

## Real Estate

Adjust font size: [+](#) [-](#)

November 15, 1999

### A little Park Avenue on Virginia Street

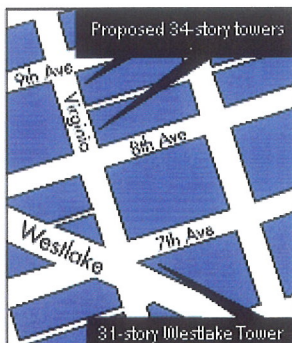
- *Three high-rise apartment towers in the works*

#### Journal staff

The skyline in Seattle's Westlake neighborhood is set to change with news that Continental-Bentall's has broken ground on a high-rise luxury apartment building and also has plans to build two 34-story towers just one block away.

Construction has begun on Westlake Tower, a 31-story building on the corner of Seventh Avenue and Virginia Street. Designed by Seattle-based Callison Architecture, the building includes 366 apartments, 10,000 square feet of retail space and 386 parking stalls. It is scheduled for completion in August 2001. M.A. Mortenson is the contractor.

Claudio Guincher, chief operating officer of Continental-Bentall, wouldn't disclose the price of the building. The Seattle residential real estate development company is a subsidiary of Vancouver-based Bentall.



Continental-Bentall has plans for three high-rise luxury apartment projects in the Westlake area.

Major participants in the Westlake Tower project include Key Bank, which provided financing, M.A. Mortenson, the general contractor, and HSC Real Estate Services, the property manager.



**Westlake Tower is under construction at Seventh and Virginia.**

The other high-rise potentially looming on Westlake's horizon consists of two buildings, one on the corner of Eighth Avenue and Virginia Street and the other on Ninth and Virginia. In preliminary design, the towers consist of 490 luxury apartments, including three

floors of penthouses with views of Lake Union and Elliott Bay.

The project is planned to include retail space on the first level, followed by several stories of parking and amenities, including swimming pools, exercise facilities and rooftop gardens. The

units average 1,000 square feet and come with one parking space, which would be used as short-term public parking during the day.

Groundbreaking for the first tower is planned for summer or fall 2000, with construction on the second tower occurring in 2001. Construction is expected to be complete in late 2002.

The mixed-use luxury apartment buildings would represent the first major high-rise development for Seattle-based Mithun Partners, the architect.

"The towers are reminiscent of New York's Park Avenue, with extremely small lots and tall, slender buildings," Vince Ferrese, principal-in-charge, said in a prepared statement. "Most people who own homes mow more grass than each building occupies."

According to Guincher, Bentall-Continental has no plans now to build other high-rises in Westlake. He said that like Westlake Towers, the twin-tower project is attractive because of its proximity to the city's financial core and high-end stores, such as Pacific Place. "It's within walking distance of what's happening," he said.

No cost estimate of the project was available.



**Two more towers on Virginia would be phased in starting next year.**