

# CAPITOL HILL

8 BRAND NEW TOWNHOMES



WILCZYNSKI  
PARTNERS

# ABOUT THE BUILDER



When it comes to location, it doesn't get better than this! Sitting in a prime Capitol Hill locale, these 8 brand new townhomes by esteemed local builder, Ashworth Homes, are now selling. Bright and spacious with varied floorplans and finishes, these 3-bedroom homes offer open concept living spaces, views of downtown, plus flex space and off-street parking on select homes. Targeting 4-Star Built Green, enjoy high-efficiency heat and A/C, rooftop terraces, plus contemporary design choices that are sure to impress. Located blocks from the bustling Pike/Pine corridor, less than ½ mile from the Capitol Hill light rail station, plus mere minutes from downtown, South Lake Union, and Seattle University, everything you've been looking for is here!

Ashworth Homes provides real estate development, consulting and building services. We firmly believe that every client should receive a home constructed with the best quality workmanship and materials possible. It is this unparalleled dedication to quality that adds value for our customers.

Our company works only with the most professional architects, engineers and designers to produce attractive and inviting homes. Feedback from previous buyers allows us to keep our designs and finishes current and functional. It is for these reasons that Ashworth Homes is confident our customers will appreciate the high level of craftsmanship and quality of their new homes for years to come.



# PROJECT OVERVIEW

This project consists of 8 zero-lot line townhomes with rooftop decks or terraces and sprawling views.

The project mix is as follows:

