

# Encore at Boulevard One

## Denver, Colorado

PARTNER/CLIENT  
Embrey Partners

CATEGORY  
Wrap

347  
HOMES

5.11  
ACRES

68  
DU/AC

853  
AVG SQFT

### ABOUT THE PROJECT

This LEED Gold community is the cornerstone of Boulevard One, the last key neighborhood of Lowry's master plan. The contemporary, yet timeless architecture pays homage to the area's storied history as a former Air Force Base. Located adjacent to a community park and a mixed-use town center, residents can easily stroll to a specialty grocer, cafe, or coffee shop. Within the building, residents are treated to state-of-the-art amenities and conveniences including a resort-style pool, a large fitness center with a yoga studio, and a ski and bike repair shop.

### SERVICES PROVIDED

- › Architectural Design
- › Construction Administration
- › Graphic Illustration
- › Land Planning

### PROJECT FEATURES

- › Construction Type: III-A
- › 9% Studio
- › 61% 1-Bedroom
- › 24% 2-Bedroom
- › 6% 3-Bedroom
- › 554 Parking Spaces
- › 1.6:1 Parking Ratio
- › 1,200 sf Retail Space
- › Designations: LEED Gold

