

What's New With New-Builds?

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NATIONAL REPORT—In the U.S., developers have put shovels in the ground for new hotel projects—Hilton, Hyatt Place, Even Hotels and others. Here's a look at new-builds in the works:

JV to Build First Resort in Charleston, SC

Hilton Grand Vacations Inc. (HGV) and Strand Capital Group LLC will develop Liberty Place Charleston by Hilton Club. The downtown resort will be HGV's first property in Charleston, SC, as well as HGV and Strand's first joint venture as development partners.

HGV's \$10-million investment in the capital-efficient joint venture structure allows the company to generate strong business results, while maintaining flexibility with cash flow for additional growth opportunities, according to the company.

Liberty Place Charleston, HGV's fifth property developed in collaboration with Strand in South Carolina, will offer 100 units, including studios and one- and two-bedroom suites. Amenities will include a fitness center, lobby bar and owners' lounge. The property is within walking distance of The Battery, South Carolina Aquarium, dining, shopping and entertainment.

Construction on the project, located at 475 E. Bay St., is anticipated to begin in the fourth quarter, with completion in the second quarter of 2020.

Hyatt Place to Rise in Colorado

McWhinney, a Colorado-based real estate investor and developer, broke ground on a 226-room LEED Silver Hyatt Place at Denver's Peña Station Next.

Peña Station Next is a transit-oriented, mixed-use development adjacent to Denver International Airport. The 382-acre, \$500-million project is slated to offer 1.5 million sq. ft. of commercial space, 500,000 sq. ft. for retail outlets and 2,500 residences.

Scheduled to open in late 2019, amenities at the Hyatt Place Peña Station Next will include 226 guestrooms, a large active bar, 24/7 Gallery Menu & Market, Gallery Kitchen with breakfast available daily, a 24-hour fitness center and indoor pool.

In addition, there will be 3,500 sq. ft. of meeting space and free WiFi throughout hotel and guestrooms.

Even Hotels, Hotel Indigo Planned in New York

Developer Eric Chang of Royal One Real Estate II LLC is set to develop two new hotel properties in Long Island City, NY. InterContinental Hotels Group's Even Hotel will open in the summer of 2019 followed by Hotel Indigo in the winter of 2020.

The Even Hotel will have a yet-to-be-named full-service restaurant as well as a fitness center. The Hotel Indigo will offer a 4,000-sq.-ft. rooftop bar and a full-service restaurant, along with fitness center and additional meeting space.

\$30M Add-On for Grand View Lodge

Minnesota's Grand View Lodge, Spa and Golf Resort plans to build North, a 60-room boutique hotel, bringing the total number of accommodations to 269 cottages, vacation homes, and hotel rooms, which can accommodate as many as 1,500 guests. The groundbreaking will commence in 2019.

Additionally, two new real estate developments are already underway and will soon begin welcoming owners and overnight guests. As part of the property's overall expansion plan, Grand View also will unveil a new wedding chapel and recreation center. An expansion of its spa facilities is also planned.

The hotel will be designed by local architect, Nor-Son, which is based in nearby Brainerd, MN, with interiors by Looney and Associates. The design is an urban take on the traditional guest lodge and quite a departure from the current cabin-style accommodations available at Grand View.

[EVEN Hotel](#) [Grand View Lodge](#) [Hilton Grand Vacations](#) [Hotel Indigo](#) [Hyatt Place at Denver's Peña Station Next](#) [Liberty Place Charleston](#) [by Hilton Club](#) [Looney and Associates](#) [McWhinney](#) [Royal One Real Estate II](#) [Strand Capital Group](#)