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**City of Duluth Communications Office**

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**DATE: 08/25/2010**

**SUBJECT: Over 100 new housing units coming to Duluth**

**BY: Pakou Ly**

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## **Over 100 new housing units coming to Duluth**

Representatives from the City of Duluth and the Coffee Creek Development group announced the opening of the new Coffee Creek Park development today. The new development will add over a 100 units of prime real estate to the Duluth housing market. Interested buyers can take advantage of the natural serene setting which boasts an average of .5 to .75 acre lots, close proximity to retail and schools, and a development that emphasizes sustainability and preservation of wetlands and green space. The 88 acre development site will be open to buyers August 29, 2010 and can accommodate 60 single homes and 54 townhouse units. Coffee Creek is already home to 35 senior housing cooperative units.

After facing a challenging housing market, the development has been given new life with the help of an investment boost from LCF Funding. Over an additional \$1 million was spent to finish utilities and infrastructure work which now paves the way for homeownership. Phil Johnson, a local real estate agent with Edmunds Company is the exclusive listing agent.

“I am very excited about this new opportunity for the Northland. Having worked extensively with the City of Duluth and LCF Funding in 2010, I am proud to be a part of this development and look forward to bringing an environmentally friendly neighborhood to our great City,” said Phil Johnson of Edmunds Company.

With significant hurdles out of the way, the Edmunds Company can start entertaining buyers on August 29 and the public will have a chance to visit with Mr. Johnson, look at lots and plan for their future. Homes can be customized to suit the needs and tastes of each buyer.

The Duluth Economic Development Authority originally purchased the tax forfeited land and later sold it to Coffee Creek developers.

“Investments require vision, risk, and a steadfast confidence. The developers and investors demonstrated this by taking on Coffee Creek during a time filled with uncertainty. We thank them and share their vision for a successful development that all Duluthians can be proud of and for the lucky few, a place to call home,” says Brian Hanson, Executive Director of the Duluth Economic Development Authority.

For additional information, contact Pakou Ly in the City’s Communications Office at (218) 730-5309, or Phil Johnson of Edmunds Realty at 218-724-7900.

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