

CASE STUDY – Urban Infill -T.O.D.

## Louisiana Station, Denver - Colorado

*Project Name and Location:*

Louisiana Station Lofts  
Denver, CO

*Concept/Land Use and Size:*

Louisiana Station Lofts is a mixed use transit-oriented development ideally located in central Denver's charming Platt Park neighborhood. The development consists of 29 residential units above office, retail and parking, all on 2/3 of an acre. The project is adjacent to the Louisiana – Pearl Station on the new Southeast light rail line, and is a few blocks walk from the Pearl Street restaurant and retail district, Washington Park, Wild Oats grocery and Denver University.

The Trammell Crow/High Street Residential team acquired this site and worked with City and neighborhood officials to design and develop a project that balanced the goals of the transit authority for higher density near light rail while respecting the scale and desirability of this established infill neighborhood.



All units were sold prior to completion, and the completed development has received several accolades for sensitive mixed use development within an existing neighborhood.

