

*Introducing Part Four of Wilcox Gardens,
a Grand Rapids Magazine Design Home presentation.*



Wilcox Gardens

Crafting the next chapter



Caroline Wilcox divided up the family's East Grand Rapids estate, reserving for each of her five adult children a parcel and funds to build a home of their own. Between 1924 and 1928, four new homes — one on Lake Drive, and three on San Lu Rae — were built along with a community house. The remaining properties await new owners.

One of five premiere urban properties available in East Grand Rapids, Lot 4 at Wilcox Gardens has been chosen as the canvas for "Grant Park," Grand Rapids Magazine Design Home 2011.

BY LISA M. JENSEN

For buyers seeking the authenticity of a century-old home that's Green-built from the ground up, stocked with state-of-the-art technologies, products and materials, and crafted by an innovative design team to suit a modern family's active lifestyle, it's also an unparalleled investment opportunity.

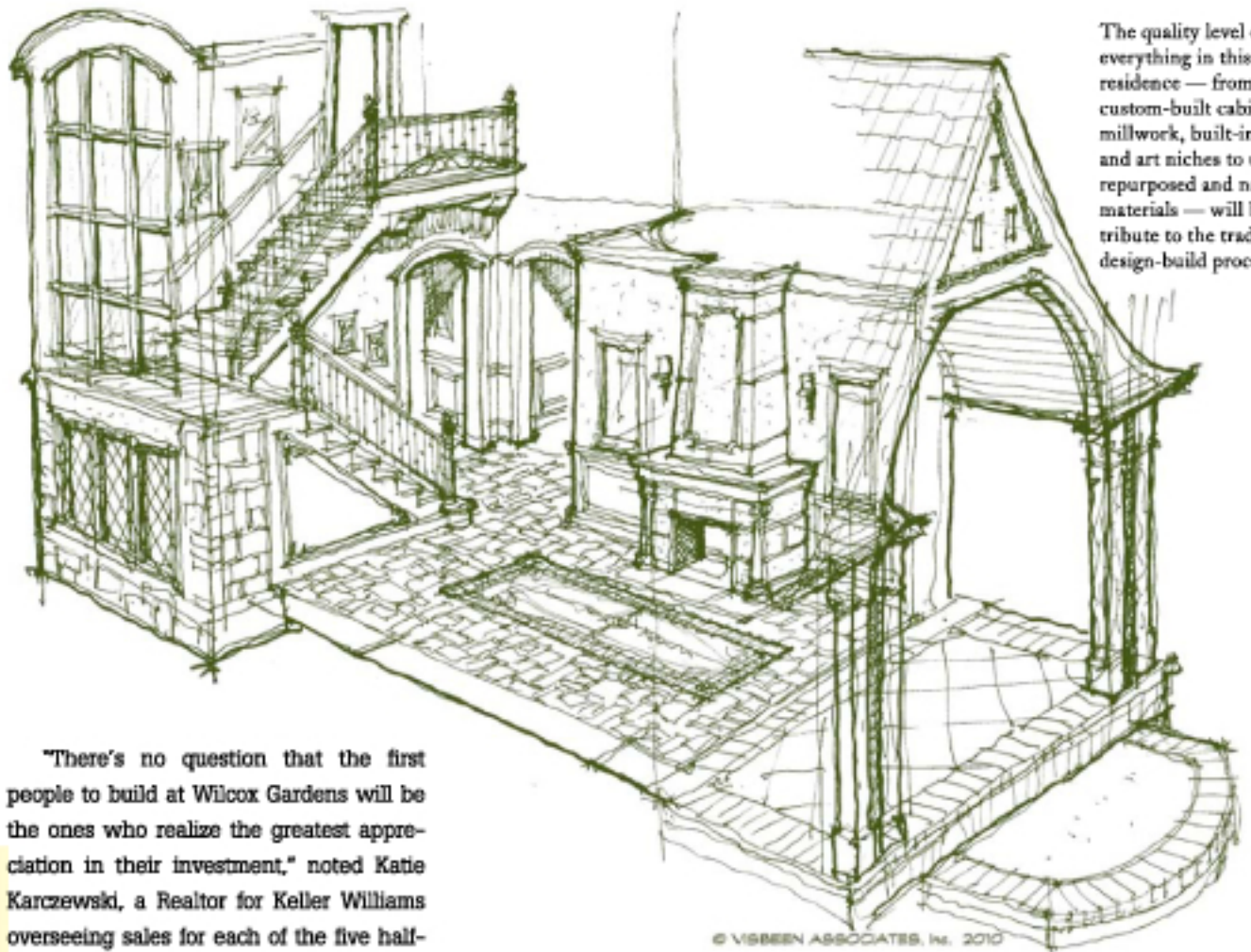
"People love the idea of moving to East Grand Rapids and into an old home with

