



The open walkways at Studioplex encourage conversation between neighbors.

Sweet Spot

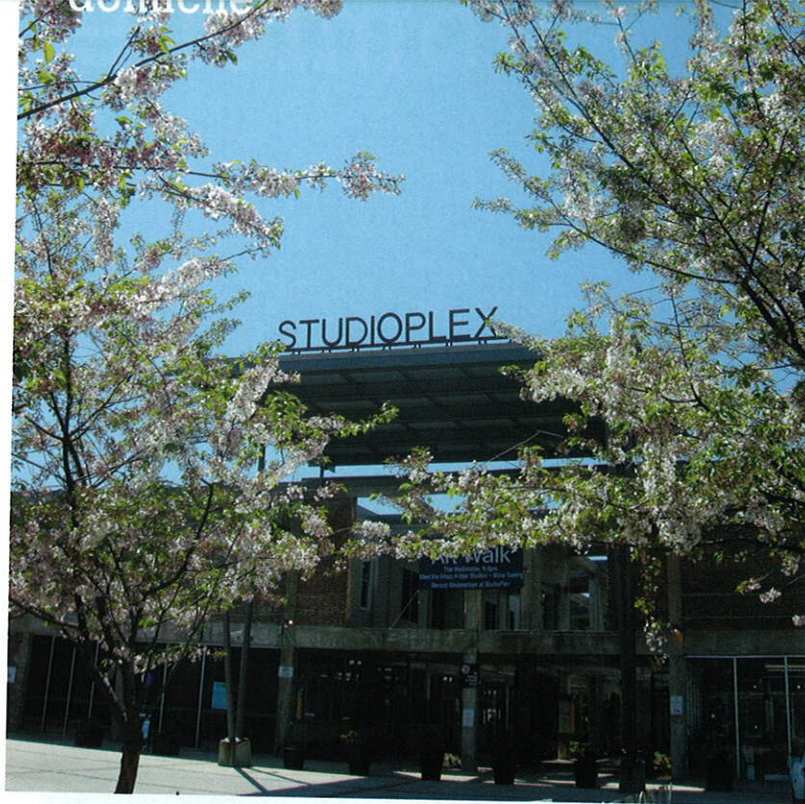
History and urban creativity converge at Atlanta's inspiring Studioplex Lofts.

Atlanta's art community is, well, inspired. The muse? Studioplex Lofts. With a prime location, unique architecture and living space that doubles as an art studio, the lofts—on Auburn Avenue in the Old Fourth Ward near Inman Park, Virginia-Highland and Little Five Points—are abuzz with creative energy and historic appeal.

In 2007, the Historic District Development Corporation,

Columbia Residential and Orinda Corporation partnered to redevelop an old cotton warehouse (circa 1906) into a live/work community. As part of the historic renovation, developers retained many of the building's original features, such as metal warehouse doors and concrete columns.

Today, Studioplex offers 18 lofts to be used solely as gallery space, and 112 one- and two-bedroom lofts where artists can



From top: Studioplex Lofts has an "Art Walk" every second Wednesday of each month where artists-in-residence open their lofts for public art viewings. The hip living spaces feature kitchens with European cabinetry and glass tile backsplashes.

INFO

LOCATION: 659 Auburn Ave.

SIZE: 18 lofts for gallery space; 112 one- and two-bedroom live/work lofts ranging from 850 square feet to 2,200 square feet

PRICE RANGE: \$169,900 to \$349,900

FEATURES: Stainless-steel appliances, up to 18-foot ceilings, granite countertops, European cabinetry, sealed concrete floors and glass tile backsplashes

AMENITIES: On-site commercial spaces, community room, expansive central courtyard, fitness center, abundant parking with controlled access and 9,100 square feet of retail space at the Pavilion at Studioplex

DEVELOPER: The Historic District Development Corporation, Columbia Residential and Orinda Corporation

INFORMATION: Call 404.733.6000 or visit studioplexlofts.com



occupy living and studio space. The lofts range from 850 square feet to 2,200 square feet and are priced from \$169,900 to \$349,900. Features include stainless-steel appliances, up to 18-foot ceilings, granite countertops, European cabinetry, sealed concrete floors and glass tile backsplashes. With such prize embellishments, it comes as little surprise that about 95 lofts have sold or are under contract, according to Brenda Stepp, on-site sales manager for Studioplex.

In addition to the lofts, the nine-acre property also has a central courtyard, a community room that can accommodate up to 300 people, a fitness center, abundant parking with controlled access and 9,100 square feet of retail space at the Pavilion at Studioplex. So far, two tenants have signed leases with the Pavilion: Scott Serpas, former executive chef at TWO urban licks, who will open his first restaurant, Serpas, this fall; and Matt Janke, a glass artist, who will move his studio to this location.

Other artists who live and work at Studioplex include Louis Delsarte and Dante Yarbrough. Delsarte is a Morehouse College professor who paints murals commissioned by the city. Yarbrough recently showed his paintings at Mason Murer Fine Art as part of Embrace (the fine art fair of the National Black Arts Festival). However, according to Stepp, people in other professions also are drawn to the community. "We have designers, engineers, architects, doctors and lawyers who also live or work here," she says.

Beyond offering a unique place to live, the developers at Studioplex aim to foster a connection with surrounding neighborhoods. As a result, the community hosts a weekly Green Market where local farmers sell fresh produce from 8 a.m. to noon every Saturday through the fall. Studioplex also hosts an Art Walk from 6 to 8 p.m. every second Wednesday of each month. —MISTY REAGIN