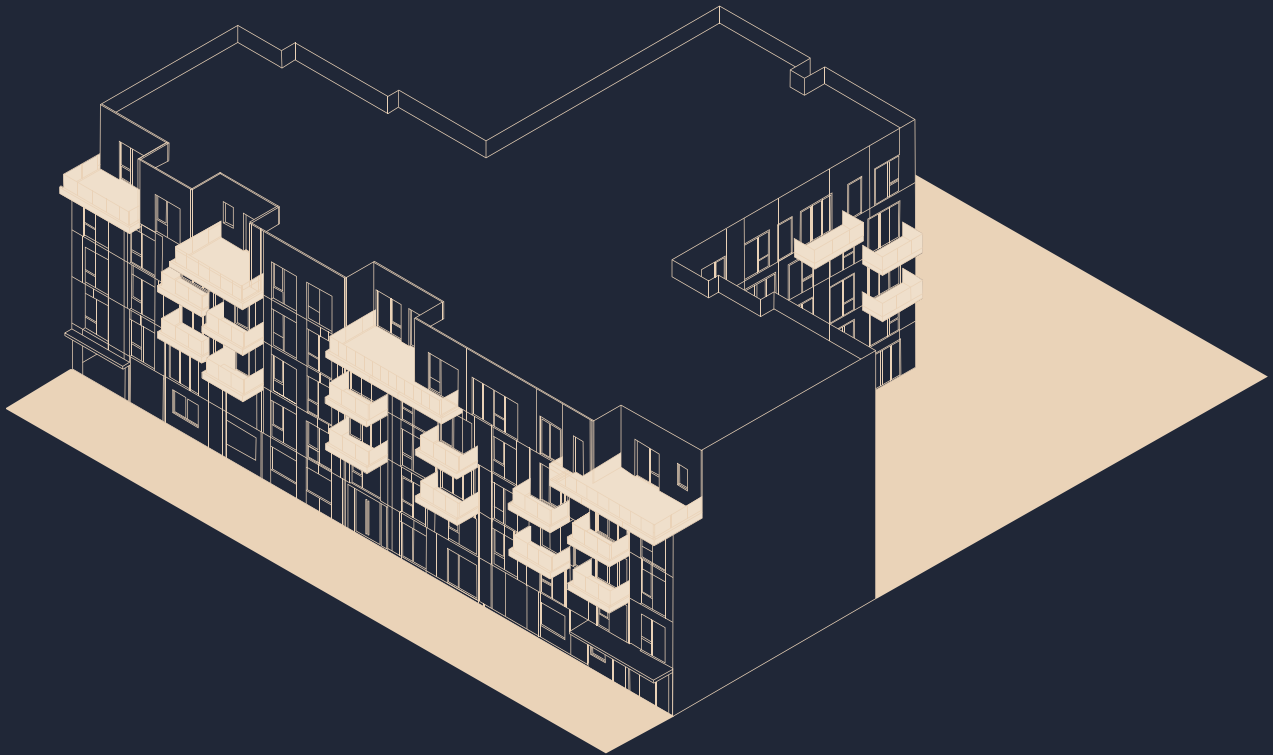


# millo

A S T O R I A



RESIDENT GUIDE BOOK

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## Urban Home with Outdoor Living in the Heart of Astoria