**1825 A 14th Ave (TH w/off-street parking)**

3 bed + bonus / 1.75 bath / 1,535 sq ft

**1825 B 14th Ave (TH w/off-street parking)**

3 bed + bonus / 1.75 bath / 1,535 sq ft

**1825 C 14th Ave (TH w/off-street parking)**

3 bed + den / 2.75 bath / 1,596 sq ft

**1825 D 14th Ave (TH w/off-street parking)**

3 bed + den / 2.75 bath / 1,596 sq ft

**1827 A 14th Ave (TH)**

3 bed + den / 3 bath / 1,590 sq ft

**1827 B 14th Ave (TH)**

3 bed + den / 3 bath / 1,590 sq ft

**1827 C 14th Ave (TH w/off-street parking)**

3 bed + den / 2.5 bath / 1,591 sq ft

**1827 D 14th Ave (TH w/off-street parking)**

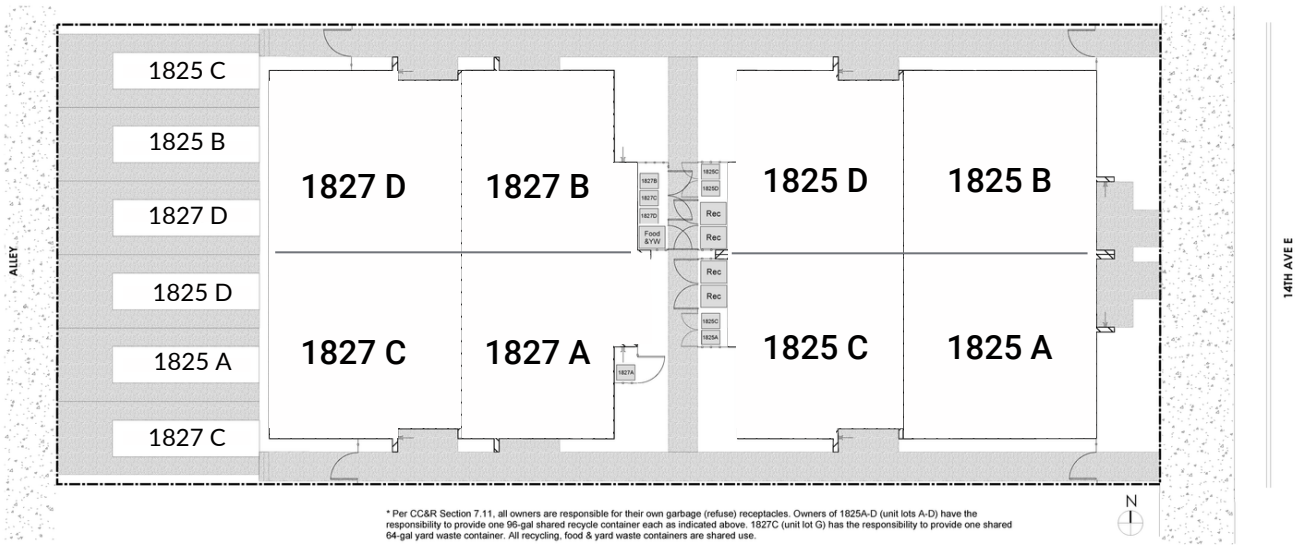
3 bed + den / 2.5 bath / 1,591 sq ft

Zero lot line townhomes are homes that use the majority of its lot area to maximize the interior square footage of the structure. Therefore, you will benefit from larger living spaces and a community feel without an HOA. The maintenance of these homes and common areas are governed by the joint-use maintenance agreement recorded on the unit lot subdivision (ULS) as well as recorded CC&Rs.

## Project Details

- Varied floorplans
- Contemporary finishes
- High-efficiency heat and A/C
- Rooftop decks or terraces
- Dedicated parking (*select homes*)
- Targeting 4-Star Built Green

# SITE PLAN & PARKING



Address	Beds	Bath	Sq Ft	Parking	Outdoor
1825 A 14th Ave	3	1.75	1,535	Off-Street	Terrace
1825 B 14th Ave	3	1.75	1,535	Off-Street	Terrace
<b>SOLD</b> 1825 C 14th Ave	3	2.75	1,596	Off-Street	Roof Deck
1825 D 14th Ave	3	2.75	1,596	Off-Street	Roof Deck
1827 A 14th Ave	3	3	1,590	N/A	Roof Deck
<b>SOLD</b> 1827 B 14th Ave	3	3	1,590	N/A	Roof Deck
1827 C 14th Ave	3	2.5	1,591	Off-Street	Terrace
1827 D 14th Ave	3	2.5	1,591	Off-Street	Terrace



# HOME FEATURES

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**EACH OF THE HOMES IN THIS COMMUNITY ARE BUILT WITH A KEEN EYE FOR DETAIL**

## INTERIOR

- Quartz countertops are extremely durable plus resistant to scratches, chips, cracks, bacteria and stains
- Soft close cabinets and drawers
- Engineered hickory hardwood flooring
- Ductless mini-split system provides high-efficiency heating and air conditioning

## EXTERIOR

- Rooftop decks & terraces are plumbed with power and water
- Targeting 4-Star Built Green Certification
- Cement planked siding is an extremely durable and long-lasting product that is resistant to warping, rotting and heat

## COMMUNITY

- The community does not have a homeowner's association (HOA). The maintenance of the homes is governed by a joint use maintenance agreement and community CCRs.

