

Riverfront Park

This mixed-use residential and retail development extends downtown Denver into the former industrial and warehouse district and working rail yard.

Park Place Lofts at Riverfront Park

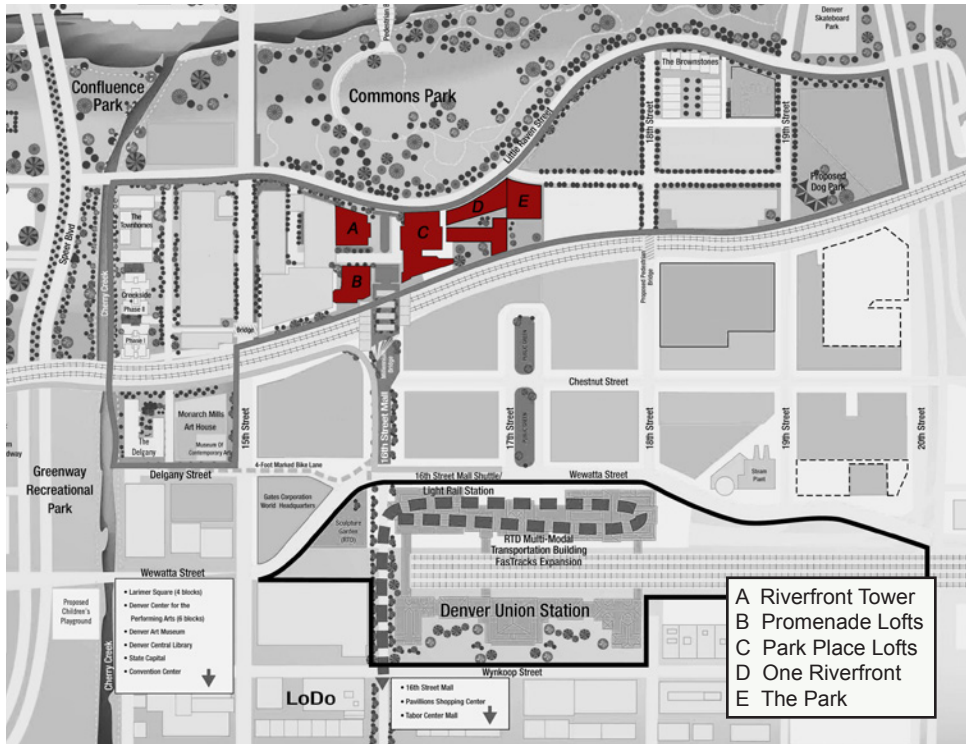
The design of this contemporary loft building serves as the catalyst for a new urban neighborhood in the former railroad-switching yard between the Platte River and downtown Denver. Inside, traditional 'loft' architecture prevails, utilizing open, dynamic spaces that are versatile and intimate. Outside, a look reminiscent of lower downtown, but refined and fresh, forms the identity of the new development. This development, which reflects the variety of the city itself, contains several facilities, including a health club, restaurant, and other service-oriented retail. These occupy the street level to promote a vibrant, active street environment, with parking below. Moderate sized units occupy the 2nd to 4th levels, and large, two-story units occupy the 5th and 6th levels.

Promenade Lofts at Riverfront Park

Following a neo-modern design approach, the seven-story Promenade Lofts building begins with a solid masonry and cast-stone base supporting red brick and glass volumes. A lighter-toned brick and glass section overlaps this assembly, and finally adjoins a distinctive volume of glass and metal panel that gives penthouse residences spectacular floor-to-ceiling, wall-to-wall views of the bridge and city. The building has 54 luxury condominium units ranging from 900-4,200 square feet. The unit interiors are classic loft-style with exposed concrete columns and ductwork. All the lofts come with a lavish array of finishes, including stone kitchen countertops and glass mosaic bath tiles.

Riverfront Tower at Riverfront Park

Creating a gateway between Commons Park and the 16th Street Pedestrian Mall, this building provides the anchor in the Lower Downtown area of Denver. Smaller units will occupy the lower levels. Unit sizes increase as one moves up the building. Inside, fully finished luxury condos with large terraces and balconies, crown moldings and nine-foot ceilings create one of central Denver's most desirable addresses.



Riverfront Park

(continued)

ONE Riverfront Park

One Riverfront Park is comprised of two unique residential buildings in Denver's Central Platte Valley. A row of seven three-story town homes line Little Raven Street and a 43-unit seven-story tower is positioned just behind. The two structures are separated by a private wood plaza deck with inviting landscaping and patios. Clad with exposed concrete, brick, composite metal panel, clay tile and residential windows, One Riverfront borrows its pallet of materials from LoDo's historical and contemporary precedents.

Designed as a contemporary interpretation of the classic urban home, the town homes rhythmically embrace the gentle curve of the street while incorporating in the brick a tonal change that allows each individual unit diversity and increased visual interest. A sunken garage level has a general window well which brings natural day-lighting into the interior space as well as the outdoor patio. Unobstructed views of Commons Park are seen from the rooftop deck and access to the plaza is obtained through the paired sliding glass doors on the main floor.

The Park

Located in downtown Denver's Central Platte Valley, this three-story condominium project is composed of 18 two and three-bedroom units, ranging from 1,500 to 2,000 square feet each. The building has a below-grade parking garage with 41 parking spaces.

location: Denver, Colorado
total square feet: 715,700 sq ft
total construction cost: \$110 million
completion date: 2008
reference:
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ONE Riverfront Park



Park Place & Riverfront Tower



The Park at ONE Riverfront



The Park at ONE Riverfront



Promenade Lofts