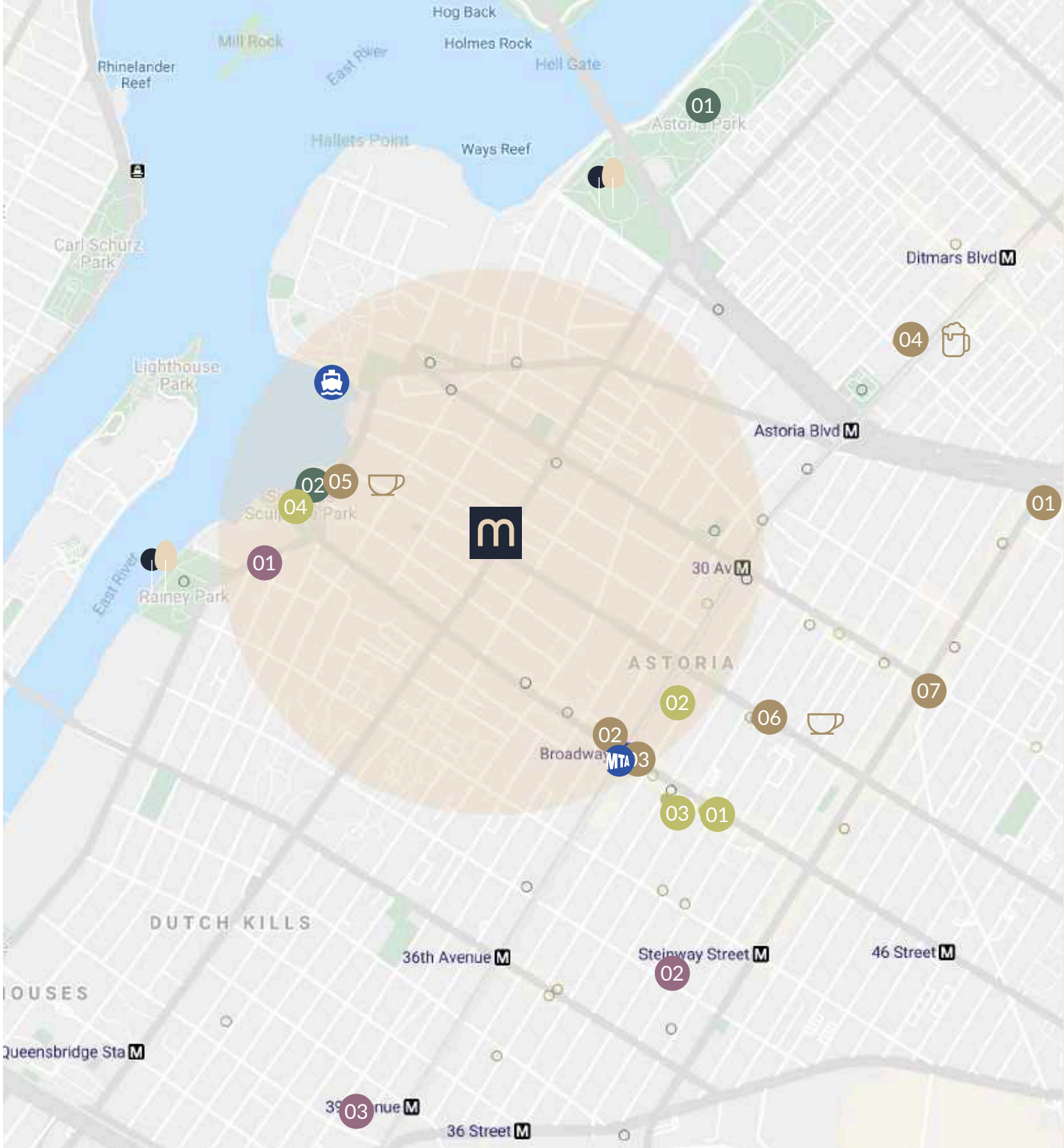


With Manhattan skyline in the background, Astoria has been a long time favorite for a diverse mix of residents. Astoria offers both NYC's urban convenience as well as its more laid-back residential atmosphere.

Astoria

Long cherished for its laid-back atmosphere and communal spirit, Astoria is one of NYC's most vibrant and diverse neighborhoods. Located along the East River, Astoria has gradually built its unique character from diverse cultural backgrounds of residents. While Long Island City rose as an alternative business center to Manhattan, Astoria is ever more desirable as a residential neighborhood. With the proximity to Manhattan, Astoria has waterfront parks, cultural venues and numerous local stores of longevity.

- **Art & Culture**
  - 01. Noguchi Museum
  - 02. Museum of the Moving Image
  - 03. Flux Factory
- **Drinking & Dining**
  - 01. Abuqir
  - 02. Aliada
  - 03. Bahari Estiatorio
  - 04. Bohemian Hall & Beer Garden
  - 05. Château le Woof
  - 06. Kinship Coffee Cooperative
  - 07. Milkflower
- **Park & Activity**
  - 01. Astoria Park
  - 02. Socrates Sculpture Park
- **Shopping**
  - 01. Astoria Bier & Cheese
  - 02. Astoria Bookshop
  - 03. Lockwood
  - 04. Hellgate Farm Stand
- **Transportation**
  - N W Broadway Subway Station
  - Ferry NYC



Park & Activity

Millo Astoria is within walking distance to Socrates Sculpture Park, Rainey Park & Astoria Park, all of which are located along the East River waterfront. Take morning and dusk strolls, or start a day with jogging. Astoria Park, a 60-acre NYC park provides a large pool, bocce courts, walking & jogging trails, and playgrounds. Contemporary gyms, yoga and fitness studios are plenty and continuously increasing in its number in Astoria where young diverse professionals call home.



01

Astoria Park

Astoria Park: Along the edge of the East River, resting between the Robert F. Kennedy Bridge (formerly the Triborough Bridge) and Hell Gate Bridge, Astoria Park appeals to locals and visitors alike and provides a pool, outdoor tennis courts, a track, multiple trails, & basketball courts.

02

Socrates Sculpture Park

Socrates Sculpture Park, a marvelous New York City public park, was created in 1986 from a previously abandoned riverside landfill and illegal dumpsite. A coalition of artists and community members transformed it into an open studio and exhibition space for artists. Thanks to their dedication to supporting artists in the production and presentation of public arts, one can encounter interesting sculptures and events all year round, with a serene view of Manhattan.



## Arts & Culture

Besides its pleasant residential appeal, Astoria is also home to a number of art and cultural venues. Thanks to its spacious & airy feel, its convenience and its close proximity to Manhattan, Astoria and LIC have long been an outpost of reputable museums & art galleries, as well as locations of film production studios. Within walking distance are Noguchi Museum, Socrates Sculpture Park and the cool street art at the Welling Court Mural Project. Further out, residents can easily explore The Museum of the Moving Image and Flux Factory for ongoing and ever-changing temporary exhibitions and events.



