CLEARWATER AHWATUKEE

Phoenix, Arizona

Client:
Clearwater Living (previously Liv Communities)

Site:
6.87 Acres

Community:
97 Independent/Assisted Living Units
40 Memory Support Units

Project Size:
198,076 SF

Awards:

+ **Best 55 + Assisted Living or Special Needs Community** - National Association of Home Builders (NAHB)

+ **Best Service Enriched Senior Community IL/AL/Memory Care** - Gold Nugget

Located in a pedestrian-friendly residential neighborhood close to parks, retail, and dining amenities, Clearwater Ahwatukee offers quality hospitality and healthcare services within a warm, homelike environment. This community provides integrated independent living, assisted living, and memory support to those seeking to age-in-place close to family and friends in the multigenerational community of Ahwatukee. 2-and 3-story buildings house 137 apartment-style units. The 40 Memory Support resident suites are divided into 4 separate households. Each household wraps around a centralized living/dining/activity space.

The Main Entry of Clearwater Ahwatukee creates a sense of arrival and connects directly to the Tuk Café, allowing for community connection. The 2-story Tuk Café is an inviting market cafe designed to include the surrounding community through walkways that connect to the adjacent neighborhood. This 4,100 SF café has floor to ceiling windows with a garage door that opens to the patio. On the 2nd floor, the

luxury rooftop Sky Deck provides additional outdoor space for residents to relax and entertain. The Sky Deck is furnished with a fireplace, TV, BBQ, and lounge area.

Other outdoor amenities include a resort-style pool with ramadas and fireplaces, a dog park, and courtyards throughout the community. Interior amenities include large living/gathering areas with fireplaces, a bistro, a salon, and a barbershop. There is a state-of-the-art fitness center, activity rooms, including a game room, art studio, and theater for healthy living and entertainment options.