



Price Guarantee



David Thyer, President, R.C. Hedreen

New buyers at the Olive 8 luxury hotel/condominium will receive a guarantee that the price they pay for their home will be the lowest price offered. This is the first guarantee of its kind in this area by a condominium developer.

Seattle-based R.C. Hedreen Company, the developer and builder of the Olive 8 condominium/hotel, is on schedule to open the hotel portion in December of this year, with condo closings beginning shortly thereafter. They are so confident the Olive 8 homes offer high quality and outstanding value in the marketplace that they are prepared to back it up with a price guarantee to new buyers. The legal addendum to the purchase and sale agreement says that if the same floor plan within Olive 8's remaining inventory sells for less than the current price prior to closing, the buyers who contracted for a higher-price home will benefit at closing with the equivalent discount to their price. You can read the full press release at www.olive8.com.

Construction Milestones



As of 03-08-08

July 2008:	Building will be topped off
August 2008:	First Homeowner Event inside Hyatt @ Olive 8
August 2008:	Dismantle tower crane
September 2008:	Substantial Completion: Parking Garage
October 2008:	Substantial Completion & Inspections: Hotel
December 2008:	Hotel Grand Opening
January 2009:	Substantial Completion & Inspections: Residential
January 20-February 10, 2009:	Move in floors 18-22
February 17-March 17, 2009:	Move in floors 23-27
March 24-April 7, 2009:	Move in floors 28-31
April 10-April 21, 2009:	Move in floors 32-35
April 28-May 9, 2009:	Move in floors 36-39
June 2009:	Substantial Completion: Olive 8 is done!

Dates are subject to change and will be updated periodically.

Green Living at Olive 8



Green Roof at Olive 8

Olive 8 is a "green" building and on track for Leadership in Energy and Environmental Design (the national standard known as LEED™) certification. It has a multitude of green features that will provide significant benefits to owners. Perhaps one of the most interesting features is the green roof, which will be the largest in downtown Seattle.

Outfitted with layers of soil and vegetation, green roofs provide habitat for wildlife—like bees, birds and butterflies—in the middle of concrete-covered downtown areas. As many of you have heard, the recent disappearance of bee populations has created serious ecological issues and scientists believe green roofs will be an integral part in conserving that threatened species. Green roofs also help offset the "heat island" effect and will help make the heat of summer more bearable, while also helping to reduce energy bills.

For more information on green roofs, visit www.greenroofs.org or www.greengridroofs.com. To read a case study on the effects of green roofs on biodiversity, visit http://www.urbanhabitats.org/v04n01/invertebrates_full.html.

Meet Your Neighbors



Sarah and Mark Hikel, Olive 8 Buyers

Married for 25 years, Sarah and Mark Hikel are excited for their new life on the 20th floor at Olive 8. After selling their home in 2006, Sarah and Mark spent an extended stay at the Grand Hyatt Hotel, quickly seeing the benefits of having hotel hospitality services at their fingertips. So the Olive 8 combination of hotel and condominiums was a natural fit. The Hikels think the best benefits to living above the hotel will be the Hyatt's maintenance team, the added security, and the restaurant, spa and other services available without ever leaving the building!

The Hikels are eager to meet their neighbors and be a part of the Olive 8 community. The future Olive 8 residents have more than 40 years of experience as investment bankers between the two of them, with a particular focus on assessing real estate values. They describe Olive 8 as a "fantastic value."

Presentation Center open daily: 11 am to 6 pm
1816 8th Avenue, between Olive Way and Stewart Street
Complimentary parking available

Carrie DeBruler & Emily Musselwhite, Buyer's Agents
206.382.4820