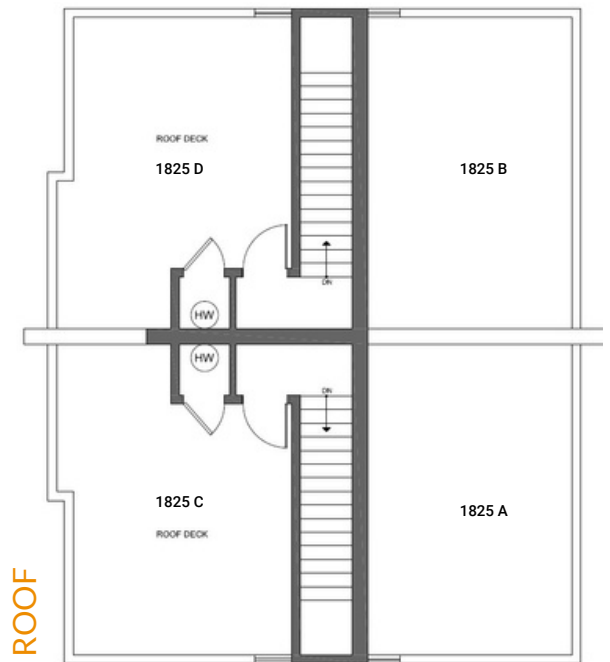
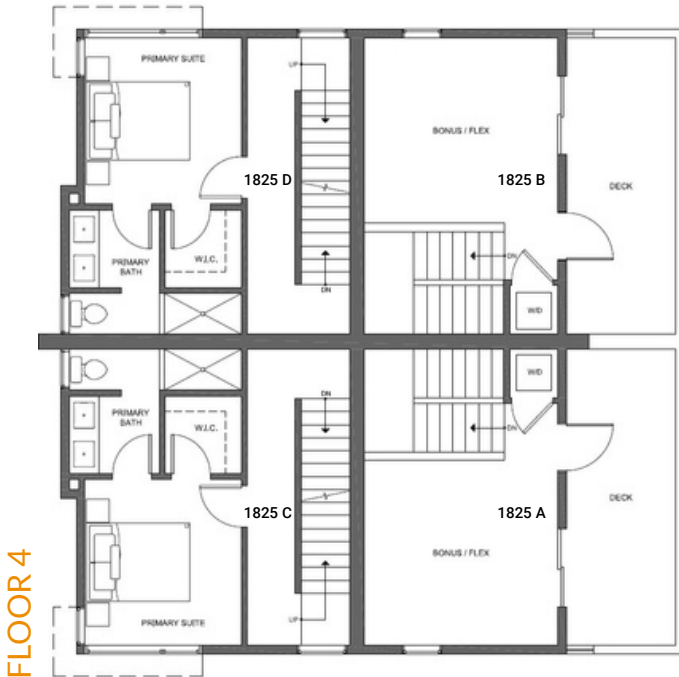
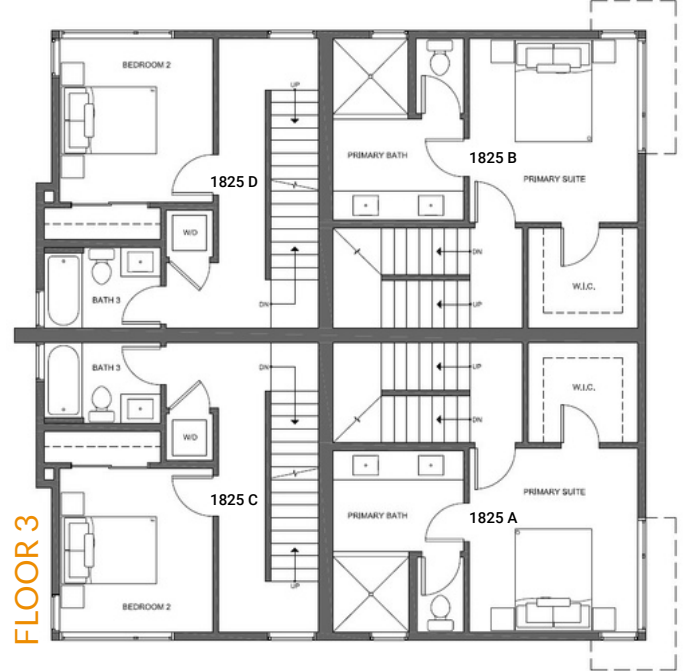
