

The Davis Cos. celebrates groundbreaking of 100 Shawmut - designed by The Architectural Team



Shown (from left) are: Tim Wade of M&T Bank, John Fish of Suffolk Construction, Steven Chin of BCEC, Jonathan Davis of The Davis Companies, mayor Martin Walsh, Brian Fallon of The Davis Companies, Janice Dumont of Advisors Living, Paul Chan of CCBA and Michael Liu of TAT.

Boston, MA The Davis Companies hosted a groundbreaking celebration to launch 100 Shawmut, the South End's newest collection of luxury condominium residences slated to open in fall 2020. 100 Shawmut is the first of three abutting projects, collectively approved by the Boston Planning and Development Agency, to commence construction. Speakers included Martin Walsh, mayor of Boston, Jonathan Davis, founder & CEO of The Davis Companies, Steven Chin, senior pastor at the Boston Chinese Evangelical Church, and Paul Chan, president of the Chinese Consolidated Benevolent Association.

"Today, we celebrate the groundbreaking of 100 Shawmut – a project realized through a unique partnership between The Davis Companies, the Boston Chinese Evangelical Church and the Chinese Consolidated Benevolent Association," said Davis. Located at the intersection of Herald St. and Shawmut Ave., the \$170 million, 13-story, residential project is comprised of 138 condominiums, including studios, one, two, three- and four-bedroom units, many featuring a den space.

When 100 Shawmut is completed, the 232,000 s/f property will integrate the historic character of the original 1920s facade with a newly constructed glass structure designed by The Architectural Team (TAT). The building will have a number of private balconies offering views of the city. EMBARC Studio, the interior design team, has created a modern approach to the interiors with a mixture of white oak wood detailing and textural stone conveying a warm, neutral color palette, transitioning and merging the neighborhood architecture with a fresh, new interior.

The building will have a comprehensive amenity program that includes 24/7 concierge, private parking, a private dining/conference room with an entertaining kitchen, a great room, a billiard room, an activity lounge, library, fitness center, dog wash station and children's playroom. The Penthouse features an indoor and outdoor residents lounge, and a rooftop sky lounge equipped with gas grills and fire pits. 100 Shawmut also houses 3-levels of enclosed private parking containing 112 spaces for residents.

"100 Shawmut presents a rare opportunity to live in a stylish, new condominium building in the South End, one of Boston's most sought-after historic neighborhoods," said Janice Dumont, CEO of Advisors Living.

The Davis Companies will be making a \$15,000,000 contribution toward the creation of Inclusionary Development Policy (IDP) units in an escrow account controlled by the BPDA for the benefit of the CCBA Building. In addition, The Davis Companies has committed \$200,000 to various community programs.

Suffolk Construction is the general contractor for 100 Shawmut. The Architectural Team, Inc. is the design architect and EMBARC Studio has designed the interiors. Copley Wolff Design Group is the landscape architecture firm for the project. Engineers for 100 Shawmut are McNamara Salvia, WSP and Howard Stein Hudson Associates.

The project is financed by a \$105,000,000 construction loan from M&T Bank with participating lenders that include Berkshire Bank, HarborOne Bank, Needham Bank, and Bank of New England.

“Our collaboration has yielded a dynamic development for the historic South End and this innovative property will ensure that our China-town-based non-profit partners will be able to serve the community for years to come, in addition to bringing new housing and jobs to our city,” said Davis.

“The definition of modern luxury has just been elevated. The comprehensive amenity program, along with the building’s incredible views, private outdoor spaces and the availability of three-and-four- bedroom residences and penthouses creates a new lifestyle experience in the heart for the city for homeowners. We are privileged to be the exclusive brokerage firm for The Davis Companies on this unique property,” said Dumont.