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Gilbane building student housing community for Brown and RISD: 257 Thayer designed for LEED BD&C Silver

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Construction is underway at 257 Thayer, a brand new student housing community that will provide off-campus housing for both undergraduate and graduate students at Brown University and Rhode Island School of Design (RISD). The building will be ready for move-in beginning January 2015.

The 267-bed community, developed by Gilbane Development Company, will be the first purpose-built student housing property in the city, and will include 95 suite-style apartments with one-, two- and three-bedroom units on four levels. On-site community amenities include a clubhouse room with multiple high definition TVs and gaming tables, group study rooms, fitness center, bike storage, high speed internet and WIFI, and 24-hour resident services. The landscaped courtyard, with its fire pit and barbeque, provides students with a space to socialize outside.

Apartment amenities include fully furnished modern living units, private bedrooms with full private bathrooms, hardwood style floors, full kitchens with granite countertops, stainless Energy Star appliances, ice maker refrigerator and microwave, washer and dryer in every unit, and individual, by-the-bed leases. All utilities are included (with green cap).

The four-story community, located in College Hill, will be a multi-purpose facility that includes retail space on Thayer St.'s frontage and an underground, heated parking garage with 75 spaces. Located near the center of Brown Univ. and a half a mile from RISD's campus, 257 Thayer is convenient for students at both campuses.

257 Thayer has been designed as a sustainable living environment and utilizes eco- friendly choices in construction and sustainable management, including paint with low VOC and low emissions, electric car charging stations, bike storage, high efficiency systems, and solar power, which will provide up to 10% of the building's power.

Throughout the construction of 257 Thayer, the U.S. Green Building Council's rigorous requirements will also be met, including pollution prevention during construction, the use of low-emitting materials and water-efficient fixtures throughout the property. The building's access to transportation, shopping, restaurants and schools will also aid in the community's LEED® BD&C for New Construction Silver Certification goal and provide residents with purposeful living in a sustainable environment.

Bob Gilbane, CEO of Gilbane Development Company said that one of the driving factors for building in Providence was the obvious lack of purpose-built student housing within the market.

"We wanted to offer students at Brown University and Rhode Island School of Design not only a state-of-the-art student housing community in an ideal location with modern amenities, but also a truly sustainable, eco-friendly living environment that they can be proud to call home," said Gilbane.

"We have the experience to bring the highest quality product to this market that will exceed the desires of the student population."

An off-site leasing center will open in mid-April at 286 Thayer Street for students to secure an apartment. 257 Thayer will be leased and managed by Asset Campus Housing (ACH).

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