

The Seattle Times

New Homes

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FIFTEEN TWENTY-ONE SECOND AVENUE | seattle

Renowned Fashion Designer Says Her New Condominium Is A Perfect Fit

Interview by Dean Jones

As a world-renowned fashion designer, Luly Yang built her couture fashion house, Luly Yang Couture, by conceptualizing original designs all while balancing style and comfort. So when she discovered a new high-rise condominium was being developed with a similar approach – she thought she might have found her future address.

“Fifteen Twenty-One Second Avenue is a one-of-a-kind community that is graceful and elegant inside and out,” said Luly. “As with fashion, grace and elegance will always be cherished. It was important to me to live in a building that was authentic and timeless.”

Upon their first impression, Luly and her husband Christian Scherp loved the architectural design of the tall, slender silhouette. Once inside they noted how much thoughtfulness went into the floor plans, the amenities and the overall quality of the building.

“My husband considers himself a connoisseur of engineering,” said Luly. “So when we first toured the home I was drawn to the view but he, as usual, started inspecting the construction quality by opening windows, looking at cabinet door hardware and testing fixtures. It was soon clear to us both that Fifteen Twenty-One was the gold standard in condominium development. We had found our home.”

While the surface aesthetics were important so to was the functionality of the living space. Luly noted the broad hallways for hanging artwork, the abundant storage (including a private laundry room) and especially the oversized, spa-like master bathroom, which Luly calls her “private-spa”. These bathrooms are distinctive because they feature a private water closet, a large double vanity sink and a very generous walk-in shower stall adjacent to the jetted tub (this wet room environment is fully tiled so there’s no need for a glass shower enclosure).



Pictured above: Homeowner and fashion designer Luly Yang enjoys the protected views of Elliott Bay from her beautifully tailored residence at Fifteen Twenty-One Second Avenue.

“Sometimes a home presents well but it doesn’t work for everyday living,” said Luly. “Having lived here for several years now, I can confirm our home is as functional as it is beautiful. We found the overall building design concepts and our lifestyle to be perfectly matched.”

That’s a rewarding statement for the design and development team who had spent several years in the planning process. Intent on delivering the next generation condominium tower, the team hosted dozens of focus groups with downtown residents, prospective buyers, real estate brokers, architects and interior designers to challenge the status quo in high-rise design. In fact, Fifteen Twenty-One Second Avenue later became the archetype for the City of Seattle’s new zoning code that allowed for taller, more slender buildings to be built closer to the core.

Among other noteworthy design decisions was the elimination of traditional balconies. Instead the architect created The Glass Room – an indoor / outdoor space that provides utility in all seasons. In the summer months the bi-folding window opens to the side for fresh air enjoyment while in the winter the same room is perfect for fireside lounging while adding living space to the home.

The overall unit mix in the building is also unique. Rather than building the same typical floor plans that range from small studios to large penthouses every home at Fifteen Twenty-One Second Avenue is at least a two bedroom and averages nearly 2,000 sq. ft. from top to bottom. As a result there are only three to five homes per floor while careful faceting of the floor plate provides even the east side floor plans with dramatic views of the skyline and the bay.

“I like that our building feels boutique with only a few residents on each floor – it’s far more intimate and exclusive that way,” said Luly. “I think it’s remarkable that we live in such a dense and active neighborhood but then enjoy complete privacy and serenity above it all. The best of both worlds is just an elevator ride away. That’s a real advantage to living in the city and especially in this location. Within moments we can walk to so many amenities – the opportunities are endless.”

In building, Luly frequently uses the well-appointed conference room on the 6th floor for hosting board meetings with her team. She also enjoys the Sky Lounge on the 39th floor as a quiet retreat. And she’s a big fan of the portecochere, which provides a mid-block

View these homes

Open 11 a.m.–6 p.m. daily and by appointment at 1521 Second Ave., Seattle

Prices

From \$1.565 million

Information

206-443-1521 or
FifteenTwentyOne.com

connection beneath the tower between 1st and 2nd avenues. But her greatest accolades are far more personal.

“I think the best quality about this building is our fellow homeowners,” said Luly. “Our neighbors are warm, friendly and so welcoming to new residents. We share many interests along with a tremendous sense of community. We also have excellent building management – the property is expertly maintained. It seems like someone is always sweeping the sidewalk, polishing the elevator doors or washing the exterior of the building. And the concierge team is always so helpful to my family and to my guests – it’s really a treat to mingle in the lobby.”

Now 95% sold, only eight homes remain available making Fifteen Twenty-One Second Avenue one of the most successful condominium developments on the West Coast. A public showcase of the model homes is scheduled for Saturday and Sunday, November 10 and 11 between 12:00 and 4:00pm (or by appointment).

“We simply love arriving home to Fifteen Twenty-One Second Avenue – this entire experience is even better than we had hoped for,” said Luly. “As I often say to my clients, sometimes life is better than the dream.”