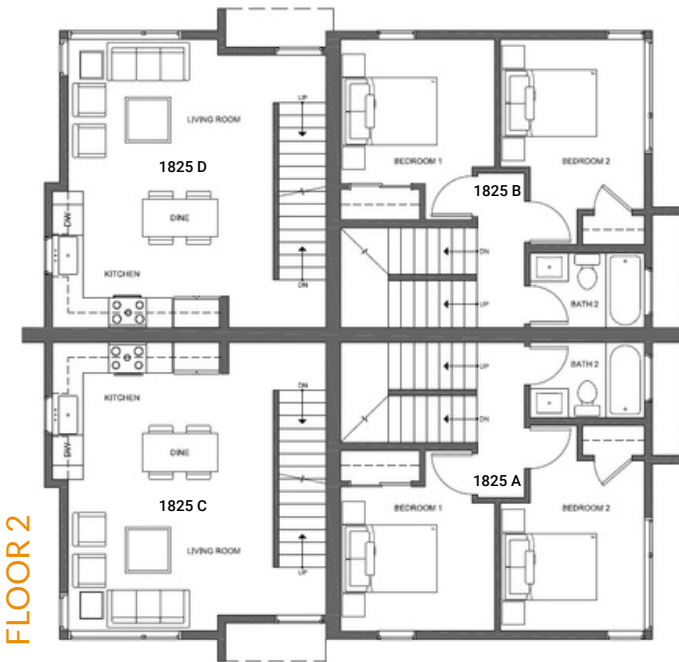
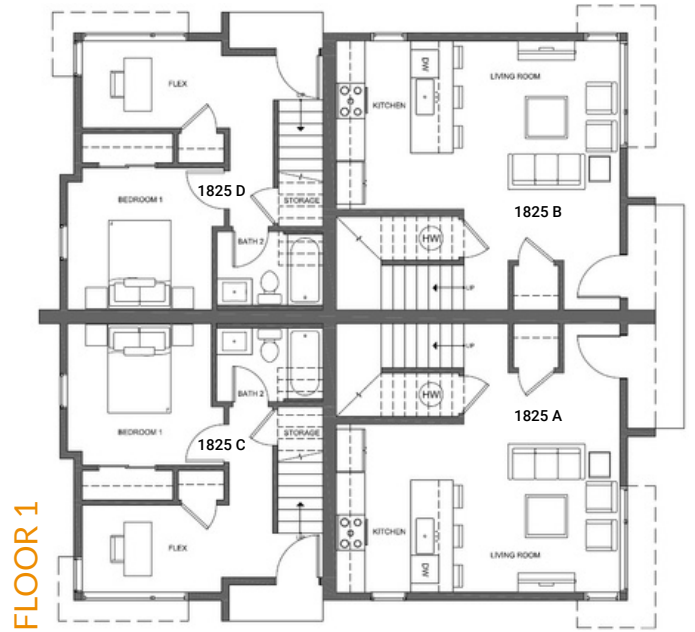
# 1825 A-D 14th Ave

