



565 Broome SoHo

The Overview

- 565 Broome SoHo - developed by global real estate firm Bizzi & Partners Development, Aronov Development and Halpern Real Estate Ventures - is a stunning luxury condominium building featuring architecture designed by world-renowned firm Renzo Piano Building Workshop (RPBW) and interiors by Parisian firm Rena Dumas Architecture Interieure (RDAI). It is the first residential building in New York City designed by Pritzker Prize winning architect Renzo Piano, a visionary whom *Time* magazine named as one of the top 100 most influential people in the world.
- For 565 Broome SoHo, Renzo Piano set out to create a building that is shaped by light. This vision led him to design conjoined glass structures with curved corners, resulting in light-filled residences that breathe and offer 360-degree views of the Hudson River, One World Trade Center, and beyond. A unique “low-iron” glass with crystal-like sheen and clarity was selected for the exterior to allow the façade to take on the color of the weather, as well as to create clear views from the interiors. Renzo Piano believes that architecture is the art of creating emotion, and his design for 565 Broome SoHo will allow both residents and passersby to have a visual relationship with the building.
- All 112 residences, ranging from studios to four-bedroom condominium homes, were thoughtfully designed to maximize space and views. RPBW and RDAI enhanced the open layout of early industrial SoHo lofts by utilizing ultra-transparent glass for the oversized windows and neutral tones to communicate harmony, calm and expansiveness.
- Once a haven for a generation of modern artists like Donald Judd, Gordon Matta-Clark and Chuck Close, SoHo is still sought-after by art enthusiasts and homeowners who desire loft residences with gallery-style walls to display their extensive art collections. The beloved neighborhood is home to museums and high-end galleries such as The Judd Foundation, The Drawing Center, Center for Italian Modern Art, Team Gallery and Peter Freeman, Inc. It is also a premiere destination for luxury retail and fine dining, with elite offerings including Prada, Louis Vuitton, Alexander Wang, Chanel, Material Good, Balthazar, The Dutch, Shuka and Blue Ribbon Brasserie.
- Douglas Elliman Development Marketing is exclusively handling the sales and marketing for 565 Broome SoHo.
- Availability at 565 Broome SoHo includes:
 - One bedroom starting at \$2,075,000 and 990 square feet



- Two-bedrooms starting at \$4,900,000 and ranging from 2,036 square feet to 2,191 square feet
 - Three-bedrooms starting at \$4,850,000 and ranging from 1,916 square feet to 2,512 square feet
 - Four bedrooms starting at \$8,450,000 and 2,519 square feet
 - Duplex residence starting at \$14,500,000 and 3,397 square feet interior and 2,200 square feet exterior
 - Penthouse residence listed for \$40,500,000 at 6,655 square feet
- The website for the building is: www.565broomesoho.com

The Residences

- RDAI is recognized for transcending the boundaries between architecture, interior architecture and design. Denis Montel leads the firm's international team on projects that are inspired by the point where the modern world and classical culture meet.
- RDAI's vision for the interiors was to deliver a cohesive design that emphasizes craftsmanship and quality materials. Each residence enjoys 6-inch white oak plank floors, custom wood entry doors with FSB hardware, 10-foot plus ceiling heights and floor-to-ceiling windows that offer panoramic views. Select residences also boast outdoor living rooms and 25-foot private pools.
- Custom-designed, high-performance kitchens are outfitted with white oak cabinetry and Basaltina countertops, Zucchetti fixtures and accessories, Blanco sinks, Miele appliances wine storage and Waste King garbage disposal.
- Lavish master bathrooms feature Muse by Kos free-standing tubs and are dressed with Calacatta Caldia marble slab walls and flooring with maple brown Eramosa marble and stainless steel accents. The elegance continues with custom-designed white oak vanities, Zucchetti fixtures and accessories, frameless glass doors at shower enclosures and water closets, Duravit wall-hung toilets, and heated floors (in select residences).

Amenities

- The lush amenity offerings at 565 Broome SoHo span 17,000 square feet and provide a private, tranquil escape in SoHo. The condominium offers the luxury and experience of a private gated driveway with entrance to a covered porte-cochere.
- Wellness amenities include a heated, 55-foot indoor swimming pool; changing rooms; steam rooms and sauna; and a fitness center. Residents will also enjoy a beautifully-landscaped outdoor terrace, an interior landscaped lounge with 92-foot high ceiling



and a live green wall, library and wet bar. Additional conveniences include a children's playroom, 24-hour concierge and attended lobby, common laundry room and bicycle storage with 76 spots.

- The building also includes the latest automated parking technology. The property will have 42 parking spots, each of which will be equipped with a full capacity electric charging station. Taking things even further, the development has teamed up with ReachNow, BMW's mobility services company, to create a car sharing partnership that will grant residents access to onsite BMW and MINI vehicles. *(NOTE: we will update this language once we have a final overview from the team)*
- 565 Broome SoHo will become the first high-end residential Zero Waste Building in New York City, which is defined as achieving more than 90 percent diversion of waste from landfills, incinerators and the environment.

Development Team

- Founded by Davide Bizzi in 2000, Bizzi & Partners focuses on bringing market-leading, design-driven development into emerging and established locations. The firm is behind major projects around the world and is collaborating with Renzo Piano on two other developments including Eighty Seven Park in Miami Beach and Milanosesto, the largest redevelopment project in Europe.
- Real estate developer Boris Aronov established Aronov Development, a firm that has a combined and proven experience of more than 20 years in strategic land assemblies, zoning and planning initiatives, development and asset management across a range of sectors. The company has access to substantial sources of equity from both corporate and private funding, which is not otherwise available to other developers. Recent New York projects include a 147,000-square-foot luxury residential co-development at 101 Leonard Street.
- Halpern Real Estate Ventures has a proven track record of creating value for investors, partners, and the communities in which they do business. Focused on opportunistic equity and structured investments across multiple asset classes, the firm has a presence in many key markets and is behind many multiple ground up mixed-use and residential projects.