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Union Place

Finalist: Best High-Rise Apartment Community, Best Community Amenities

Market-Rate Multifamily Projects



Contact:

Multifamily Pillars of the Industry Awards
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Nominated by: Toll Brothers Apartment Living

(<https://www.tollbrothersapartmentliving.com/>).

Location: Washington, D.C.

Developer: Toll Brothers Apartment Living

Architect: Davis Carter Scott

General Contractor: AECOM Tishman

Interior Designer: ForrestPerkins

Photographer: Taylor Photographics

Project Website: Union Place (<https://www.liveunionplace.com/>).

Project Statement

Union Place is a brand new, sophisticated and expansive 525-residence apartment community located in Northeast Washington, D.C. Offering studios, one-, two- and three-bedroom residences, the community opened for residents in February 2019 and completed construction in July 2019. Union Place was the largest multifamily community to open in 2019 in D.C., and competes in the very saturated submarkets of NoMa, Union Market and H Street. Designed with its residents in mind, Union Place was developed based on in-depth community and market research. The study yielded three major segments considered throughout the development process that included young professionals with roommates, mid-level professionals with young families and higher-level professionals with young or no families. Additionally, market study identified a gap in the caliber of amenities and design in all three of its

submarkets. Union Place is located at the convergence of three neighborhoods that both drove and inspired its programming and design. The neighborhoods include clean and modern NoMa; raw and authentic H Street; and eclectic and worldly Union Market. With the aforementioned markets in mind, the team embarked on the development of a large-scale community infused with branding moments, local relevance, and thoughtful community design, amenities and programming. Union Place sought, and has been successful, to meet a unique demand while at the epicenter of D.C. with access to Union Station, Capitol Hill, other historical monuments, and acclaimed restaurants, bars and entertainment. Union Place is proudly owned and managed by Toll Brothers Apartment Living, a division of Toll Brothers, Inc, and was designed in collaboration with ForrestPerkins for interiors and Davis Carter Scott for architecture.

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