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**LUXURY** *Developments*

Rendering: Olsson | HRT Capital Group

The XI, West Chelsea, Manhattan

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## 111 MURRAY STREET

Now that residents are moving into 111 Murray Street, the 800-foot-tall, 64-story tower that has already made its mark on the downtown Manhattan skyline with its gently flared silhouette, buyers are starting to get a first-hand feel for what developers Witkoff Group, Fisher Brothers and New Valley have created. Their team of four award-winning designers, led by Kohn Pedersen Fox Associates (architecture), David Mann's MR Architecture and Décor (residences), David Rockwell's Rockwell Group (lobby and two floors of amenities) and Edmund Hollander Landscape Architects have collaborated on the project, already completing the first-floor lobby, which includes a quarter of the 20,000 square feet of amenities — from the morning patisserie, the residents' lounge with gas-burning fireplace, and the dining/conference room, as well as an outdoor patio, with a Hollander-designed 15-foot waterfall and reflecting pool, which is visible on the way to the elevator vestibule in the building.

"Each space of our main floor opens directly to the outdoor patio, the waterfall and outdoor gardens that are private to our residents," explained Emily Sertic of Douglas Elliman, director of sales for 111 Murray Street. "The designers understood it is all about flexibility and flow, and how these spaces can be reserved for special events — from five people for a sushi-and-wine-tasting experience, or a group of friends at the backlit white-onyx bar in the dining room area, or for hosting a 125-person event."

The comprehensive amenity package includes a dining room with enclosable demonstration kitchen and direct garden terrace access, a 3,000-square-foot fitness club with terrarium entry and separate movement studio, heated stone hammam, treatment rooms, men's and women's locker rooms with separate saunas and a 75-foot pool. There will also be a media room with a library, teen recreational room with an arcade, table sports and a music nook, and a separate children's playroom featuring an interactive playground.

Another amenity that is clearly resonating with buyers is the on-site LIVUnLtd concierge, who greets each guest and resident in person, and assists with making the move-in experience as painless as possible.

Price ranges for the 157 residences start at \$2.5 million, and range up to the first of two full-floor penthouses in the building, which was recently released for sale at \$40



million. Penthouse 2 comprises 7,488 square feet, with two terraces, on the 63rd floor.

"This collaboration on a super-luxury tower of this height and stature offers views and lifestyle with a truly one-of-a-kind amenity package that took six years to create," added Sertic. "Now that you can see it come together so beautifully, you realize that a building like this will not come along again for quite some time."

*MR Architecture + Décor recently completed the fully decorated interior design of two model residences: a four-bedroom, 2,685-square-foot residence on the 28th floor listing at \$8,635,000, and a two-bedroom model residence, on the same floor, at 1,581 square feet, listing for \$4.7 million. Douglas Elliman Development Marketing is the exclusive marketing and sales agent for the building. Visit [111Murray.com](http://111Murray.com) for more information or call 212-776-1110 to reach the sales office.*

## QUAY TOWER

Quay Tower is the last development to be built in Brooklyn Bridge Park, the wildly successful development transforming the Brooklyn waterfront across the East River from Manhattan. The 126-residence building, located at 50 Bridge Park Drive at Pier 6 near the promenade in Brooklyn Heights at the southern end of Brooklyn Bridge Park, affords com-

manding views over the East River of the iconic Manhattan skyline, New York Harbor and both the Manhattan and Brooklyn Bridges.

Quay Tower offers potential buyers the rare opportunity to own a new-construction home inside an urban waterfront park, and at the same time live in an equally rare new-construction development in Brooklyn Heights. Construction began last summer for the 30-story glass tower, which is scheduled for first occupancy in July.

Developed by RAL Companies and Oliver's Realty Group, with ODA serving as architect and Marmol Radziner, the Santa Monica-based design firm handling the interiors, the building is much more than a conventional glass tower, explained Andrew Anderson, sales agent with Douglas Elliman Real Estate. "A series of copper-colored steel I-beams layered inside adds real context, depth and dimension to the building as seen from the outside, so it doesn't look like a conventional glass box at all," he said. "The result is fun to look at — and worthy of this amazing waterfront location."

Anderson recently sold two of the three penthouses — a massive five-bedroom combination residence at the top of the building. The 7,433-square-foot residence, which includes a media room, children's playroom, five full bathrooms and two powder rooms, library, sun room, yoga and meditation rooms, is a duplex,