

Bright Ideas / Better Communities

Headquartered in Seattle with an international portfolio that includes Sweden and Poland, Stellar Holdings is an award-winning real estate firm that has carved its niche in developing innovative, mixed-use properties that help communities thrive. Stellar's philosophy is to build long-term relationships in the communities where they live and work, creating sustainable solutions that are financially and environmentally responsible.

Driven by a deep commitment to doing well by doing good, Stellar's leadership has taken care to reach across traditional divisions to cooperate with local communities, businesses and other stakeholders to help improve the entire area around their properties – efforts that in a real way contribute to leaving a lasting legacy for generations to come.

Founded by Lars Jonsson in 1989, Stellar has quietly built a thriving real estate company by seamlessly working across international lines to bring the best and brightest ideas to each and every project. By focusing on cost effective and environmentally savvy solutions, Stellar uses creative techniques to deliver high quality, affordable residential communities.

Uncovering Unlikely Opportunity

A market leader, Stellar's research-based approach allows it to identify hidden opportunities in underserved areas and provide the resources and expertise to provide value-added solutions. Operating as Bygg Vesta in Sweden, Stellar capitalized on the extreme imbalance between the demand for rental apartments and available supply by working with the Swedish government to assemble the land and develop more than 850 energy efficient, affordable apartments in Stockholm, Göteborg and Malmö including a "passive house" —an ultra-low energy building that requires little energy to heat or cool.

Similarly, in a country where student-housing did not formerly exist, Stellar/Byggvesta, in partnership with the University of Linköping, began construction of the first on-campus student housing development in Linköping.

In Poland, Stellar Polska is currently engaged in developing mixed-use residential projects in Warsaw and Wrocław.

Thornton Creek

Selected as Sweden's "Property Owner of the Year" in 2008 because of its innovative methods and holistic view of the environment, Stellar is now bringing its European focus on design and sustainability to Seattle's Northgate neighborhood. Thornton Place, a five-acre mixed-use development, will be one of the country's first LEED-certified neighborhoods. As a transit-oriented, mixed-use, sustainable development, Thornton Place will include 109 condominiums, 278 apartments, 50,000 square-feet of retail and other commercial space, and a 14-screen Regal Cinema (including two IMAX theaters) bordered by three acres of walking trails along the newly renovated Thornton Creek water channel. On the southeast side of the water channel, Era Living is developing Aljoya, a 129-unit residential retirement community.

Central to Stellar's core belief of improving the communities in which it works, the Thornton Place redevelopment included creating a public/private partnership with the City of Seattle, King County, neighbors and Thornton Creek advocates to transform a portion of Thornton Creek that had been buried under a parking lot for more than 50 years, restoring a critical environmental habitat for generations to enjoy.