

ADVERTISING SECTION
F

Featuring New Urban
Homes in the Seattle
Downtown Core.

DOWNTOWN LIVING

BRIX | capitol hill

Neighborhood collaboration results in variety of home styles

When the innovative Northwest architecture firm Mithun met two years ago with the Capitol Hill Design Review Board for an initial community review, the firm offered a vision for a building that “will take a stand and have a point of view, one that will embrace the enthusiasm of the Broadway neighborhood.”

“We left the community meeting with nothing less than a mandate to create a bold landmark that would anchor the north end of Broadway Avenue,” says Mithun architect Thomas Hemba, who is also a Capitol Hill resident.

The result is Brix. Like its name, Brix is a new twist on a familiar form. These engaging condominium homes express the sleek beauty of artistic modernism presented in enduring brick.

Located on the former Safeway site on Broadway, Brix will offer a broad collection of floor plans encircling a central courtyard retreat. On one side, townhomes and lofts will face the tree-lined residential neighborhood of 10th Avenue East. On the other, modern homes will embrace the more urban feel of bustling Broadway. Brix features a wide selection of plans, including a variety of two-story townhomes, open one-bedroom residences, spacious two-bedroom homes and SkyLofts -- soaring two-level, glass-walled lofts with 16-foot ceilings and views of the Space Needle or Elliott Bay.

The interiors will use materials and colors that reflect the modernist tone of the homes. Designed by Al Bragalone of Markie Nelson Interior Design, a highly sought-after designer of contemporary condominiums, the interiors echo many of the higher-priced offerings of downtown high rises. Homes feature hardwood floors, custom cabinetry, stainless steel appliances and upscale plumbing and lighting fixtures. Optional entertainment centers and kitchens with floating islands are also available. Amenities at Brix will include a landscaped courtyard, a rooftop deck, and a restaurant on the retail level.

The average price at Brix will be in the upper \$300,000s, ranging from the high \$200,000s to the \$700,000s.

Designed, developed, and soon to be constructed by a completely Northwest team led by S/I Broadway LLC, Brix will have 140 homes



The Broadway side of Brix features urban flats above shops and services.

and 7,700 square feet of street-level retail facing Broadway.

“Brix is exactly the kind of building we’re passionate about bringing to a community,” says investment manager Suzi Morris. “It not only provides design excellence at attainable prices, but also will contribute to the neighborhood fabric and quality. The building is beautiful, the homes are thoughtful, and we’re specifically bringing to the neighborhood the quality merchants that people have asked for.”

Community input has been essential to the development of Brix. Early on, the development team interacted with community members and prospective residents to encourage the exchange of ideas. The results of this open dialogue will be apparent at Brix: the highly differentiated building presences on 10th Avenue East and Broadway, the extensive use of brick, the easily accessible bike racks and a robust retail scene that will spill out onto Broadway.

“We received feedback in which people literally said ‘please build this building,’” says Williams Marketing’s Bryon Ziegler, a former Urban Design firm principal. “That’s remarkable, and it reflects the

BRIX

The presentation center is scheduled to open in September at 700 Broadway Avenue E., on Seattle’s Capitol Hill
Prices: From the upper \$200,000s to the \$700,000s.

Developer: S/I Broadway, LLC.

Information: www.brixcondos.com.

iterative collaboration between neighbors, potential buyers, the developers and the designers.”

Brix will hold reservation events in early September. To ensure the best price and a reservation for these priority sales events, potential buyers are encouraged to register in advance by visiting www.brixcondos.com. Following the VIP events, the presentation center will be open daily, beginning Sept. 16. The Brix Presentation Center is located at 700 Broadway E.