



Courtesy photo

Radiant Lake in Rathdrum. A sandy beach with stadium seating and a volleyball court share the shoreline on this manmade lake.

DEVELOP

from 114

is Parkwood Business Properties' 57,000-square-foot, five-story brick and glass office complex on a three-acre parcel on Northwest Boulevard just across from Riverstone. It includes one floor of parking and four floors of office space.

RiverView Tower will offer suites beginning at 700 square feet. A 650-square-foot conference room will be in the ground level and available for use by all tenants. All glass, it will also offer a panoramic view of the lake and river.

Northwest Plaza

A three-story commercial/office complex is

under way just off the U.S. 95 overpass.

Real estate broker John Beutler and Marshall Chesrown, Black Rock developer, have teamed up to build a two-building complex on a total of 4.2 acres at 1422 Northwest Blvd.

One will be 22,000 square feet, while the other will be a 37,000-square-foot building. Both will have ground-floor retail space and two floors of office space for lease.

The building will be brick with metal siding, Hedlund said, and tenant improvements could add \$1 million to the price tag.

North Idaho Title is expected to occupy about 20,000 square feet of the larger building. No other tenants have been announced.

Radiant Lake

"Why would you put a lake in North Idaho?" is a question people often ask about this manmade oval lake with an island in the middle, said Kent Jobe, president of North Lake Homes and builder of some of the 200-plus houses going into the project just off Highway 41 at the entrance to Rathdrum.

"How much is lake-front?" is his response.

With prices beginning around \$500,000, Radiant Lake is not "affordable housing," but it's a lot less than the price of a home on Lake Coeur d'Alene or the Spokane River.

The 120-acre project with the 20-acre pond and 10-acre island includes several parks, including one with stadium-type

seating for about 100 overlooking a sandy beach with a volleyball court.

A basketball court, boat launch and dock, and covered picnic area are among the other amenities of the private community.

Designed over a period of several years, the lake includes a pair of fountains, with artificial creeks flowing down the middle of streets from waterfalls to the lake. Only about seven feet deep, the lake is 2,250 feet long and 100 to 350 feet wide, but only a few feet deep for about the first 20 feet offshore.

No gas engines are allowed, but electric motors are, and the winds over the Rathdrum Prairie are often brisk enough for sailboats or windsurfing.

Information: www.radiantlake.com, 772-0632.