



**KING &  
SULLIVAN**  
RED HOOK TOWNHOMES

# 22 TOWNHOMES RISE IN RED HOOK

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*Reshaping the landscape of Brooklyn's vibrant waterfront "village" of Red Hook. Thoughtfully designed by AA Studio, with 5 distinct facades: Corten, Arches, Steel, Brick and Terra, quality crafted King and Sullivan townhomes epitomize contemporary luxury.*

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Expansive layouts with 3 stories plus roof deck offer 4 bedrooms, 3 full baths, dramatic open living entertaining space, a gas fireplace, sky-lit atrium over an open staircase for abundant natural light, gourmet kitchen and full-size laundry room.

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A generously-proportioned private landscaped yard adjacent to a lovely garden, tranquil deck accessed from the living room, and roof deck with magnificent views create the ultimate townhouse living experience.

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Enjoy utmost convenience with a "curb cut" and private parking spot directly in front of your home.

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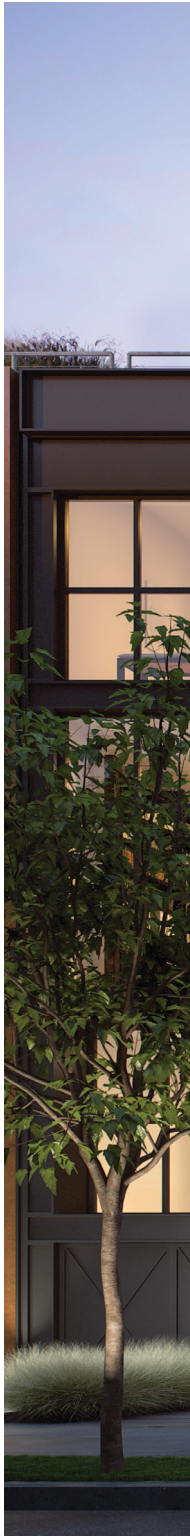
Each residence also has private storage in front that can accommodate multiple bicycles, even a Vespa.

Developed by

**SANBA**

Designed by

**AA** STUDIO







ARTIST RENDERING





ARTIST RENDERING





# DESIGNER KITCHENS FOR THE DISCERNING CHEF

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*The center focal point of the main level is the meticulously-designed custom-built chef-kitchen by Dada, perfectly positioned for entertaining. Grey oak cabinetry serves as the backdrop for the Carrara marble countertops, breakfast bar, professional-grade appliances and pantry.*

## FEATURES

- CARRARA MARBLE COUNTERTOPS
- 24" BOSCH INTEGRATED DISHWASHER
- FULL PANTRY
- 36" JENNAIR REFRIGERATOR
- BUILT IN BOSCH MICROWAVE
- PULL OUT DRAWERS FOR TRASH/RECYCLE
- VENTILATED BOSCH KITCHEN HOOD
- 30" BOSCH GAS RANGE
- BLANCO SINKS & GARBAGE DISPOSALS



# GRACIOUS INTERIORS ENHANCED BY UNIQUE ARCHITECTURE

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*Voluminous light-filled living space with 10' ceilings defines these stunning homes. The spacious living room includes a soothing gas fireplace and wall of windows. A skylight beams sunshine down from atop the steel stairwell.*







ARTIST RENDERING





ARTIST RENDERING



# GENEROUS OUTDOOR SPACE OFFERS SERENITY AND SCENIC VIEWS

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*Your own private outdoor oasis awaits in the peaceful backyard garden where you can enjoy quiet time or host guests. Just as magical is the breathtaking rooftop deck that offers amazing views of New York City as you relax or entertain.*

# STUNNING MASTER BEDROOM

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*Awaken each day in the beautiful master bedroom  
illuminated by a massive window wall.*







