



## Schnitzer West Announces Delivery of The Avant Residences in Southeast Denver

**DENVER — October 7, 2025** – [Schnitzer West LLC](#) (Schnitzer West) is redefining multifamily living in Southeast Denver with the debut of [The Avant](#), a 337-unit community. The development, a joint venture with Mitsui Fudosan America, blends best-in-class design with a cultural connection to Fiddler’s Green Amphitheatre and the Museum of Outdoor Arts. The Avant welcomed its first residents in June and offers curated interiors, elevated amenities, and a unique setting steps from one of Colorado’s premier outdoor music venues.

Ideally situated at 6333 Greenwood Plaza Blvd., The Avant is located in Southeast Denver’s premier employment corridor with direct access to I-25, C-470, and light rail. Residents are just a short walk from the growing Arapahoe Entertainment District, home to dining, shopping, and entertainment destinations such as Comedy Works South, Shanahan’s Steakhouse, and Pindustry. The Avant delivers the ultimate live-work-play experience, seamlessly blending urban convenience with suburban comfort.

Partnerships with local businesses provide exclusive perks, while seasonal events and concert-inspired activations connect residents to the area’s thriving arts and culture scene. Located within the Cherry Creek School District, families benefit from one of Colorado’s top-performing and most sought-after school districts.

“At The Avant, our goal was to raise the bar for multifamily living and deliver a truly intentional experience for residents,” said Luke Schroeder, senior investment and development manager, Schnitzer West. “We approached the project with intention, creating a community where residents don’t just find a home, but a lifestyle defined by comfort, sophistication, and a meaningful connection to the neighborhood.”

The Avant offers a thoughtfully designed mix of one-, one plus den-, two-, and three-bedroom residences, giving residents flexible options whether they are young professionals, growing families, or those looking to downsize. Each home is defined by distinctive finishes, from gourmet prep islands and stainless-steel appliances to expansive windows and outdoor balconies that frame mountain views.

Amenities at The Avant are designed to elevate daily living and bring the community together, including:

- A music lounge and outdoor listening patio, with hand-selected vinyl selections and space to listen to live music drifting in from Fiddler’s Green.
- Resort-style pool and sundeck that capture unobstructed mountain views, with enhancements underway to add a cold plunge and sauna.
- Wine lockers and a catering lounge allow residents to host intimate gatherings or private celebrations easily.

- Fitness center and yoga deck, including professional-grade equipment and open-air space for wellness.
- Dog run and spa to keep pets happy and healthy, steps from home.
- Community garden and covered parking provide convenient amenities that balance lifestyle and practicality.

Beyond its amenities, Schnitzer West is shaping a resident experience defined by community programming, local partnerships, and cultural activations. Together, these offerings reflect Schnitzer West's commitment to delivering communities that set a new standard for design, lifestyle and neighborhood integration.

The Avant is now leasing. To explore floor plans, schedule a tour, or apply online, visit <https://theavantresidences.com/>.

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### **About Schnitzer West LLC**

Schnitzer West LLC is one of the Seattle and Denver area's leading real estate investment, development and property management companies. Co-founded in 1997 by then Managing Investment Partner Dan Ivanoff of Seattle and Ken Novack, then President of Portland-based Schnitzer Investment Corp (now called MMGL Hold Co LLC), the company has built a successful track record in the commercial and multifamily housing markets through product innovation, disciplined management, and investment expertise. Known for its commitment to "Outperform the Expected," Schnitzer West has earned recognition for creating innovative workplaces and living spaces, for delivering superior-to-market returns, and for its value-creation approach to property management. To date, it has developed or acquired and repositioned more than 12.5 million square feet of Class-A office and suburban office, flex, industrial and bio-tech space, mixed-use, and 1,250 units of luxury multifamily residential in Seattle, Portland, and Denver. Schnitzer West has 2.0 million square feet of office and multifamily residential (380 units) in predevelopment. Currently, Schnitzer West's Asset Operations group actively manages 3.8 million square feet of office and industrial property for various clients. Learn more at [www.schnitzerwest.com](http://www.schnitzerwest.com).

### **About Mitsui Fudosan America**

Mitsui Fudosan America, Inc. (MFA) is the US subsidiary of Japan's largest real estate company, Mitsui Fudosan Co., Ltd., a publicly-traded company with approximately \$65.2 billion (¥9.8 trillion, as of March 2025) of assets. MFA is responsible for Mitsui Fudosan's real estate investment and development activities in North America, and is headquartered in New York, with branch offices in San Francisco, Los Angeles, Dallas and Honolulu. MFA has been an active investor in the United States since the 1970s, with a focus on the East and West Coasts and the Sun Belt. MFA's portfolio currently includes over 5,000 apartments, with an additional 5,000 units in development; almost 10 million square feet of commercial space, with almost 4 million square feet in development; and over 740 hotel rooms.

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