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## **Chestnut Hill Realty's Regency Plaza appeals to new generation of apartment residents with \$14 million in enhancements**

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Chestnut Hill Realty recently unveiled \$14 million in enhancements for the Regency Plaza, a landmark apartment community.

The improvement project at the Regency Plaza was geared toward attracting a growing segment of apartment residents who are seeking greater lifestyle choices by moving to more urban areas and selecting apartment communities that offer a broad array of onsite amenities.

Residents of the Regency Plaza property, which offers 444 apartment homes ranging from studios to three bedrooms and 40,000 s/f of office and retail space, will enjoy a plush, newly designed residents' lounge, fitness center, movie theater, catering kitchen, conference rooms and an Internet café. Also unveiled was the newest style apartment home, the Bentley, which features hardwood floors, marble bathrooms, and kitchens with stainless steel appliances, custom cabinets and granite countertops.

"A growing number of apartment residents are seeking to greatly augment their lifestyle and activity choices by moving closer to thriving city centers and choosing apartment communities that offer a wide variety of conveniences," said Ed Zuker, Regency Plaza co-owner and CEO of Chestnut Hill Realty, a Massachusetts-based company that owns and manages 4,000 units in 30 apartment home communities in Greater Boston and Rhode Island. "The residents who are part of this trend are simultaneously simplifying a portion of their lifestyles by choosing to be within walking distance of all the attractions that thriving city centers have to offer while also having entertainment, exercise and dining options right in their own apartment community. For this group, less time spent commuting and more time doing equates to a higher quality of life."

Richard Lappin, Regency Plaza LLC co-owner and president of LISCO Development, said, "Since purchasing the property, we have continuously invested in it. However, during the past five years, we have accelerated our improvement plan, investing more than \$14 million dollars - not only in the infrastructure and the apartment homes, but also in the magnificent common area improvements that make the Regency Plaza such a thriving community."

Calson Construction served as the general contractor for the Regency improvement project, Robert Amendolara Associates performed the interior design and Blount Bennett Architects Ltd. was the architect. Frank Shatz & Co. provided the millwork and Mulholland Audio Visual installed theater systems for the movie theatre and resident lounge.

Bob Amendolara of Amendolara Associates designed the new Regency spaces. "The owners and the residents have shaped the design of the Regency in many ways. Areas have been created to answer the expectations of a 21st century facility. An Internet café, state-of-the-art movie theater, a lounge with fireplace and large-screen TV all offer amenities created to meet and exceed these

expectations. The interiors follow the owners' mandate: subtle, elegant, timeless furnishings and finishes that instill a sense of comfort for the residents, and pride of ownership for us all," Amendolara said.

Regency Plaza held a Grand Opening Reception on May 17 to celebrate the many improvements to the property. The event was attended by more than 250 members of the Providence business community, as well as Providence Mayor Angel Taveras.

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