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Daniels breaks ground on First Hill condo tower

By [JOURNAL STAFF](#)

Daniels Real Estate said yesterday it has started construction on its 271-unit condo tower at 800 Columbia St. in Seattle's First Hill neighborhood, between 8th and 9th avenues.

In a press release, the Seattle developer said the 31-story building will have studio, one-bedroom and two-bedroom condos of 404 to 1,538 square feet priced from the mid-\$400,000s to \$1.5 million, along with four penthouses between 1,809 and 2,254 square feet that have not yet been priced.

Turner Construction Co. is the general contractor on the project, which is expected to be done by winter of 2021.

Marketing and sales by Red Propeller will start in spring of 2020, when more specifics about the tower, including details on the sales process, will be released.

LMN Architects designed 800 Columbia, which the developer called a sophisticated tower with distinguished exterior and interior finishes.

“800 Columbia is a quintessential Seattle address in arguably Seattle's most historic residential neighborhood within walking distance to downtown,” said Kevin Daniels. “We have taken our time to bring together a talented team of professionals who know Seattle's heritage and unique qualities which will be layered into the design of the building.”

The developer said the project will honor its First Hill context with a two-story tiered open space designed to enhance the 8th Avenue Tree Walk, which includes urban trees and species not found in most downtown neighborhoods.



“We believe that great architectural design combined with real place-making provides for a more vibrant community,” Daniels said. “First Hill is one of our legacy neighborhoods and we want to enhance and reflect its keepsake charm.”

The project team includes Robin Chell Design, interior design; Hewitt, landscape design; Coughlin Porter Lundeen, civil and structural engineering; Ryan, Swanson & Cleveland P.S., corporate legal services for Daniels Real Estate; and Hillis Clark Martin & Peterson P.S., legal services for land use and condominium structure.

Daniels Real Estate has completed a number of projects in downtown Seattle recently. They include F5 Tower, a 48-story office and hotel building; and Gridiron, 107 condos atop a historic building near the stadiums.

The firm bought the 800 Columbia site from Swedish pension fund Alecta, which in 2012 proposed a tower there.