## 1825 A & B

Square Footage: 1,535 SF  
 Beds: 3 + bonus  
 Baths: 1.75  
 Parking: Off-Street

## 1825 C & D

Square Footage: 1,596 SF  
 Beds: 3 + den  
 Baths: 2.75  
 Parking: Off-Street



# PHOTOS

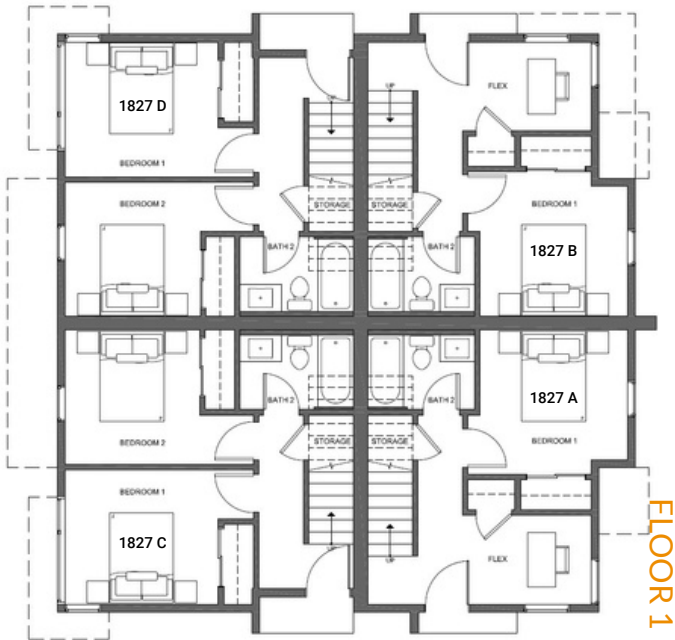


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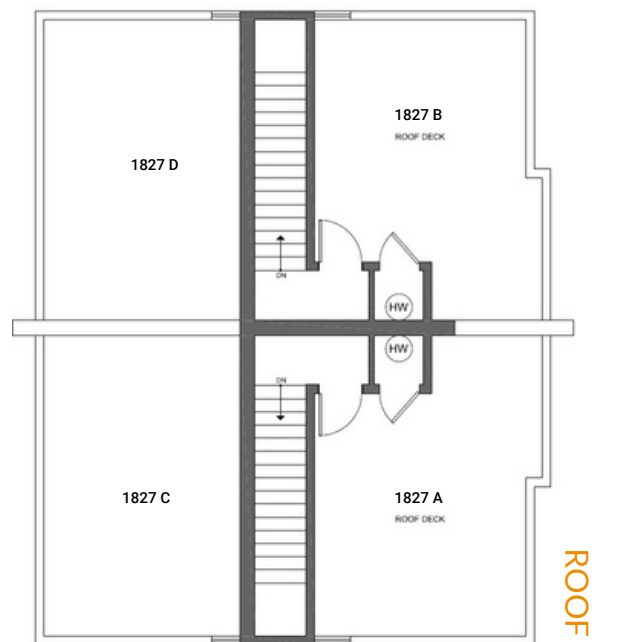
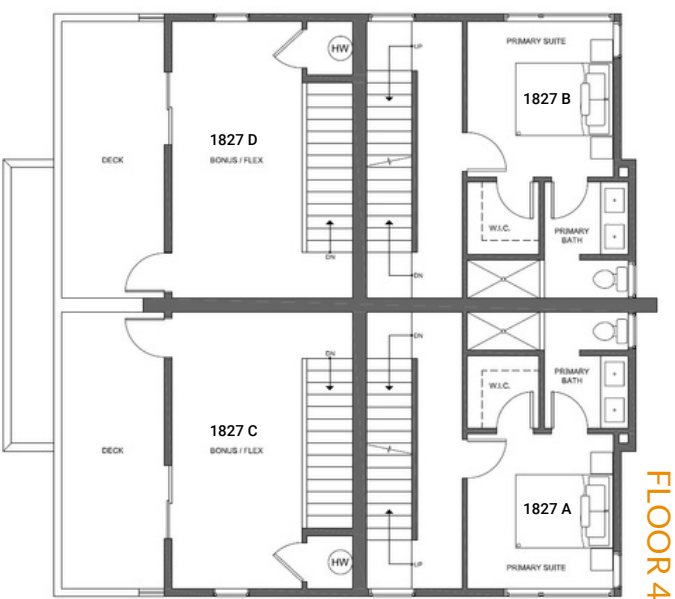
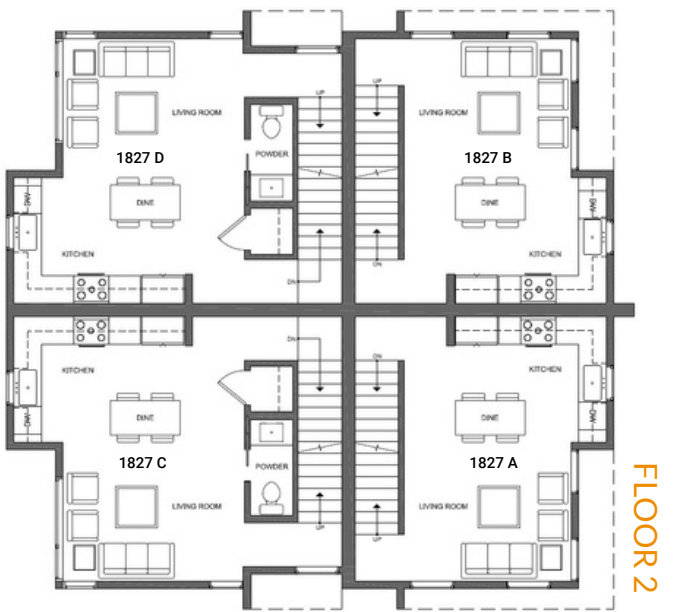


