

# IPA Opens Newest Luxury Apartments: Liv North Scottsdale

Written by Christina Tetreault

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[Investment Property Associates](#) (IPA) celebrated the grand opening of its first multifamily development in Scottsdale with a ribbon cutting ceremony at [Liv North Scottsdale](#). The luxury apartment community is situated on 5.83 acres near the corner of Scottsdale Road and Greenway Hayden Loop in North Scottsdale. IPA co-developed the property with PB Bell & Associates.

This Class A apartment community consists of 240 units located in four, four-story buildings constructed over podium parking. The unit mix includes one-bedroom, two-bedroom and three-bedroom units, with sizes ranging from 540 to 1,350 square feet. The contemporary, open floor plans feature full-size washers and dryers, private master baths, plank flooring throughout living areas with carpeted bedrooms, and entertainment kitchens with granite countertops and stainless steel, energy-efficient appliances. All units include a patio or balcony—many with premium mountain and city views.

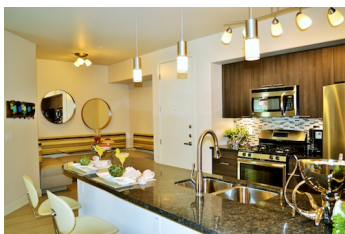


Community amenities are available to residents 24/7 and include a resort style pool and spa with a signature water and fire feature, an outdoor “billboard” television, a fully equipped fitness center overlooking the pool area, indoor and outdoor lounge areas, a game room, a rooftop lounge with outdoor kitchen and expansive views of the valley, secured parking garages, an enclosed Bark Park and much more. Concierge services, valet recycling/trash services, fitness classes, mobile massage, dry cleaning and other high-end amenities are also available. The community is conveniently located directly north of The Scottsdale Quarter and kitty-corner to Kierland Commons, providing easy access to a multitude of dining and retail options.

Scottsdale-based MT Builders served as general contractor, with design services by L.R. Niemiec Architects, Inc., also of Scottsdale.

“We are thrilled to be opening our first Scottsdale community that is among the most ‘walkable’ apartment communities in the valley,” said Bill Fettes, partner of IPA. “The North Scottsdale market, and specifically The Scottsdale Quarter and Kierland Commons are dynamic, high-energy destinations that match up ideally with the living environments we create for our residents.”

IPA’s current Arizona multifamily portfolio consists of four Liv-branded apartment communities in the metropolitan Phoenix market, which it plans to grow.



“With a physical setting and amenities designed to help people live fuller lives, our communities encourage residents to embrace the company’s values by offering daily opportunities for residents to enjoy activities and events centered on community, wellness, technology and sustainability.” said Scott Brooks, partner at IPA. Our goal at IPA is to support personal growth and meaningful connections with others through thoughtfully planned amenities and genuine, caring team members who actively participate in community events as well”. R. Chapin Bell, President of P.B. Bell Companies added, “It is our pleasure to participate with IPA in this exciting, thoughtful North Scottsdale apartment home community.”

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