

HEALTH CARE

Towson senior living community starts \$16M renovation

By Joe Ilardi – Digital Producer,
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Towson's Blakehurst Senior Living has started renovations to upgrade the independent living section of its 40-acre campus with new amenities and community spaces.

The senior living community at 1055 W. Joppa Rd. is undergoing \$16 million worth of projects that will update its fitness and aquatic center, add new dining options and redo a portion of its one-bedroom independent living units. The community last underwent major renovations when it added assisted living and memory care facilities to the campus in 2016 and 2017. The upgrades are expected to finish in late 2025 and are being led by Blakehurst owner LCS Development and Lutherville-based Mullan Contracting Co.

"These upgrades are reflective of our residents' and prospective residents' desires," Blakehurst Executive Director Lonny Blessing told the Baltimore Business Journal. "People want amenities that are new and fresh."

The projects are focused on improving the independent living section of the campus. Roughly 25 one-bedroom units of the community's 275 homes will be renovated six or seven at a time as they open up and residents move to other units, Blessing said.

A pub and eatery will be added to the campus along with an outdoor dining area for the community's Terrace Bistro, and a "reimagined" corner store will offer grab-and-go options. A renovated third dining space will offer a more high-end dining experience.

Other communal spaces like the community's auditorium, lobby, meeting rooms and fitness equipment will be redone as well. Blakehurst has already completed renovations on its aquatic center, and pool volleyball classes for residents will begin soon, Blessing said. There will also be a refurbished art hallway for the community's quarterly art shows.



Blakehurst Senior Living in Towson is getting \$16 million in renovations.

The \$16 million project is being financed by Blakehurst owner Life Care Services, which owns senior living communities around the country, and two other local investors who hold the other half of the Towson community. Life Care Services also manages more than 140 senior communities across the country, including Timonium's Mercy Ridge community and Columbia's Residences at Vantage Point.

Blakehurst is now 31 years old and is one of the largest continuing care retirement communities in Greater Baltimore. It offers independent living, assisted living, memory care, nursing and rehabilitation services to seniors across 1-and 2-bedroom floor plans. Entrance fees for the Blakehurst

independent living apartments start at \$218,900 with monthly fees starting at \$5,025.

The prior renovations to Blakehurst in 2016 and 2017 included the addition of a salon, spa, movie theater and health center in addition to assisted living and memory care facilities, totaling 41,000 square feet. A prior project in 2012 expanded the community's physical and occupational therapy units, according to Hunt Valley's Carroll Engineering Inc.

Baltimore County's senior living industry has seen several changes recently. Edenwald Senior Living, one of Maryland's largest senior housing companies, purchased a mansion in Towson for \$2 million earlier this month.