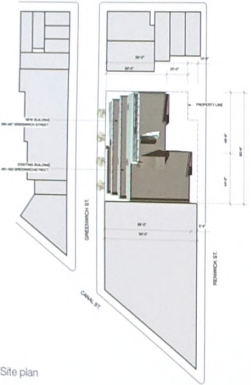


Greenwich Street | New York, NY, USA | 2004

Archi-tectonics



Site plan

Located on the lower west end of Manhattan, this former 6-story warehouse was transformed into a new 11-story residential building with an additional 4-story penthouse. The new glass-skin structure is a state-of-the-art luxury property and is characterized by its 10,000-square-foot glass curtain-wall façade and newly renovated open loft plan.

The integration of the existing brick building with the new steel-and-glass structure creates a visual contrast between past and present. A small seam that rises between the two buildings, articulated with a set of cantilevered balconies, juxtaposes and differentiates the old and the new, inserting an interactive space into an otherwise neutral landscape. This angled glass façade provides generous

daylight and spectacular views from inside the large open-plan loft apartments that constitute the residential part of the tower and look out towards the Hudson River. A central core contains vertical transportation systems and utilities, while the ground floor juts out to form an entry area to the lobby, retail spaces, and an art gallery. The complex also offers a gym and spa, screening room, wine cellar, and duplex guest apartment. This dynamic combination of spaces, materials, and styles encourages a more reactive streetscape, which eases the transition of the former industrial area to an integrated residential neighborhood, marrying urban experience with domestic privacy.