01

### The Noguchi Museum *museum*

The Noguchi Museum founded and designed by Isamu Noguchi displays what the artist himself considered to be representative examples of his life's work. Sculptures, drawings and models are presented in simple and bare interior space as well as serene garden space that well resonates with his works.



02

### Museum of the Moving Image *museum*

The Museum of the Moving Image is said to be the country's only museum dedicated to the art, history, technique & technology of the moving image in all forms. The Museum caters to audiences of all ages and interests, providing screenings, events, and educational programs.



03

### Flux Factory *art gallery*

Flux Factory provides affordable space to 40 local and international emerging Artists-in-Residence annually through bi-annual open calls. Flux's 1400 sq ft gallery hosts over 75 annual multidisciplinary events which are free and artists are compensated for their works. There are public programs for the general public to attend and enjoy through the year.

# FLUX FACTORY

# Drinking & Dining

As one of the most diverse neighborhoods in Queens, Astoria offers dining experience of international cuisine choices to satisfy various lifestyles and palates of different tastes. Residents can explore from gourmet food, formal fine dining, bars, outdoor beer gardens, cozy café, trendy coffee shops, quick bites, to authentic Greek, Italian, Egyptian, Latin American, Asian & Middle Eastern food and much more.



01  
**Abuqir**  
*seafood restaurant*

Abuqir is an Egyptian seafood store/restaurant opened in 2015. The restaurant name is from a fishing village on the eastern outskirts of Al-exandria, Egypt. As NY Times reported, Ahmed Ibrahim, the owner & chef captures the spirit of the market stalls and makeshift restaurants that line along Abu Qir's beach, often no more than tables and umbrellas pitched on the sand. This great little restaurant is definitely a gem in the Astoria neighborhood.



02  
**Aliada**  
*seafood restaurant*

Aliada is a Greek Cypriot restaurant opened in 2002. The restaurant specializes in imported and local fresh seafood as well as mezedes, small dishes in the heart of Greek Cypriot culinary tradition.



03  
**Bahari Estiatorio**  
*seafood restaurant*

Bahari Estiatorio is a Greek restaurant inspired by the rustic, cozy and inviting family gatherings, reminiscent of Greek hospitality with its open-air kitchen. Memories of exotic & delicious aromas dated back to the glorious era of Byzantium can be found at Bahari.



04  
**Bohemian Hall & Beer Garden**  
*beer garden*

Bohemian Hall & Beer Garden is a Czech beer garden opened in 1910 offering open air picnic tables and serving European and domestic beers as well as the Czech favorites such as Pierogies and Potato Pancakes. The huge tree-canopied garden is best in summer.



05  
**Château le Woof**  
*coffee shop*

Château le Woof is a dog-friendly cafe right off Socrates Sculpture Park. The coffee shop owner, a barista and pet owner, created a quaint coffee shop that offers great coffee and provides snacks and treats for dogs. The interior makes it a perfect place to drop by before or after you head for the park nearby.



06  
**Kinship Coffee Cooperative**  
*coffee shop*

Kinship Coffee Cooperative is an artisanal coffee shop opened in 2014 and has added three more stores in Astoria alone reflecting local enthusiasm for this shop. The roasters served include Tandem Coffee from Portland MA, Heart Coffee Roasters, from Portland OR, Stumptown Coffee Roasters originally from the west coast, and Four Barrel from San Francisco.



07  
**Milkflower**  
*coffee shop*

Milkflower is a wood-fired pizzeria run by two brothers. They serve classic Neapolitan-style pizzas topped with house made mozzarella & vegetables from a nearby rooftop farm, the Brooklyn Grange, or with some twists in ingredients. It's a great casual, relaxing neighborhood spot.



Shopping

Astoria has plenty of choices for daily shopping needs. A number of major retail corridors, including Broadway, Steinway St, & 30th Avenue, provide grocery & food shopping for daily needs, boutiques for various products, vintage stores, local gift shops, gourmet bakeries, cheese stores, clothing, home décor goods, and book stores. Costco is only 10 minutes away on foot. Hellgate Farm's weekly Saturday farm stand is hosted at Socrates Sculpture Park from May to October. The farm stand features fresh seasonal local produce and small batch goods like honey and hot sauce.



01

Astoria Bier & Cheese  
seafood restaurant

Astoria Bier and Cheese (ABC) is a neighborhood boutique shop that serves craft beer and cheese. The store opened its door in 2012 and has opened another post in 2014 thanks to the enthusiastic locals. Not only does the menu include a variety of cheeses but also grilled cheese and experimental sandwiches.



03

Lockwood  
store

Lockwood, taken from an old Astoria's street name, is a neighborhood retail shop that sells locally designed items. The store was founded in Astoria in 2013 and has successfully expanded by adding four more locations. Two of which are near the first shop, one in Jackson Heights, and the other in Greenpoint.



02

Astoria Bookshop  
bookshop

Astoria Bookshop is a neighborhood indie bookstore opened in 2013. It provides staff picks and functions as a local community venue which holds events & organized book clubs. The intimate space is great to browse even if you don't have particular books to read.



