



## Optima Old Orchard Woods Buyer Works Downtown – Opts for Suburban Location

Julia Lagun, an attorney and CPA, has a busy career as a tax consultant for the downtown Chicago firm of Deloitte and Touche, yet she opted for an inviting mix of urban and suburban amenities with a condominium at Optima Old Orchard Woods.

“The man I’m dating showed me a brochure from Optima Old Orchard Woods because a family member of his had purchased a condominium there,” Julia said. “It was a case of love at first sight; I really was impressed with the contemporary design of the building and I thought to myself, ‘this is the place I want to live in.’ Optima Old Orchard Woods offers several advantages that were persuasive for me: the convenient location for traveling downtown; the Harms Woods forest preserve across the street where I can bicycle; and the ease of traveling to visit my family in the northwest suburbs.”

Julia was a pioneering buyer at Optima Old Orchard Woods, having purchased her condominium in Oak Tower, the first phase of construction, in February of 2005. She moved into her new home in May, 2006, and chose a two-bedroom, two-bath floor plan on the ninth floor.

“My condominium is in a corner location so I have beautiful views on three sides,” she said. “I look out over the forest preserve, the fountain in the entry, and Elm Tower, the second of three residential towers at Optima Old Orchard Woods. The floor plan offers a large great room with space for a dining area as well as an eat-in kitchen and a spacious master bedroom with a private bath. It is a very comfortable, light and sunny atmosphere, and the views are outstanding.”

The recreational amenities and services within Optima Old Orchard Woods are an important part of the lifestyle for Julia.

“The fitness center on the penthouse floor of Oak Tower is a real convenience, and it saves me \$80 a month for a membership at a health club,” she said. “I’m also excited about the sun deck, the indoor pool and spas. Another feature I will use is the retail area in two of the towers; having services such as a dry cleaner or a convenience store within the building will be very helpful for busy people like me.”

“Of course, the convenience of the building to other area amenities is equally important. The Edens Expressway and the four-way interchange are just a few blocks way, and since I take the train downtown each day, I appreciate the proximity of the Skokie Swift and Metra Stations. And Old Orchard Shopping Center is only three blocks to the east, so I can walk there when the weather permits.”



*Julia Lagun is a resident of Optima Old Orchard Woods who works downtown and prefers the blend of urban and suburban conveniences in the strategically located condominium community.*

Julia has recently been elected president of the Oak Tower Condominium Association, and her credentials as an attorney and CPA will be useful in keeping the association on a sound financial footing.

“I am honored to have the chance to contribute to the quality of life of the people who live in Oak Tower and the entire condominium community,” she said.

Her purchase of a condominium at Optima Old Orchard Woods was Julia’s first experience with buying new construction.

“I didn’t know anything about Optima, Inc. when I first learned about this impressive building, but I had a great experience,” she said. “My mom and her sister had built new homes so they gave me good advice, and the Optima sales staff was well-organized, professional and accommodating. I felt that the customer service was outstanding, and I couldn’t be more delighted with my condominium. I am looking forward with great interest to seeing the construction completed in the near future.”

## Newsletter Contents

First Residents Move into Elm Tower	two	What’s happening in Arizona	three
Courtyard Adds Sense of Arrival	two	Sterling Ridge – Winner of Prestigious Award	four
Meet the Sales Team	three	“Go Bears,” Optima Shows their Support	four

## Optima Old Orchard Woods Celebrates Another Milestone

### First Residents Move into Elm Tower



*Optima Old Orchard Woods provides its residents gorgeous views of the Chicago city-line as well as the surrounding beauty of Old Orchard Woods.*

Another exciting milestone has been reached at Optima Old Orchard Woods. The first residents have recently moved into Elm Tower, the second of three residential towers comprising the new condominium community overlooking Harms Woods forest preserve.

Optima Old Orchard Woods is the largest condominium community to be designed by nationally acclaimed architect David Hovey and built by Optima, Inc., his development company. Hovey's work is well-known for

its contemporary creativity and he has been named in the prestigious Robb Report among the "Best of the Best" for his architectural vision and innovation.