rich architectural character," observed Wayne Visbeen, AIA, IIDA, designated GRM Design Home architect. "But the older mechanical systems and other issues that come with it make potential buyers nervous.

"This is the dilemma we're solving at Wilcox Gardens. And because this home will be the neighborhood's first, everybody involved in maintaining the integrity of Wilcox Gardens' past — from designer/builder Jeffery Roberts and myself to the property sellers and real estate firm — is contributing toward its price."

Because "Grant Park" will simultaneously serve as Grand Rapids Magazine's next Design Home, Visbeen added, its buyers will save significantly on products and materials as well, beyond typical financial advantages gained from purchasing a Parade or spec home.





The quality level of everything in this residence — from custom-built cabinetry, millwork, built-ins and art niches to use of repurposed and natural materials — will be a tribute to the traditional design-build process.

"There's no question that the first people to build at Wilcox Gardens will be the ones who realize the greatest appreciation in their investment," noted Katie Karczewski, a Realtor for Keller Williams overseeing sales for each of the five half-to ¾-acre lots. "This is a premiere setting within East Grand Rapids, a very walkable neighborhood with Reeds Lake, great schools and great energy.

"Here, you aren't just buying a house. You're buying a lifestyle."

About "Grant Park"

While state-of-the-art mechanical systems, technologies and other amenities including appliances will ensure Design Home 2011's efficiency, the inventive use of reclaimed materials and the home's eclectic European, 1920s' Chicago park-inspired architecture will lend a sense of timelessness.

"Jeffery had a very detailed vision of what this home needed to fit the character of East Grand Rapids and to set the tone for Wilcox Gardens," Visbeen said.

Historically accurate attributes include a welcoming front porch with timber beams that opens to a foyer with fireplace and very unusual stair hall; exterior balconies; an oval-shaped living room;

richly-detailed kitchen with breakfast nook; stately dining room that opens to a porch; master suite with sleeping porch or outdoor veranda; and garage attached toward the rear.

"Our buyer will be someone who has a true appreciation for purity of architecture and attention to detail, as well as cutting-edge technology," Roberts said. "The quality level of everything in this residence — from custom-built cabinetry, millwork, built-ins and art niches to use of repurposed and natural materials — will be a tribute to the traditional design-build process. We will be bringing a home from this certain era beyond what has been done before.

"But beyond that," he emphasized, "we have an exceptional team that will be

working with the client to fulfill their own dream, as well."

LOCATED WITHIN immediate proximity to schools, shopping and recreation, Wilcox Gardens will offer the rare opportunity to build within the land-locked community of East Grand Rapids. This site-condominium development will be a combination of existing and new single-family homes. Jeffery Roberts Homes, in conjunction with Visbeen Associates, Inc., has developed several design concepts for these exceptional historic home sites. Don't miss this opportunity to build in one of America's most livable communities. To inquire about available lots in Wilcox Gardens please contact Katie Karczewski at (616) 575-0119.

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