04

Hellgate Farm Stand  
@ Socrates Sculpture Park

Hellgate Farm, starting in 2011 at a residential backyard, gradually grew as gardening produced surplus sold to local coffee shops. It has grown from the backyard to a commercial rooftop and now runs Community Supported Agriculture (CSA) programs. Hellgate Farm holds weekly farmer's market on Saturdays in Socrates Sculpture Park during summer.

Transportation

Take Subway N & W to Manhattan in less than 15 minutes after a 12-minute walk. There are three bus lines around the corner to other areas in and around Queens. With a 10-minute walk the Astoria route of NYC Ferry connects Astoria to Midtown, Wall Street, lower Manhattan, Roosevelt Island, Brooklyn Navy Yard & Queens. Additionally, Midtown Manhattan & Eastern Queens are easily accessible by 15-minute car ride. A Citi Bike stand is in the adjacent block at the southwest corner of 31st Avenue & 14th Street for local travel and leisure biking as well.



Astoria Ferry

The Astoria route of NYC Ferry by Hornblower connects Astoria to Midtown, Wall Street, lower Manhattan, Roosevelt Island, Brooklyn Navy Yard and Queens. Try a ferry for commuting or exploring your own city around.



Broadway Subway Station

Commuters will agree that the sections of subway lines running above ground provide refreshing glimpses of the city views. Broadway Subway Station in Astoria is one of the lucky stations located along the above ground sections.





## SIMPLE ELEGANCE

---

Millo is a boutique condominium that is well integrated in the neighborhood while displaying the signs of an intimate & contemporary living offering.

The long façade introduces a rhythm of dark and light moments that activates the streetscape, exhibiting a village feel, making it the right fit for the neighborhood of Astoria.

By using contrast in the tones and placing dark highlights on the balcony areas, a sense of depth is created within vertical pockets that define the 3 segments of the building.

Moving from looking at the building within the streetscape to getting closer to the entrance is a dynamic experience. The resident gradually discovers new details that trigger an interest into discovering new features. The silver metal panels exhibit grooves that catch the light. They create texture and visual appeal, as well bring a sense of human scale and coziness to the metal skin. This is the introduction to the sense of detail and intimacy that one will find inside their apartment.

An instant classic.

# re-a°d

Statement from Design Architect:

re-a°d is an award-winning interdisciplinary design studio with grounding in architecture. It designed Millo for contemporary living in the neighborhood of Astoria, Queens.

Our built environment determines the way we think, move, interact, consume and connect to nature. re-a°d sees design as a canvas to ignite conversations and inspire evolutions. Each design is an opportunity to create the conditions to eat, live and work differently.

Great design must take a stand.

Based in Brooklyn and with French leadership, re-a°d currently works in the USA and Europe on residential, commercial and hospitality projects. Its team of architects, designers, engineers and craft-makers come together to produce a striking living experience through each project. It gathers our resources to understand the complexity of each scene, we step back to define the sharpest contours and observe the dominant colors, we eventually channel the light through the most truthful pathway. Every project is treated with a unique storyline that lights up the essence of the context and the interior spaces.

Website:  
www.re-ad.com

Instagram:  
@re\_a\_d



01

## Millo Astoria *multi-family condominium*

Millo is not only a building, it's a village proposing local, contemporary contextual living. Contrast between dark and silver metal panels was introduced alongside the façade to create the sense that several buildings take place, adequately merging with the scale of the neighbors' buildings. As one enters the building, the feel transitions to an intimate wooden atmosphere that echoes the green Astoria.



03

## LA beach house, CA, USA *private residence*

For humans to inhabit a natural environment, design must simultaneously respect & disturb it. This private residence is on a California beachfront property with clients that wanted their home to be part of the view of the Pacific Ocean and white beaches. The project works in tension between natural & manmade materials, considering the human need for shelter and desire to immerse fully into the surrounding environment.



02

## La Clusaz, France *hotel & restaurant*

The old chalet Altitude 1647, at the top of the ski slopes of French ski station, La Clusaz, has the potential to host a new type of hotel in the region. Between the comfort of the ski village in the valley and the rudimentary services of the pass-through hotels in higher altitude, no current offering exists that allows for a higher end hospitality experience on the slopes. This renovation project aims at filling the gap.



04

## Harlem Narrow Condo, NY, USA *multi-family, 5 rental units*

The challenge to design projects within the fabric of row houses is to stand out while maintaining a sense of connection with the streetscape inhabitants of Harlem love. We looked at the bay window as a feature populating the prominent brownstones and reinterpreted it to create an intemporal design, celebrating tradition and modern living.



## 63 Madison Building Renovation

Our project is a runner-up proposal for the 2020 Metals in Construction challenge organized by the Ornamental Metal Institute of New York.

The project undertakes to reinterpreting the façade at 63 Madison Avenue (675,986 sq. ft. office building) to considerably improve the internal efficiency of the offices, opens up the façade to the street, and enhances the work conditions through the creation of semi-outdoor spaces within the building plateau. We enable people to reconnect and breathe fresh air during their workday in this typical midtown corner. Our choices purposefully limit waste generated by conserving most of the existing structure and introducing new technology ETFE inflated air membranes, resulting in a low carbon footprint for this building upgrade and a rapid offsetting thanks to extensive energy saving in daily operation.

