



grouparchitect



The Arbors of Woodinville

Woodinville, Washington

Owner: Three Winches LLC
Architect: Grouparchitect
Brian Palidar *AIA CSBA Principal*
Paul Merklng *CSBA Associate*

General Contractor: Playacom LLC / Cochran Construction
Structural Engineer: I. L. Gross and Associates
Landscape Architect: Thomas Rengstorf and Associates

Construction Type: IA / VA
Construction Cost: withheld
Completion Date: Summer 2009

Site Area: 13,302 sf (0.30 acres)
Scope of Work: New four-story mixed-use building w/ attached parking garage
Density: 30.0 units / acre

Development Profile: 25,007 sf – residential living
2,728 sf – retail
9,001 sf – office
12,837 sf – garage

<u>Unit type</u>	<u>Count</u>	<u>Avg. Area</u>
1 bed / 1 bath	4	800 sf
2 bed / 2.25 bath	4	1,936 sf
<u>3 bed / 2.25 bath</u>	<u>1</u>	<u>2,098 sf</u>
Total	9 units	