



River North Rental Apartments

Luxury living in one of Chicago's most desirable neighborhoods

This 49-story, 407 dwelling unit luxury apartment building is located in Chicago's River North district, a desirable neighborhood steps from the city's famous Magnificent Mile. Featuring one, two and three-bedroom apartments and penthouse floor plans, NORR's design features interior luxuries like an expansive fitness center, yoga/Pilates studio, movie theater, private dining room, business center, coffee bar and sports lounge with billiards and a golf simulator.

The LEED® Gold certified building provides secure storage, a recycling center and ground floor retail. To create an outdoor amenity space, our designers annexed the 22,000 square foot (2,043 square meter) rooftop of the parking structure next door, which we also designed. Accessible from the 12th floor of the apartment building, this landscaped space is equipped with a fireplace, fire pit, heated stainless steel pool, private cabanas, outdoor kitchen, and private dog park and pet wash. Known as the Greenway Self Park, the 280-car parking garage also provides electric vehicle charging stations.

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| CLIENT | AMLI Residential |
| PORTFOLIO | Residential |
| SIZE | 620,000 SF (57,600 SM) |
| LOCATION | Chicago, IL, US |
| DATE | November 2014 |
| SERVICES | Architecture |

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Residential

At NORR, our residential architecture portfolio spans decades and project types. We provide design, master planning and landscape architectural services to create sustainable multi-family communities across Canada, the US and UK. From urban centers to luxury residential apartment complexes, townhomes and rental housing, our residential experts work to design built environments with long-term value.

Designs For Life

Our design team applies market strategy, demographic research and competitive analysis to develop a holistic view of the project's target market. We assess the lifestyle desires of the end user and the business goals of the client to create communities that will attract and retain residents for years to come. As the demand for rental housing increases for millennials and empty nesters, we respond to our clients' changing marketplace with designs that feature multiple unit layouts, comprehensive amenity spaces, mixed-use elements and interconnections to the community that command top rental rates.

Fit With the Community

Our residential design portfolio includes both high density and low density projects. The lower density multi-family projects are designed with careful regard for the surrounding community. Because they're often adjacent to single family homes or located in exclusive urban settings, attention to streetscape and landscape architecture is essential. We're adept at designing spaces that include the elements that specifically increase marketability and long-term sustainability and value—no matter the project size, scope or density.

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