19

# re-a°d

re-a°d's approach to interior and product design:

Practicing out of New York City, we are constantly facing opportunities to renovate instead of building anew. As a contemporary practice, we constantly find ourselves evaluating our position in relation to past layers of interventions we encounter in older buildings and how they influence our work. Thinking critically, our approach is to archeologically categorize value emanating from a context. We find beauty and value in things we encounter. For us, it's not about being exquisite or graceful, it's about being generous, meaningful and endearing. Our practice is not that of the master architect starting from a clean slate. We start with our slates messy, a palimpsest that evidently shows traces of a life past.

We define ourselves through our approach of keeping intact the essence of the things we find meaningful, yet using our design interventions as catalysts, shedding a new light on layers of the past. As our position is relative to what exists, we find ourselves positioned outside the search for an architectural style that constantly needs re-evaluation.

[www.re-ad.com](http://www.re-ad.com)

Instagram:  
[@re\\_a\\_d](https://www.instagram.com/re_a_d)



05

## Brooklyn Historical Townhouse *two-family gut renovation*

A journey through restoration and the research of historical significance. The project design is a mix of respect of the original materials with the introduction of contemporary details and materials such as glass.



07

## Harlem House Extension *townhouse vertical extension*

Enlarging the building, the project inserts a narrow staircase that carries the family to their new living room on the 4th floor. The shell of the house extends vertically and host a series of roofs that will bring light crucially needed in the middle of the 12 foot wide townhouse. the roofscape also creates as many roof spaces and defines spaces through ceiling heights below.



06

## Penthouse Renovation *interior design & project management*

The design for this penthouse uses contrast between earth tone whitewash paint throughout the apartment and darker, intimate moments of a black bathroom and office. The walls are activated through the use of tadelakt, a waterproof plaster surface used in Moroccan architecture to cover wet interior walls.



08

## West Village Gallery *commercial space design*

This art gallery, located on a quiet street of the west village, hosts an inverted skylight, bringing light from above down into the space through a sunken box that interrupts the continuity of the gallery space.



09

## Fulgurances *restaurant design, greenpoint, BK*

"fulgurances, laundromat" acts as an incubator, welcoming young chefs to take over the kitchen in order to find and refine their identity. Our design highlights the upcoming grand chef's activity. On one side, the central island, sits the customer. On the other, the open kitchen is displaying the chef's work. The material palette we used throughout the space echoes the chef's passion for natural ingredients that come alive when put together.



10

## Lounge *club*

Commercial space design & furnishing. This is our newest project with Venn City, which will be their biggest coworking and event space in the Bushwick neighborhood. Formerly used as a night club and catering house, the existing building has a lot of characters, from wood floor to wainscoting millwork. We want to keep as much of the existing features as possible and add more windows and skylights to let light into the space, at the same time respecting all existing layers of the building.



## Surfbench

As designers, we strongly believe that every creation is unique to its environment. Surfbench challenges the idea that furniture can be placed in any setting. It was designed as a naturally incomplete piece that needs the support of its environment to make it whole.

21

20

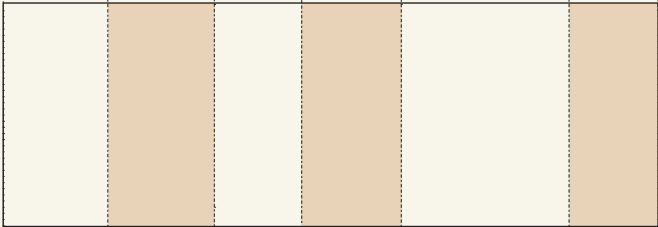
# Architecture & Façade

Millo is located in a neighborhood that is featuring multiple scales of buildings. Small, large, flat, and stepped. By introducing featured 'dark areas' the building reads as multiple volumes, avoiding a monolithic appearance.

The desire both to integrate in the existing Astoria city fabric and stand out as a new standard for living creates the classic yet striking elegance of Millo.

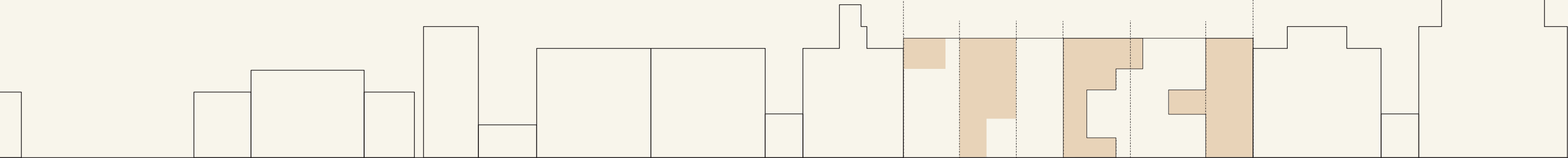


street façade original length



organize the façade in visible portions

The façade is divided in smaller segments that allow the building to better relate to the multiple scales of the buildings in Astoria and contribute to the village feel



