

486 12TH STREET AT EXCHANGE



In 1922, Clark Gable began his acting career at the Astoria Theater, located at the northeast corner of 12th and Exchange streets. The theater building was destroyed in the great fire of that same year.

In 1938, Dr. Frank Folwer commissioned the construction of a medical office at that location. Constructed by Hellstrom and Mittet in a modern design with art-deco overtones, the building opened for business in January of 1939. Dr. Fowler's growing medical practice shared space for the next few decades with Dr. Paul Walker's dental practice.

Respected ophthalmologist Dr. Banholzer remodeled the space in

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1973 and operated his practice in the main portion of the building, while growing prize-winning orchids in the basement.

Lower Columbia Hospice eventually used the space as their administrative offices for more than a decade.

A major renovation using a 1930's art deco motif was recently completed. The original floor-plan was restored, using as many original materials as possible, with recycled materials from local buildings of similar vintage used as necessary.

486 12th Street is currently occupied by Klean Treatment Centers, and is Proudly Managed by Sean Fitzpatrick of Wecoma Partners, Ltd.

THE FRANKLIN APARTMENTS



In 1915, McNaughton and Raymond of Portland, designed The Franklin Apartments, a three-story masonry structure in the early 20th Century Colonial Revival style. The building was modern and luxurious for its time, offering studio apartments with kitchens and full bathrooms in each unit.

Located adjacent to Astoria's Downtown at 1432 Franklin Avenue, the building fortunately survived the fire of 1922 that destroyed so many properties in the nearby business district. Also fortunate, The Franklin Apartments had very few owners and very few modifications during its first 100 years.

Most apartments retain original woodwork, doors and window trim. Tall ceilings and large, fully-functioning double-hung six-, nine- or twelve-over-one windows allow considerable light into the units. Kitchens have original cabinets, some with glass in the cupboard doors and/or the original drain-boards in place. Claw-foot tubs sit on hexagon tile floors. Other original, unique features abound, including marble faced entry and an antiquated intercom system in working condition.

An exterior renovation of The Franklin Apartments has been ongoing since Sean Fitzpatrick and Anne Carpenter purchased the building in 2016. The scaffold has made its way around the building this past year, with tuck-pointing of the mortar and new paint on the windows and trim.

Watch as we continue to revitalize the natural beauty of this local landmark!



1432 Franklin Avenue, Astoria • 503-325-5678
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The Illahee Apartments



Great Views!



Close to Everything!

In the 1950's, prominent Astoria architect Ebba Wicks Brown believed that downtown Astoria needed a top-quality modern apartment complex, as The Franklin Apartments had been in 1915. Using The Franklin as inspiration, her dream was to exceed all expectations, providing futuristic architecture with modern conveniences and unsurpassed views in a superior downtown location.

Her passion was so great that she



spent over ten years planning and designing the most up to date apartment complex in the Pacific Northwest. Construction began in 1968 on the block bordered by 10th, 11th, Franklin and Grand. Albert J Mittet- whose father built the Fowler Clinic building at 486 12th Street 30 years earlier- partnered and acted as general contractor.

In 1969 The Illahee Apartments opened. Since 2004, Sean Fitzpatrick and Anne Carpenter have proudly owned and operated the Illahee Apartments, passionately maintaining The Illahee's history while providing



Comfortably Appointed



Simplify Your Life

a superior downtown housing experience for those who appreciate a convenient location and exceptional Columbia River views.

After 49 years with only three owners, The Illahee remains the Most Respected River View Apartment Complex in Downtown Astoria.



The Morton Nelson Building, built in 1924, was the home of J. C. Penney Co. in Downtown Astoria for almost 90 years. JCP made the unfortunate decision in 2017 to close the Astoria location, and in 2018 the building changed hands.

Sean Fitzpatrick and chef Chris Holen are collaborating to repurpose the building into an indoor market place. Unique food and beverage vendors will occupy the main floor, while retail and other activities will be provided in the mezzanine and basement.

With access to both Commercial and Duane Streets, the building will serve locals with compelling experiences as the Astoria Oregon Market Place.

Follow our progress on our Facebook page and in the Daily Astorian!



Why live anywhere else?



Stop by our office located at 1046 Grand Avenue, corner of 11th Street, or call us directly at 503-325-2280