

## **New Residential Tower Announced At Lawrence and 14th**

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FOR IMMEDIATE RELEASE Contact: Gary Switzer, Great Gulf Group, 416-449-1340 or Tracy Aiello, Wall+Aiello Public Relations, 303-232-3870 or 720-989-3530. NEW RESIDENTIAL TOWER ANNOUNCED AT LAWRENCE AND 14TH Great Gulf Group to Build 55-Story Condominium Complex (Denver, Colo. - January 30, 2006) On Thursday, executives from Toronto-based Great Gulf Group acquired a 25,000 square foot site at 14th Street and Lawrence. Currently a parking lot, the site adjacent to Larimer Square and across from the proposed Four Seasons Hotel will be Denver's tallest and most well appointed residential tower. It is the first downtown development of the company, which also developed and built the Pinery in Parker, Colo. One of Canada's premiere residential developers, Great Gulf anticipates building approximately 200 luxury residential condominium units on the site. At completion, the project will be valued at an estimated \$165 million. "Denver is experiencing a renaissance," notes Gary Switzer, Executive Vice President for Great Gulf Group. "We are committed to designing an elegant living community that enhances the city's already-vibrant growth." The 55-story tower will be solely private residences, although amenities and services will be on the level of a five-star hotel: doorman, concierge, valet parking and an on-site recreational director to name a few. Units are expected to range from 1,200 – 7,000 square feet, most suites will average between 1,600 – 3,200 square feet. Limited to no more than five units per floor, prices will start in the mid-\$500,000's. Each unit will feature an individual private balcony. Award-winning Peter Clewes of architectsAlliance released preliminary concepts for the project today. It will be modeled after another collaboration of Clewes and Great Gulf - 18 Yorkville - the critically acclaimed and highly successful luxury condominium project located in Toronto, Ontario. Like the Canadian project, Clewes will create a uniquely modern building featuring an abundance of glass, even on the parking structure whose colored façade will seem to change its appearance depending on sun exposure. "Demand for our 18 Yorkville project was unprecedented for the area. With careful attention to exciting architecture and urban design excellence, it attracted a variety of buyers including young professionals eager for downtown living, and empty nesters searching for sophistication," notes Switzer. Dee Chirafisi of Kentwood City Properties will market the property. A veteran of the downtown real estate market, Chirafisi expects the property to sell out quickly. "Demand for downtown living continues to grow, particularly for unique offerings," notes Chirafisi. "With its location near the new Hyatt, Four Seasons, Convention Center and DCPA, combined with the absolute luxury residents will experience, this project is unlike any other." Construction of an on-site sales center is expected to begin this spring. Interested parties can be included on a mailing list by e-mailing [deec@kentwoodcity.com](mailto:deec@kentwoodcity.com). ### The Great Gulf Group of Companies was established in 1975. The international, fully integrated group of companies includes Great Gulf Homes, Ashton Woods Homes, First Gulf Development Corporation and Taboo Resort, Golf & Spa, and spans the entire real estate spectrum, from land acquisition and assembly, to the design and construction of thousands of fine homes, high-rise condominiums and resort facilities in master-planned communities throughout North America.

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