With 665 luxury residences in three 20-story towers, the striking contemporary building continues toward completion with the last stages of interior construction taking place on the upper floors of Maple Tower. Oak Tower, the first of the towers, is almost fully occupied.

"Although Optima Old Orchard Woods is a large community, the design of the building creates three vertical neighborhoods," Hovey said. "Each has its own identity, with a two-story glass-enclosed lobby and fitness center on the penthouse floor. In addition, recreational facilities, retail convenience shops and sky garden areas comprise a complete residential community with outstanding amenities."

The popularity of Optima Old Orchard Woods is due to luxurious condominiums that offer a sophisticated, carefree lifestyle combined with a distinctive array of amenities.

"Few condominium buildings can claim the natural environment offered by Optima Old Orchard Woods," said Andy Zajac, director of sales and marketing. "Depending on the location of their condominiums, residents can enjoy views of the downtown Chicago skyline or panoramic wooded vistas. In addition to natural beauty, the forest preserve offers hiking paths, a horseback riding stable and a nearby golf course, but unlike most residences in beautiful natural settings, Optima Old Orchard Woods is also close to shopping, transportation and every urban convenience.

"When winter winds are at their most severe, residents of Optima Old Orchard Woods can cocoon in a building that includes convenient shopping in Oak and Maple Towers, fitness facilities, a pool, two spas and party rooms, all with wonderful views of the woods," Zajac said. "Parking in an indoor heated garage ensures comfort for those who wish to travel by car, and Optima Old Orchard Woods is six blocks from the four-way interchange onto the Edens Expressway, two miles from the Skokie Swift and Metra Stations and three blocks west of Old Orchard Shopping Center."

## Elegant Entry Courtyard Adds an Impressive Sense of Arrival at Optima Old Orchard Woods



*A beautiful reflecting pond with 20 fountains, portico and sundeck highlight the elegant entry courtyard at Optima Old Orchard Woods.*

Each day, the rapid pace of construction at Optima Old Orchard Woods is revealing new elements of beauty. Perhaps the most dramatic of these features is the completion of the entry courtyard facing Harms Woods forest preserve. The courtyard features a brick paver driveway surrounding the landscaped quadrangle. The quadrangle is highlighted by a formal garden with a 90 by 120-foot reflecting pond and 20 fountains. The 500-foot portico and sundeck have been completed, and a steel trellis has been constructed on the sundeck.

"The construction on the entry has been accompanied by progress on the three residential towers that comprise the distinctive building," said William Duke, AIA, Project Director. "Construction is complete on Oak Tower, and Elm Tower will be finished this spring. Construction is ongoing on Maple Tower, with the concrete structure of the tower topped off by early spring. The residences in Maple Tower will be ready for delivery in October of 2007 and will continue into September of 2008. Landscaping of the signature sky gardens is proceeding as construction and weather permits."

Development of the park on the east side of the building is underway and work is taking place on the tennis court, pond and bridge to the bicycle path. The park will be ready for use during the 2007 summer season.

Many of the planned recreational amenities are already in use by the residents, and the indoor pool and spas have been very popular during the cold winter weather. The completion of additional outdoor amenities will further enhance the delightful lifestyle at Optima Old Orchard Woods.

## Meet the Sales Team at Optima Old Orchard Woods

Trish Sullivan, Carole Herzog and Andy Zajac, the dedicated sales team at Optima Old Orchard Woods, have a combined 34 years of service with Optima, Inc.

They are the representatives of the Optima, Inc. philosophy of building quality communities and providing caring, personalized service.

The sales team includes Trish Sullivan, who has been associated with Optima, Inc. for 15 years and has also been a licensed real estate professional since 1978. Carole Herzog is a 14-year veteran of the Optima, Inc. team and has been a real estate professional since 1977. Andy Zajac has been directing the sales effort at Optima Old Orchard Woods for the past three years and has been a real estate professional since 1985.