## SPA-BATH RETREATS

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*The spa-like en-suite bath is adorned with cement walls by Stone Source, and an extra-wide walnut vanity with double sinks. Neutral palettes of ceramic tiles and slab flooring invite relaxation in the wet room with a rain fall shower head and deep soaking tub.*



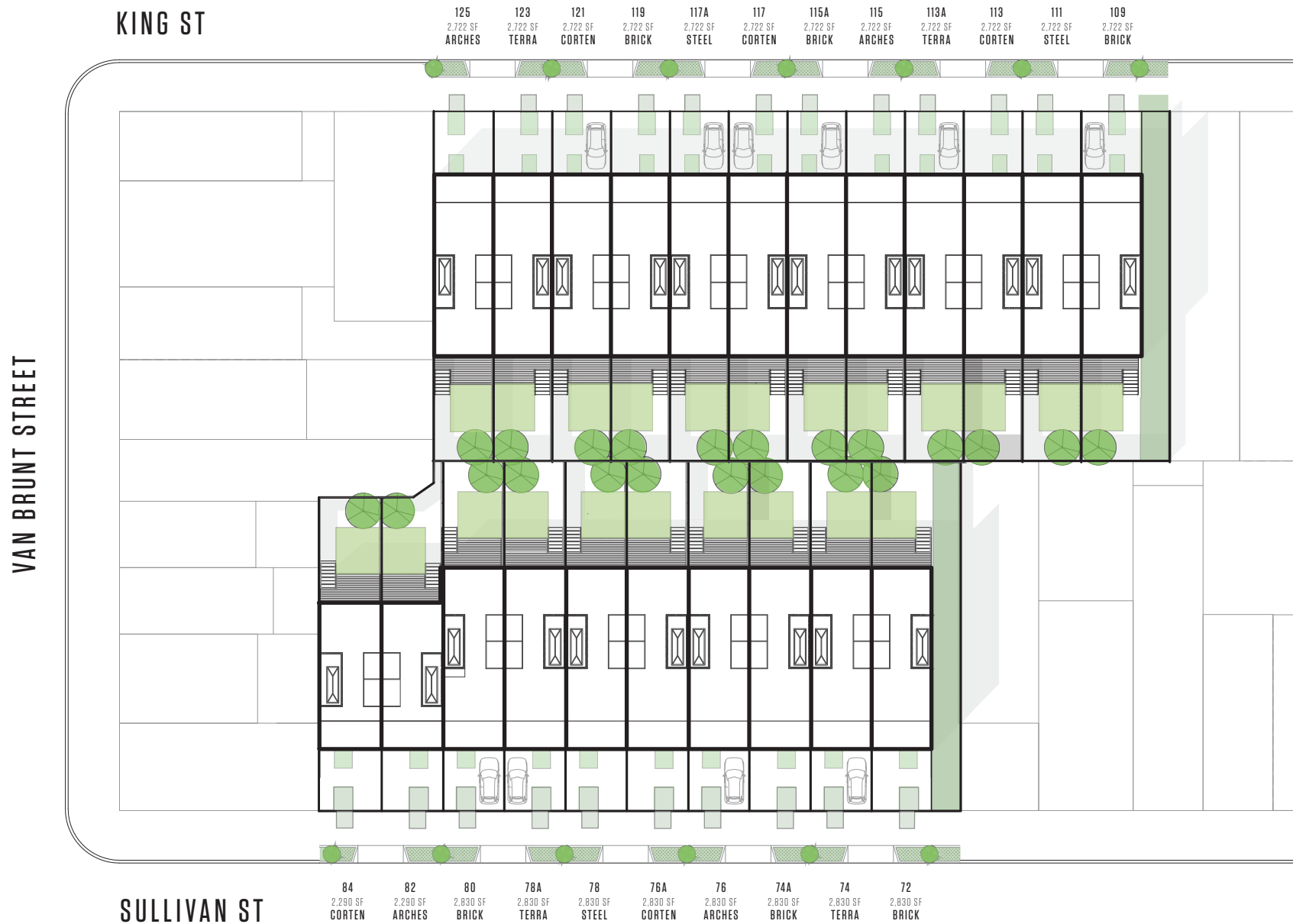


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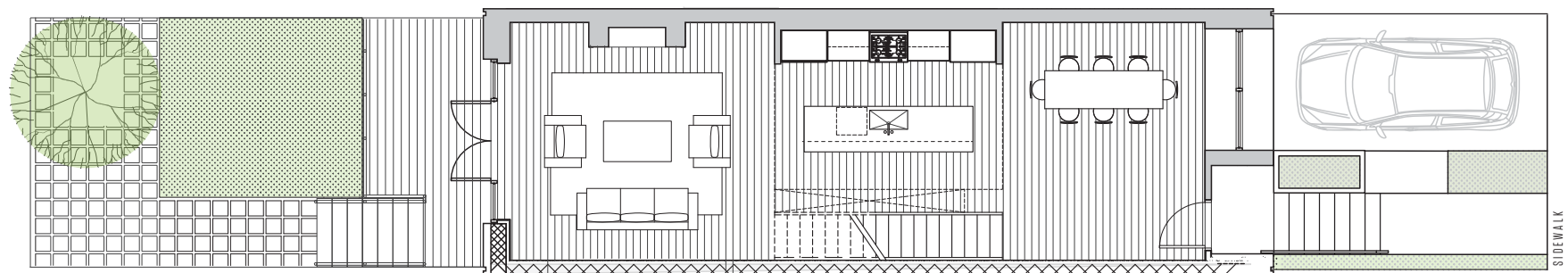
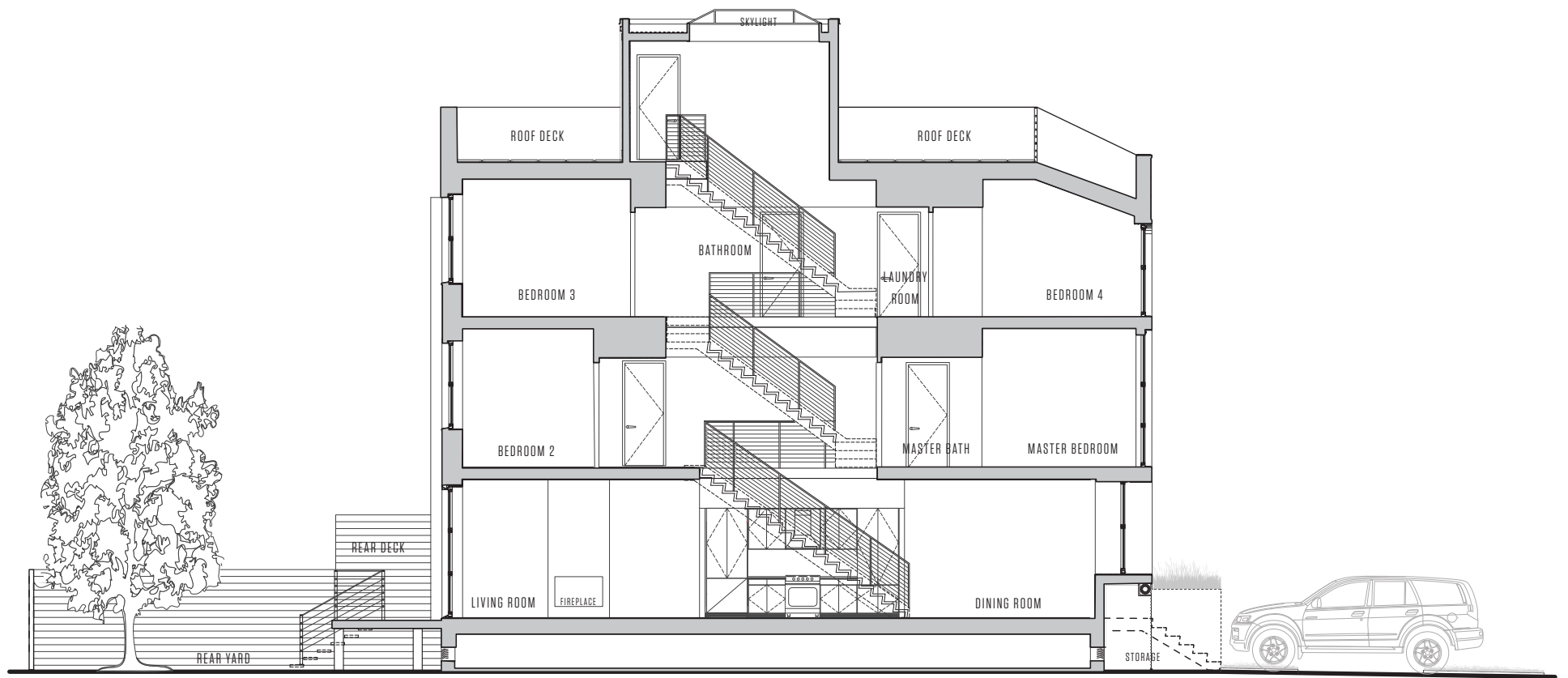




