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130 WILLIAM

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Context meets craft at 130 William: Lower Manhattan's most iconic new luxury condominium



Manhattan living illuminated by the most cinematic skyline in the world

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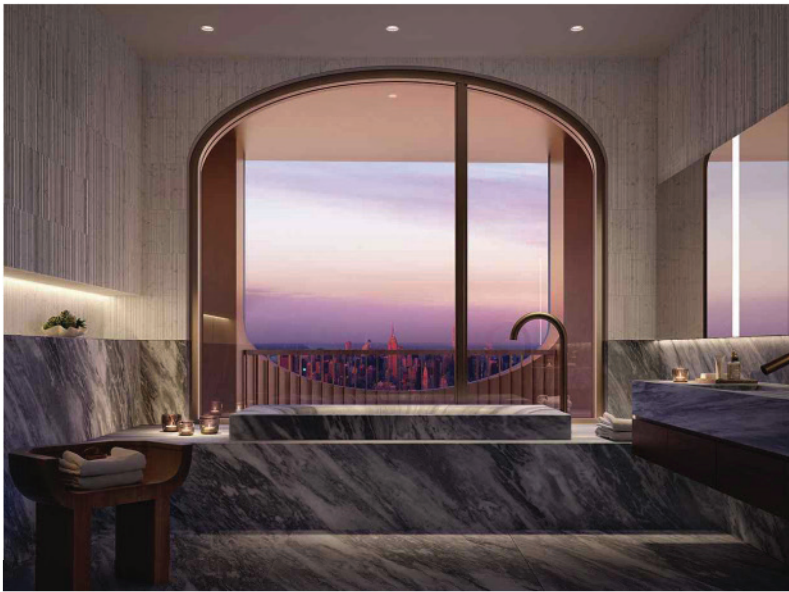
With sales only recently launched, over 40 contracts signed in less than 40 days on the market, and an inquiry list that already exceeds 3,000 and continues to grow, 130 William appears to be the most successful condominium in Manhattan's notoriously competitive market. Achieving such a strong position is attributable to many factors, not least its thoroughly original and truly luxurious design.



Double-height living rooms feature approximately 19ft ceilings with views framed by oversized arch windows that help to maximise natural light

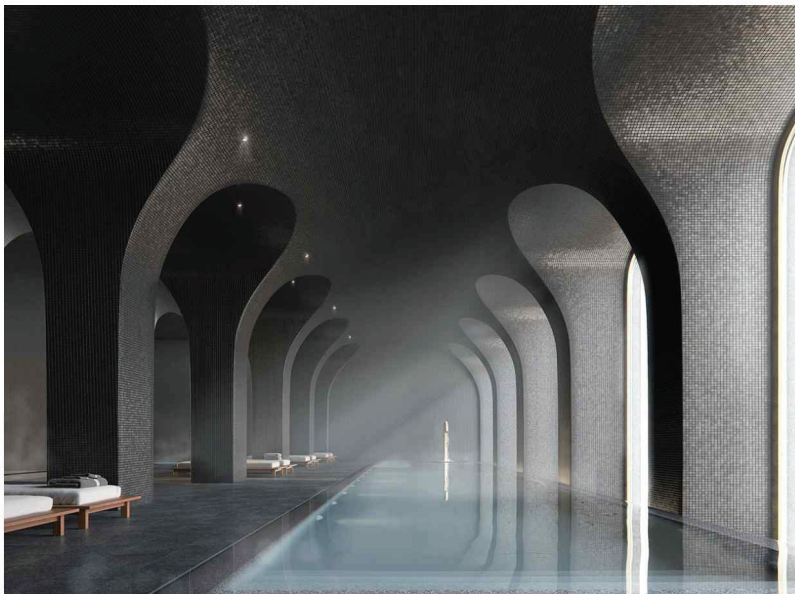
When Lightstone, one of the largest and most diversified, privately held real-estate companies in the US, began assembling the design team for 130 William, its newest residential condominium in New York City, it knew exactly who its first choice for design architect was: Sir David Adjaye. The team at Lightstone were fans of Adjaye's work and kept images of favourite projects, including the Nobel Peace Center in Oslo and the Museum of Contemporary Art Denver, on a design-inspiration wall in their office. "David is a visionary," says Lightstone's president Mitchell Hochberg. "He appreciates the importance of history in the conceptualisation of design and he has an aesthetic that is both refined and provocative. His sensibility and approach were absolutely perfect for 130 William."

For Adjaye, a British-Ghanaian architect whose portfolio of residential, commercial, retail and civic buildings reaches around the world, 130 William presented a new opportunity: it would be his first skyscraper. The challenge was to create a tower that would distinguish itself within what he has called "the greatest metropolitan skyline of the 20th century".



Loggia bathrooms feature custom-carved Salvatori Italian marble bathtubs

Adjaye began, as he usually does, by delving deep into the history of the neighbourhood: its materiality, features and building typologies. He looked at the craftsmanship and detailing of the nearby Woolworth and Potter buildings, at the arched windows of mercantile-era masonry warehouses, and at the organic flow of downtown's streets that is so unlike the grid pattern uptown. With these observations in mind, Adjaye determined not to design in glass like so many other Manhattan buildings, but to create a façade that would reflect New York City's classic masonry construction through a contemporary lens.



A retreat from busy city life, the spa features a collection of pools, massage room, dry sauna and rain shower

Constructed from textured, handcrafted concrete with hand-cast bronze details, 130 William is a bold departure from its antecedents yet feels perfectly in synch with the surrounding context. The façade has a rhythmic pattern of large-scale arched windows, with oversized loggias set within expanded inverted arches at the upper levels.

Residential interiors, also by Adjaye, present a counterpoint to the deep tones of the façade with airy, light-filled floor plans. Ceilings from 10ft to 19ft invite natural light deep into all homes through the expansive arched windows. In a convergence of modern living with traditional craftsmanship, interiors feature kitchens and bathrooms with marble hand-selected from the Apuan Alps in Tuscany, wide-plank white-oak flooring and custom Pedini Italian millwork cabinetry. Craftsmanship reaches every detail of these residences, which also feature custom Adjaye-designed burnished-bronze hardware and plumbing fixtures that have been cast and forged by hand in California. In the loggia and penthouse collection, large balconies stretching the full length of each residence extend living areas out into the fresh air and provide unparalleled views across Lower Manhattan’s skyline and waterways. 130 William’s modern approach to luxury is rounded out with a comprehensive suite of amenities. More than 20,000sq ft of indoor and outdoor space enables residents to experience a range of energising and contemplative moments. A full-time concierge will also be available to assist with any personal requests.

130 William’s health club offers a full spa with an infinity-edge swimming pool, hot and cold plunge pools, a dry sauna and massage rooms, as well as a state-of-the-art fitness centre with a cool-down terrace and yoga studio. Recreation and entertainment opportunities include a basketball court, a golf simulator, and one of the only residential private IMAX® theatres in New York, as well as a children’s activity centre with a trampoline room, a mini soccer field and a basketball court. A residents’ lounge with a clubroom, game room and chef’s catering kitchen with a private dining area are among the indoor spaces dedicated to socialising with friends and family. Outside there are terraces with dining and lounge spaces and a private rooftop observatory deck poised nearly 800ft in the air.

With such a broad and varied collection of indoor and outdoor amenities, 130 William offers its residents a respite from the hustle and bustle of the city. Adjaye considered this, too, in his design, creating a landscaped plaza at the base of the building to ease the transition between tower and city, private and public. Inspired by New York City’s many pocket parks, the 130 William plaza park is an oasis of tranquillity that offers a first hint at the elegance of this private community.

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