

Perry Row at Sloans now more than 50 percent sold

Perry Row at Sloans has achieved a significant milestone this month, with more than half of the development's homes already sold. Even in Denver's hot real estate market, it is unusual for a new construction project to surpass the halfway point in sales so early in the construction process. Construction on Perry Row started last summer and the first homes will be occupied this summer. Of the 48 homes released for sales, 33 are sold, with total value in excess of \$20 million.

"The Sloans Lake redevelopment has transitioned nicely into an active neighborhood, which has brought people here to see what makes Sloans such a special place to live," said Liz Richards of Kentwood City Properties. "With construction progressing and the ability to walk finished units, we have substantial demand for the homes at Perry Row."

Perry Row is located in the Sloans district (a LEED certified district for its sustainability practices and attributes), at the former St. Anthony Hospital site, and its townhomes are listed exclusively by Richards and Deviree Vallejo of Kentwood City Properties. These are the only townhomes currently for sale in the new district. Base prices range from the high \$400,000s to over \$800,000, with floor plans ranging in size from approximately 1,400 to 2,200 finished square feet. Designed and built by Sprocket Design-Build, the residences will feature two-car garages, rooftop decks and a Brownstone-style architecture. Owners will enjoy large, open-concept floor

plans along with designer-quality finishes and appliances.

The Sloans neighborhood continues to blossom with new restaurants and retail opening. May is expected to bring the grand opening of the Alamo Drafthouse Cinema with its adjoining restaurant and bar, and the Cultura Fusion restaurant is under construction and opening later this year. Sloans Tap and Burger is already open, and has a great outdoor patio for soaking in Colorado's awesome weather.

Perry Row is one block south of Sloan's Lake Park, which features a three-mile jogging trail, the city's largest lake with a marina and water sport activities, and plentiful open space. The Perry Row site is five blocks north of the Perry Street Light Rail Station, which is a short ride to Union Station and will provide easy access to DIA next month.

Perry Row at Sloans is well suited for both empty nesters and young professionals. The emerging Sloans district is close to the Highlands neighborhood without the urban hassle. Residents will enjoy views of Sloans Lake, the Rocky Mountains and downtown Denver. The neighborhoods around Sloans are experiencing a significant transformation with new homes, boutiques and restaurants in Highlands, Edgewater and Jefferson Park.

More information on the Sloans district is available online at sloansdenver.com. To learn more about Perry Row at Sloans, please visit perryrowatsloans.com and contact Deviree Vallejo and Liz Richards at 303-931-0097 or info@perryrowatsloans.com

Perry Row at Sloans offers the only townhomes for sale in the Sloans district. Floor plans range in size from 1,400 to 2,200 finished square feet.

