



Client: [Urban Ventures, LLC](#)

Building Size/Acres:

130,000 S.F./ 4 acre

Density: 148 units - 37 DUA

Completion: 2004

Construction est.: \$17M

Website: [VMWP](#)

Contact: Susan Powers

Urban Ventures, LLC

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ULI JACK KEMP WORKFORCE HOUSING AWARD
COLORADO IMPACT AWARD INFILL CATEGORY

Adapting Forms and Materials Revitalize Industrial Corridor

Combining new urban housing forms and adaptive reuse of a historic warehouse created two blocks of mixed-use loft buildings, while recapturing the industrial character of an urban neighborhood. Comfortable modern interiors juxtaposed with distinctive exterior materials, such as corrugated metal and cement board siding, have breathed new life into a decades-vacant industrial district providing live work and attainable housing opportunities. Provocative use of area forms and materials to provide housing and mixed uses where none had previously existed, inspired the renewal of an old, under-used, industrial urban corridor.

VMWP worked with the community to develop an integrated re-use strategy, providing unique living spaces and architecture for first time homebuyer and workforce housing.

Design Features

- Private outdoor spaces
- Light-filled courtyards
- Exterior entries with back range views
- Distinctive exterior features
- 18-foot ceilings, two levels of living space

Green Features

- Re-use of existing 1880's warehouse
- Greyfield redevelopment site
- Urban-infill / within walking distance of downtown Denver
- Bio-swale feature
- Bamboo flooring in all units