“We are here to serve our buyers throughout the purchasing process and after they have moved into their new condominiums at Optima Old Orchard Woods,” said Zajac. “We think of our association as an ongoing professional relationship, and buyers can always come to us with any follow-up questions and concerns they may have. We are also pleased when they stop in the sales office just to say hello. As more and more residents move into Optima Old Orchard Woods it is becoming a friendly vertical community, and we are honored to be a part of it.”



Standing (from left to right): Sylvia Nowicki, Stephanie Cohn, Nancy Sutherland, Julie Wang and Justin Silva. Sitting (from left to right): Trish Sullivan, Andrew Zajac and Carole Herzog.

## Optima Offers Full-Service Approach to Real Estate in Arizona

Exceptional architecture and luxury urban living are trademarks of Optima’s residential communities. In addition to the distinct designs and sophisticated living spaces that distinguish the company from its peers, Optima offers a full-service approach to real estate. In-house capabilities for development, design and construction allow Optima to respond to trends in the real estate market, cater to clients’ personal tastes as well as buy, sell and re-sell homes.

Susie and Bill Collova experienced Optima’s full-service approach first-hand. Selling their home in the suburbs of Phoenix, the couple opted for the lock-and-leave lifestyle offered by Optima’s luxury condominiums. The Collovas bought a home at Optima Biltmore Towers while they waited for their three-bedroom, 2,600-square-foot condo in Optima Camelview Village to be completed. After five months in the heart of Phoenix’s

Camelback Corridor, the couple used Optima Realty to sell their home in Biltmore Towers and moved into Optima Camelview. The Collovas’ easy transition from suburbia to refined urban living was made possible by Optima’s all-inclusive approach to residential development and dedication to creating quality homes. The Collovas now enjoy Scottsdale’s mountain vistas, premier shopping and first-class dining compliments of Optima’s comprehensive customer service and extensive in-house capabilities.

For more information about re-sales at Optima Biltmore Towers, please contact Linda Chipman, Optima Resale Specialist, at 602-840-2500, or visit the on-site sales center, at 4808 N. 24th Street, Suite 125, Phoenix, Arizona 85016. For more information about Optima Camelview Village visit [www.optimaweb.com](http://www.optimaweb.com).



Optima Biltmore Towers



Optima Biltmore Towers



Optima Camelview Village

## Sterling Ridge – Winner of Prestigious Honor Award at the AIA Chicago 2006 Design Excellence Awards



*Sterling Ridge designed by David Hovey, FAIA*

One juror from the Chicago chapter of The American Institute of Architects said of the Desert Mountain home, Sterling Ridge, designed by David Hovey, "It is kind of raw, which is appropriate to its desert setting. The photovoltaics are deployed elegantly - the first time I've ever seen that." This was among many factors that earned this exquisite desert home the prestigious Honor Award at the 51st Design Excellence Awards in Chicago. One of only four top winners in the distinguished building category, Sterling Ridge was the only residential building to win the prestigious Honor Award.

"This year AIA Chicago adds new winners to its storied history of design excellence awards, and I can safely say that the winning does not come easy. The process of executing any good project requires an enlightened owner, a rigorous architectural and engineering team and a deftly managed construction crew, but even the benefit of such a team does not guarantee a successful or award-winning outcome. The process of executing a project worthy of excellence is far less tangible. This special edition is our yearly testament to the extreme dedication and art of those few projects and the teams behind them that reach the level we deem excellent." – Peter Schlossman, AIA, president of AIA Chicago.



## Optima Shows Support for their Home Team



Optima Old Orchard Woods residents and Optima, Inc. celebrated the Chicago Bears trip to the Super Bowl in a very big way; with a "Go Bears!" backlit sign five stories tall and 150 feet wide on the east face of Elm Tower. The enthusiastic message of support for the team could be seen from the Edens Expressway, Old Orchard Shopping Center and the entire area to the east.

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