park (Phase One)	West 10th Ave. & Osage		300	15 acres, 1,200 units	Begin 2010	Denver Housing Authority
Total		0	300			
Lower Downtown (LoDo)						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Total		0	0			

Uptown						
Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Total		0	0			
		Sale Units	Rental Units			
Total Rental and Sale		470	1481			

On Hold Residential, February 2010

Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
Alexan Park Avenue	19th & Emerson		325	3 Story	Completion 2009	Trammell Crow Residential
Blake 27 Urban Brownstones (Phase 2)	27th & Blake	60		3 Story Brownstones & Mid Rise Condo Building	Begin 2008	Level Development LLC
Fluent Lofts	1756 Clarkson	27		5 Story	Completion 2009	Residential Niche
Komorebi	1490 Delgany St.	43		7 Story	Completion 2009	Urban Market Development LLC.
Welton Place	23rd & Welton	300		NA	Begin 2009	Century Development

Proposed Residential, February 2010

Project Name	Address	Sale Units	Rental Units	Description	Key Dates	Developer
1915 Logan	20th & Logan	172		13 Story	Begin 2008	Wells Partnership
Highview 29						
1800 Market Street	18th & Market		320	11 Story	Begin 2008	Corum Real Estate Group
Wellington Apartments	10th & Osage		250			Wellington Apartments, LLC.
Pinnacle Station	Baby Doe's & Chili Pepper Restaurant		357	6 Story	Unknown	A.G. Spanos Corporation
Confluence at Cherry Creek	15th & Little Raven	120		6-9 Story	NA	Ray Suppa
City House	19th & Chestnut	393		23 Story	Begin 2009	East West Partners
PURE Townhome	Decatur & W. 27th	7				
Highland 7	32nd & Wyandot	7		4 Story	Complete 2008	
18th & Bassett	18th & Bassett		133	7 Story	Begin 2008	

Rue 32	32nd & Blake	40		3 Story	Begin Fall 2006	Centex Homes
Museum Residences (Phase Two)	12th & Broadway	32		17 Story	Begin 2007	Corporex
1000 Speer	10th & Cherokee	114		19 Story	Begin 2007	Snavelly Development
11th & Gaylord	11th & Gaylord	70		16 Story		Trammell Crow Residential
1505 E. 8th Avenue	1505 E. 8th Avenue	6				
22nd & Park Avenue West	22nd & Park Avenue West	NA		Transit Oriented Development		Triton Development
2831 Firth Court	2831 Firth Court	20				
3040 Zuni Street	3040 Zuni Street	7				
3198 Blake Street	3198 Blake Street	40				
3300 Osage	33rd & Osage	4				
Alta Vera Condos	13th & Downing	20				
Bryant Street Townhomes	24th & Bryant	8				Glen Wood
Denver Athletic Club Hotel & Residences	13th & Welton	14		22 Story		Glenarm Limited Partners
Diamond Hill Residences	2727 W. 24th Ave.	51				
Emerson House at Swallow Hill	16th & Emerson	6				
St. Charles Convention Place	14th & Stout	NA		30 Story		St. Charles Town Company
Village Flats at Stout		12				
W Residences	16th & Market	56		12 Story	Begin Fall 2008	Sage Hospitality Resources
22nd & Lawrence	22nd & Lawrence	31		6 Story	Begin 2010	Talus Development
Lawrence Place Apartments	2609 Lawrence St.		15	3 Story	NA	Volunteers of America
Mestizo 31	31st & Arapahoe	10		3 Story	Completion 2009	Gilmore Construction
Trellis	2523 Lawrence Street	11		3 Story	Completion 2009	New Communities, LLC.
Golden Row Townhomes (Phase Two)	11th & Cherokee	16		NA	Completion 2009	NA
Flats on Upper 24, The	W. 24th between Clay & Decatur	50		4 Story	Completion 2009	Metro Dwellings
Luxe Modern Row Homes	25th & Champa	6		4 Story each	NA	Arcadia Development Inc.



Updated by the Downtown Denver Partnership, February 2010