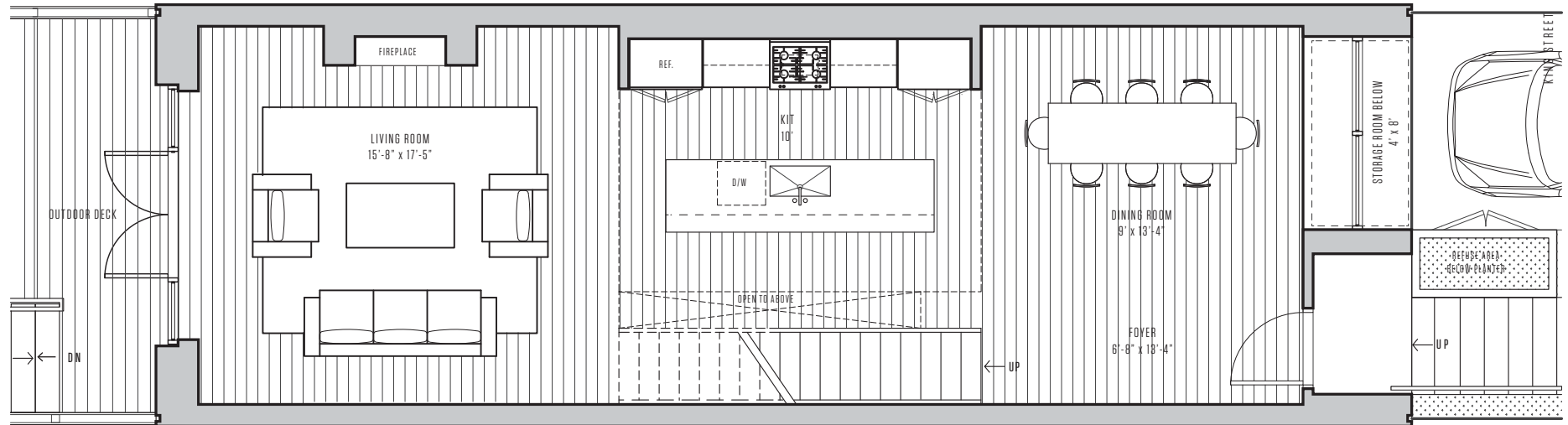
# SITE PLAN & SECTION DRAWING



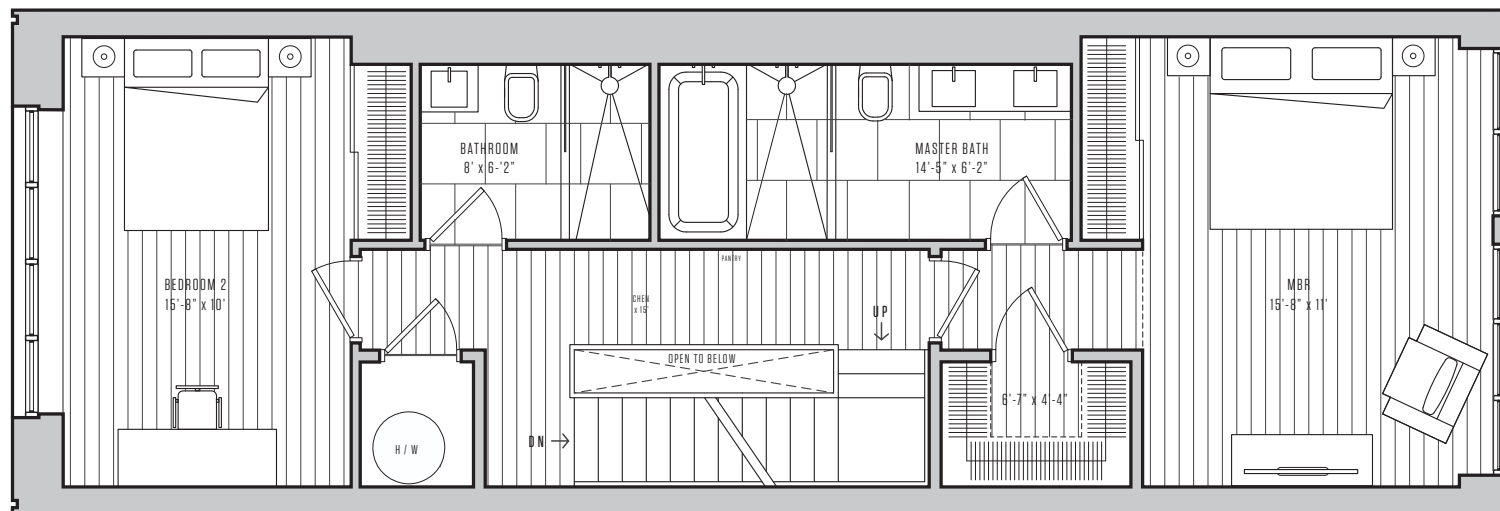