31ST AVE



break down blocks for a more customized look

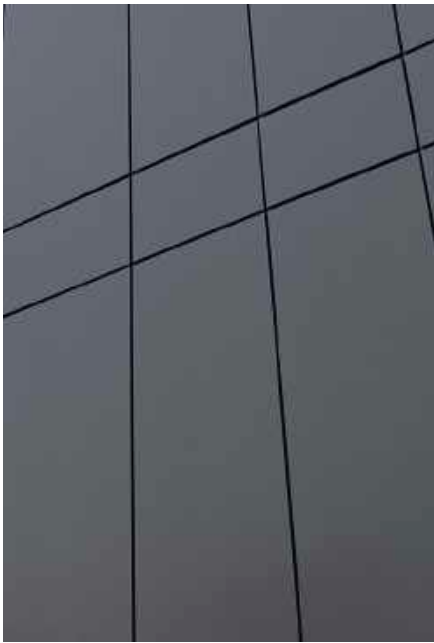
31ST AVE



# Interior Design: Lobby

The lobby carries some of the language of the exterior of the building to its inside and proposes a transition between the colder metal materiality and the warmer natural palette that the intimate residences propose.

On one hand, the lines of the panels on the exterior finds themselves reinterpreted through feature walls of standing steel. On the other hand, wood elements and roman plasters are introduced. Leather, clay pots, and fabrics all layer up to create a cozy feel, half way between the elegance of a grand lobby and a living room.



# Lobby Entrance

The entrance area and the main desk create metal frames that act as portals for a grand entrance to the building.

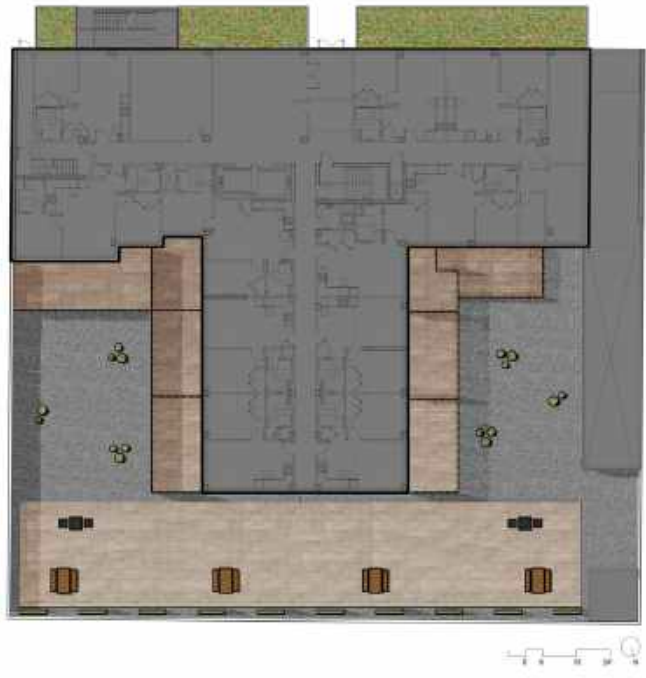
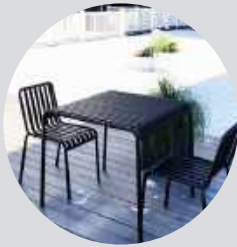


# Feature Wall

The metal sheets echo the building exterior, serving as a backdrop for an inviting living room composition introducing the interior of the apartments to visitors.

## Communal Garden

Millo was designed with the awareness that direct access to spacious outdoor space truly elevates the quality of living. Millo provides a ~7,100 sq. ft. communal garden available for the enjoyment of all residents. The spacious rear yard is nestled by low-rise houses and buildings that are typical in Astoria. The rear yard of this size is a rare gem in New York City providing a peaceful and quiet place away from busy city living. The ~4,000 sq. ft. deck area provides communal dining tables/benches for social gatherings along with linear planters with Wintergreen Boxwood, Lily Turf and others. The ~3,000 sq. ft. graveled area provides a serene and quiet space arranged with colorful planters with Garden Sage, Muhly Grass, Black eyed Susan, Dianthus flowers, and others. Further, most residences at Millo have their own private outdoor space to enjoy.



**Wintergreen Boxwood**  
Buxus sinica var.  
'Wintergreen' Insularis



**Japanese Pachysandra**  
Pachysandra terminalis



**Sedge**  
Carex evergreen



**Lily Turf**  
Liriope muscari



**Common Sage**  
Salvia officinalis



**Dianthus flowers**  
Dianthus



**Black Eyed Susan**  
Rudbeckia hirta



**Muhly Grass**  
Muhlenbergia capillaris



**Phlox**  
Phlox mix



**Feather Reed Grass**  
Calamagrostis x acutiflora

## Residence

The residences of contemporary & minimalist style at Millo Astoria offer simple elegant living experiences featuring oversized windows that provide ample natural light. Full height anodized aluminum windows in every residence. Elegant white oak flooring throughout brings out a feeling of youthfulness and lightness for you to enjoy both energetic and relaxing life styles. High performance individual multi-split heating & cooling system and the dedicated closet for Bosch Washer & Dryer in each unit provide comfort and convenience to meet urban life styles. Yale inTouch Locks in entry for each unit. Pre-wired for Internet, Cable, Telephone & Data. Private Terrace and Balcony in multiple units.