# 1827 A-D 14th Ave



**1827 A & B**  
 Square Footage: 1,590 SF  
 Beds: 3 + den  
 Baths: 2.75  
 Parking: None

**1827 C & D**  
 Square Footage: 1,596 SF  
 Beds: 3 + bonus  
 Baths: 2.5  
 Parking: Off-Street



# PHOTOS



# PHOTOS



# ABOUT CAPITOL HILL

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## A VIBRANT AND DIVERSE NEIGHBORHOOD

Capitol Hill in Seattle is widely regarded as a fantastic place to live for several compelling reasons. Known for its vibrant and inclusive community, the neighborhood boasts cultural diversity and has historically been a welcoming hub for the LGBTQ+ community. The area is a hotspot for arts and entertainment, featuring numerous theaters, art galleries, and music venues. Capitol Hill's lively nightlife, with its eclectic mix of bars and clubs, contributes to its dynamic atmosphere. Residents also enjoy access to green spaces like Cal Anderson Park and nearby Volunteer Park, providing ample opportunities for outdoor activities. The neighborhood's support for local businesses fosters a unique and independent character, and its proximity to downtown Seattle ensures easy access to employment opportunities and cultural events. Capitol Hill is well-connected through public transportation, emphasizing its convenience for commuting, and community events and festivals further enhance the sense of belonging and engagement among residents. Overall, Capitol Hill offers a diverse, lively, and community-oriented living experience that appeals to a wide range of preferences and interests.

# NEIGHBORHOOD FAVORITES



## TRADER JOE'S

1700 E Madison St (0.4 miles)

A national chain of neighborhood grocery stores committed to providing outstanding value in the form of quality products at the best everyday prices.

## PLUM BISTRO

1429 12th Ave (0.4 miles)

Artful upscale dishes take vegan cuisine to its greatest potential, and can even impress a carnivore.

## LINK LIGHT RAIL

Broadway E & E John St (0.4 miles)

A rapid transit system serving the Seattle metropolitan area offering service to Sea-Tac Airport and Northgate.

## CAFFE LADRO

435 15th Ave E (0.4 miles)

Bustling coffee shop featuring house-roasted espresso blends & pastries in a modern setting.

# ABOUT US



At Wilcynski Partners, we deliver specialized, team-based real estate brokerage services designed to create efficient, effective and enjoyable transactions for residential buyers and sellers in core Seattle neighborhoods. Our highly tailored approach, coupled with our deep understanding of the local market, drives results for our clients while reducing the amount of time they spend navigating the process.

As experts in Seattle land development and new construction homes, our team is uniquely positioned to help you identify and purchase a newly built single family home or townhouse. Not only do we keep tabs on new building permit applications filed with the city, we also closely monitor and tour new projects as they near completion, plus leverage our relationships with the builder community to provide our buyer clients with pre-sale opportunities that may otherwise have been unavailable.

On top of this, we represent several local infill builders and have a deep pipeline of new construction listings that we are marketing and selling. Visit [wilcynskipartners.com](http://wilcynskipartners.com) to view our current new construction inventory. If you would like more information about any of our upcoming projects or are interested in learning more about how we can help you buy a new construction home, please email [info@wilcynskipartners.com](mailto:info@wilcynskipartners.com).

# PRICING & AVAILABILITY

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To learn more about this new construction project, download floorplans, see current pricing and availability plus see other projects and homes we represent across the greater Seattle area, scan the QR code below to be directed to our website.



*The Information contained herein is deemed reliable but not guaranteed. It is provided as a courtesy only, is not a warranty, and should be independently investigated by Buyers. If you are currently working with a real estate broker, this is not intended to be a solicitation of that business.*



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