

## BREWERY CREEK

### Feature List

The historical retrofit and preservation of the Brewery Creek Building into 14 Artist Live/Work Studios.

- \* Historical red brick and stone exterior and interior
- \* Detailed replicate industrial windows
- \* Individual glass entries with secure locks and hardware
- \* Exposed original concrete and industrial floors on main and second level. New tongue and groove wood floor sheathing for second floor loft
- \* Open floor plans
- \* Ceiling heights ranging from 9' to 13'
- \* Efficient sleek kitchen designs with cabinets in a contemporary and durable finish.
- \* White Westinghouse or equivalent quality appliances including 11 cu ft. frost free refrigerators, 24" easy clean ranges, two speed charcoal filter range hood fans and 1/3 hp Whirlaway food disposer.
- \* Tiled bathroom floor and tub surround. Fixtures to include American Standard or equivalent wall mounted sink, toilet and bathtub with shower head.
- \* 16,000 btu, 99% efficient gas fireplaces
- \* Individual 22 gallon electric hot water tank
- \* Exposed fire protection sprinklers throughout each suite as well as individual five alarm systems
- \* Electric baseboard heating with individual thermostats
- \* 24 circuit 100 amp single phase electric panel
- \* Rough-in for future installation of electronic security system