State-of-art brand name Stainless Steel Kitchen Appliances & ample cabinetry. Featuring Italian brand name Bertazzoni for Gas Oven & Cooktop, Vented Range Hood, Refrigerator. Bosch Dishwasher. Custom Melamine Kitchen Cabinets with Grey Quartz Countertop. Stainless Steel Grohe Pull-Down Faucet and classy Undermount Sink.

Contemporary and simple-line bathroom design allows you for a relaxing moment. Each bathroom unit is installed with White Ceramic Kohler Toilet, Polished Chrome Grohe Faucets in Shower, Full-Size Soaking Tub, and Stainless-Steel Faucet & Custom Sink and finished with Ceramic Tile Flooring, Ceramic Tile Shower and Vanity Walls.





Millo One Bedroom Home



Millo Two Bedroom Home

Designing Urban Homes

NOTABLE BUILDING FEATURES

Façade

Millo is located in a neighbourhood consisting of different scales of buildings. Architecture firm, re-a²d approaches this façade by highlighting the featured area in order to break it down to different segments to avoid an overwhelming monolithic reading. By placing the highlighted area on the balconies, re-a²d aims to create a sense of depth in these vertical pockets.

Communal Garden

Millo was designed with the awareness that directs access to spacious outdoor space truly elevates the quality of living. Millo provides a ~7,100 sq. ft. communal garden available for the enjoyment of all residents. The spacious rear yard is nestled by low-rise houses and buildings that are typical in Astoria. The rear yard of this size is a rare gem in New York City providing a peaceful and quiet place away from busy city living. The ~4,000 sq. ft. deck area provides communal dining tables/benches for social gathering along with black/white planters with Wintergreen Boxwood, Lily Turf and others. The ~3,000 sq. ft. graveled area provides a serene and quiet space arranged with colorful planters with Garden Sage, Muhly Grass, Black eyed Susan, Dianthus flowers, and others. Further, most residences at Millo have their own private outdoor space to enjoy.

Lobby / Recreation Area

Millo promotes an urban living with carefully selected materials whether it be furniture, home décor, and daily use products. Spacious lobby of selected furniture for sitting with door man service provides a welcoming and warm feeling to greet you and your guests.

Fitness Room

Fitness Room is located next to the lobby and is open to all residents. Fitness Room provides two treadmills, upright bike, cross trainer, compact multi-station, weight bench, dumbbells, body balls, and yoga mats.

Parking

Parking is available in the cellar level. All parking spaces are deeded and are accessible from outside with remote controls providing security.

Bike Storage

Bike storage space is available in the cellar level.

Staff Service

- (1) Full-time Doorman/Concierge (40 hours/week)
- (1) Full-time Porter/Handyman,
- (1) Part-time Porter

15-year Tax Abatement

Millo will have a 15-year tax abatement which offers a lower monthly tax due.

TYPICAL  
ONE BEDROOM  
RESIDENCE

REFERENCE FLOOR PLAN

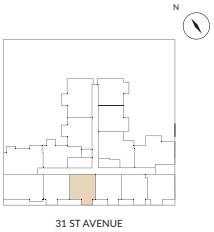
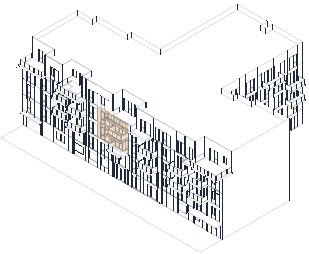
3D/4D

DETAILS

1 Bedroom / 1 Bathroom

Unit area: 496 SQ FT

Balcony area: 50 SQ FT



Designing Urban Homes

NOTABLE RESIDENCE FEATURES

Flooring

- White Oak Flooring Throughout
- Ceramic Tile Flooring in Bathroom

Wall

- Eggshell/White Painted Plasterboard Throughout
- Ceramic Tile Backsplash in Kitchen
- Ceramic Tile Shower and Vanity Walls in Bathroom
- Double-pane Insulated Glass and Anodized Aluminum Window Throughout
- A&L Wood Door for entry and solid wood interior doors Throughout

Ceiling

- Eggshell/White Painted Plasterboard Throughout

Appliance

- Washer & Dryer in the Dedicated Closet (Bosch)
- Stainless Steel Kitchen Appliance
  - Gas Oven and Cooktop (Bertazzoni)
  - Vented Range Hood (Bertazzoni)
  - Refrigerator (Bertazzoni)
  - Dishwasher (Bosch)

Cabinetry

- Custom Melamine Kitchen Cabinets with Grey Quartz Countertop in Kitchen
- Custom Melamine Vanity with Integrated Sinks in Bathroom
- Custom Full Mirror Medicine Cabinets with Backlights in Bathroom

Fittings & Fixture

- Full-Size Soaking Tub in Bathroom
- Stainless Steel Faucet and Custom Sink in Bathroom
- White Ceramic Kohler Toilet in Bathroom
- Polished Chrome Grohe Faucets, Shower in Bathroom
- Stainless Steel Grohe Pull-Down Faucet and Undermount Sink in Kitchen
- Yale inTouch Locks in entry

Heating & Cooling

- High performance individual multi-split heat pump system by Gree with zoned climate control

