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## TRAX Development and EMBARC break ground on TERRAZZA Wellesley

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Wellesley, MA TRAX Development and EMBARC hosted a groundbreaking celebration on June 23rd, to launch TERRAZZA Wellesley, the town's new residential project at 100 Linden St., scheduled to open in spring 2023.

“We are grateful to the town of Wellesley for their great unison of efforts to work with us and EMBARC to arrive at a creative solution to an underutilized site,” said Nick Ogonowsky, development manager at TRAX. “We were given a unique opportunity to create a very special urban oasis that will also allow current residents to stay in Wellesley.”

The three-story, 82,000 s/f residential project offers a completely new level of luxury living for those who seek unparalleled sophistication in a comfortable, suburban landscape.

Shown (from left) are: Don McCauley, Aaron Honsaker, Ryan Noone, Nick Ogonowsky, Dartagnan Brown, Tani Halperin, Janice Dumont, Tom Ulfelder, Jimmy Grossman, and Megan Jop - Photo by: Kure Creative

RISE Construction Management is the general contractor for the project; EMBARC is the architect and designer; VERDANT is the landscape architect; McKenzie Engineering Group is the civil engineer and surveyor; Vanasse & Associates is the transportation engineer; H+O Structural Engineers is the structural engineer; Wozny | Barbar & Associates is the mechanical, electrical, plumbing and fire protection engineer; SLS Consulting is the code consultant.

TERRAZZA Wellesley is comprised of 35 meticulously crafted condominiums, ranging in size from 770 – 2,400 s/f, with bespoke details, luxurious touches, and everyday practicality. The one, two and three-bedroom homes feature carefully considered amenities, including a full service concierge service, valet, sports simulator, bike storage and workshop, pet washing station, fully equipped fitness center and private event spaces to name a few. Each residence has private outdoor space – a patio, balcony or roof deck. In addition, the property is a four-minute walk from the heart of town and 17 miles from the city of Boston.

EMBARC's predominant goal was to craft the building in a manner that not only harmonizes with its surroundings but was also respectful of the site it is positioned in. The name TERRAZZA (Italian for terraces) comes from the design approach of terracing the architectural narrative given the unique topographical qualities of the site. The team created a series of terraces, stairs, and piazza's that bring you from the exterior through the interior, moving through a series of curated spaces to an outdoor secluded landscape oasis.

The exterior of the building uses an unexpected play of materials including "corsa" elongated brick that adorns the first level of the building. From there, it delicately transitions up to the residential levels with cladding, ranging in variegated tones and formats, creating a timeless rhythm across all its facades.

The interiors, bespoke in nature, have been crafted to ensure a simple yet elegant design that is equally functional and beautiful.

"This was truly a magnificent process working hand in hand with the town, its selectman and various boards and the community to completely reposition what was once viewed as a detriment to the town," said Dartagnan Brown, founder + CEO of EMBARC. "And now, eighteen months later, with unanimous community support, we are excited to see TERRAZZA get built. It is a testament to our collective efforts as architects and developers and the town's willingness and reception to work with us."

“TERRAZZA Wellesley is truly a reflection of the collaboration between so many individuals and constituencies within our community,” said Tom Ulfelder, Chair of the Select Board for the town of Wellesley. “Town officials and employees, local developers, and neighbors worked together to find a way forward to build new housing. As a community, we worked with a common purpose to build housing that offers new opportunities for home ownership.

Opportunities that include affordable options within walking distance to our shopping, dining, and central locations for mass transportation while preserving the character of this neighborhood.”

A sales gallery will soon be available for potential buyers to preview the property. Advisors Living is the brokerage firm for this project.

“Wellesley is one of the region’s most sought after and strong single family housing markets, and with the addition of TERRAZZA, for the first time in a decade, we will be able to bring into the market a new standard of luxury condominium living to the town,” said Janice Dumont, CEO at Advisors Living.

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