Utility

- Gas (Cooking and Water heating) – Con Edison; included in Common Charges
- Electricity (Heating & Cooling) – Con Edison; Individually Metered
- Water – City of NY; included in Common Charges
- Telephone/Data – Verizon; Individually Arranged
- Intercommunication and Security – Aiphone GT Security Intercom

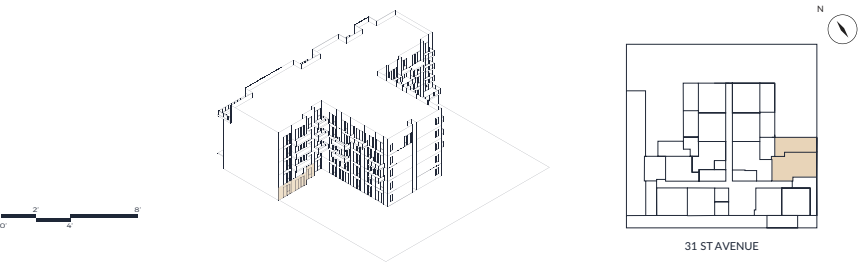
TYPICAL  
TWO BEDROOM  
RESIDENCE

REFERENCE FLOOR PLAN

1K

DETAILS

2 Bedroom / 2 Bathroom  
Unit area: 726 SQ FT  
Terrace area: 409 SQ FT



# TEAM

## Jade Century Properties

### Owner

Jade Century Properties, Inc. ("JCP") is a real estate development and investment firm headquartered in New York City. JCP develops and invests residential and mixed-use properties for rental and sales in major US cities with a focus on the greater New York area. Since its establishment in 2016, the company has participated as LP, Co-GP or Co-Developer in development projects located in San Francisco, Anaheim, Seattle, Portland and NYC. JCP is the US subsidiary of Beijing Jade Investment Group, a diversified enterprise with focus in real estate development, capital management and art & culture.

## East West General Construction

### Owner

East West General Construction is a construction and development company that performs general contracting, construction management and development in the greater New York area. The firm has completed a number of residential condominium and mixed-use buildings including 142-38 37th Ave, 132-15 41st Ave in Flushing, and 97-45 63rd Drive in Rego Park. The firm prides itself on providing efficient contracting and construction management services with a keen focus on schedule & cost management.

## Oak Capitals

### Owner

Oak Capitals is a Chicago based private real estate company focusing on acquiring, developing, and operating real estate both in New York and Illinois. The firm's goal is to acquire well situated, high quality assets in urban and metropolitan areas with strong underlying economic fundamentals. Since inception, Oak Capitals has developed, owned, and operated properties over three million square feet over the last ten years. The firm has partnered with several reputable real estate developers on projects including JK Equities and Time Equities.

## re-a°d

### Design Architect

re-a°d is an award-winning interdisciplinary design studio with grounding in architecture. Based in Brooklyn and with French leadership, re-a°d currently works in USA and Europe on residential, commercial and hospitality projects. Its team of architects, designers, engineers and craft-makers come together to produce a striking experience through each project. They gather their resources to understand the complexity of each scene. The team steps back to define the sharpest contours and observe the dominant colors and eventually channel the light through the most truthful pathway. Every project is treated with a unique storyline that lights up the essence of the context and the interior spaces.

## Angelo Ng + Anthony Ng Architects Studio, PC

### Architect of Record

Angelo Ng & Anthony Ng, Architects Studio, PC is an award-winning firm with over 25 years of experience. Their philosophy is driven by the personal importance on service and responsiveness to the needs of their clients and the ultimate users of their architectural product. The firm's staff draws experience from some of the largest and most distinguished architectural offices in the nation. The firm was ranked among the top 5 in residential architects in Queens by The Real Deal Magazine and No. 15 in the top architecture firms of NYC.

## Jaemee Studio

### Landscape Design

Jaemee Studio is a young design studio based in Jersey City, NJ, USA. With focus on public art, architecture, and landscape architecture, their projects explore ideas of creating infrastructure for artistic intervention derived from its social and cultural context. Their work often plays with inspiration from ordinary and familiar everyday objects to create playful, cultural, and artful landscape by exercising the use of creative arrangement, juxtaposition, and shift in scale & color, and use of extraordinary materials. By using recognizable items as a means of artful expression, their works intend to offer visitors accessible ways to engage with contemporary art and landscape. Blurring the boundary of pop art and landscape architecture, they pursue memorable site-specific art that is visual, graphical, interactive and experimental.

## Naiyu Design

### Branding & Digital Design

Naiyu Design is a design studio that develops and provides creative, customized & strategic design solutions in the sectors of Real Estate, Retail and Restaurant business. Holistically communicating through brand identity, photography, video, digital media, websites and package design NaiYu Design develops compelling brand recognition tailored to our clients.

## E Realty International Corp.

### Exclusive Sales & Marketing

E Realty is a professional real estate brokerage providing comprehensive services in all five boroughs of New York City and Long Island. Its mission is to create superior customer service experience and to benefit diverse clients with their services. Properties are treated with tender loving care in the selling process and tailored marketing & promotion plan for market exposure. Demonstrating competitiveness and growth over the years, E Realty ranked in top 8 largest real estate companies in New York State by 2019.

## CONTACT

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