# 1<sup>ST</sup> FLOOR

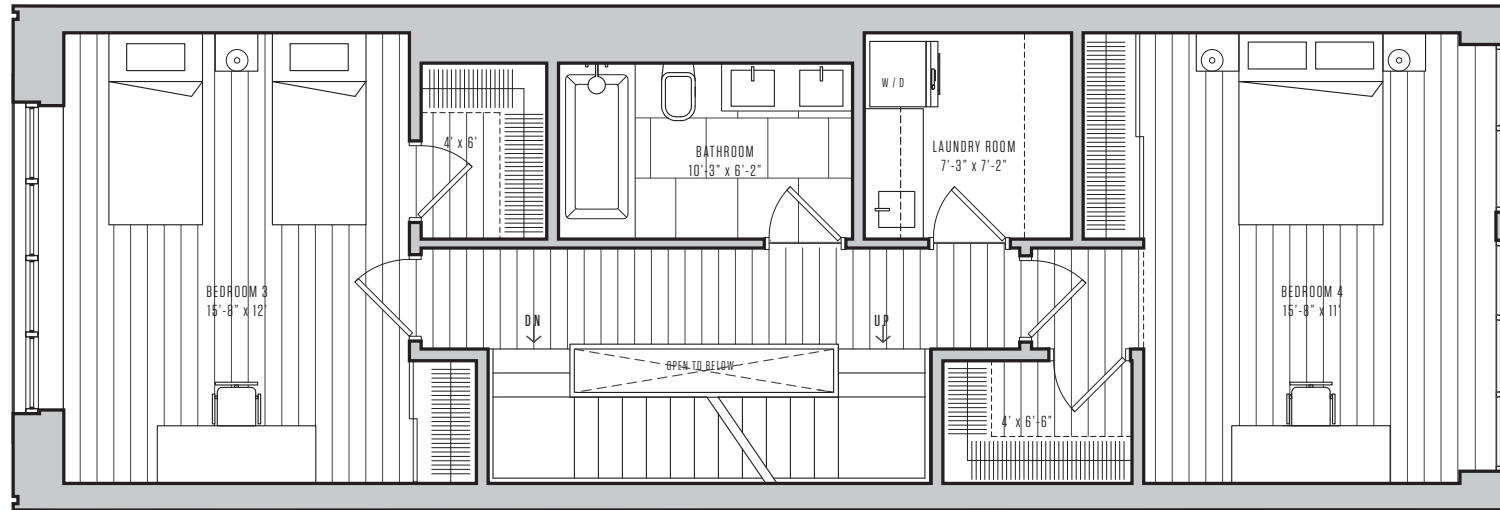


# 2<sup>ND</sup> FLOOR

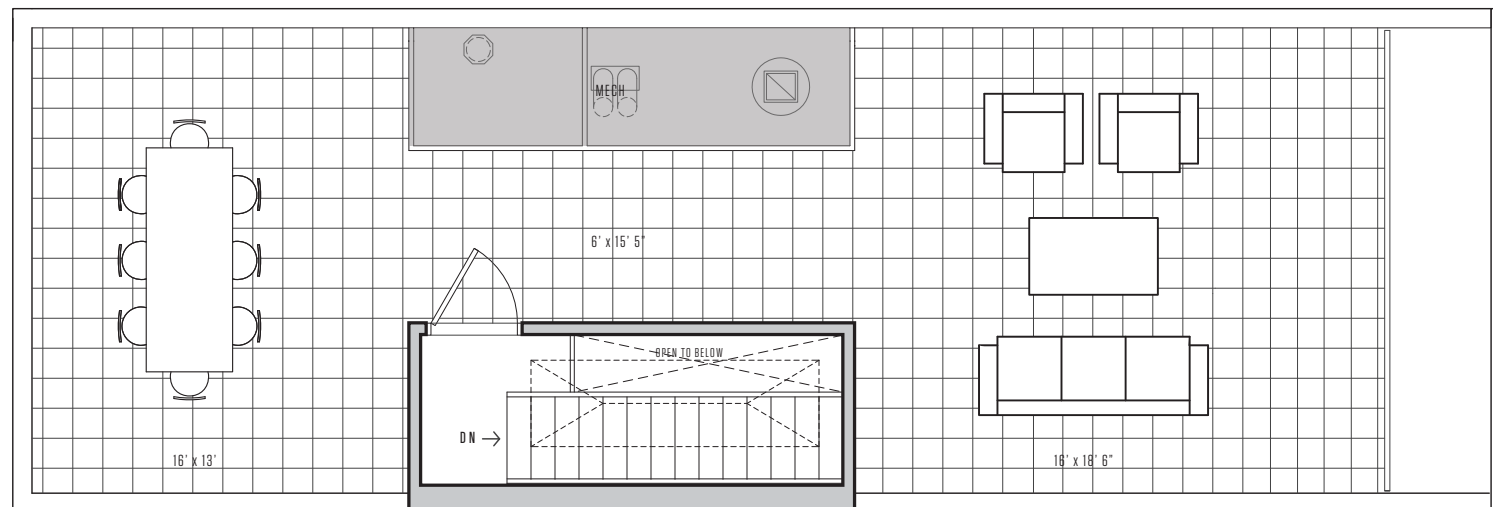




## 3<sup>RD</sup> FLOOR



## 4<sup>TH</sup> FLOOR









## TRANSPORTATION

1. Water Taxi Ikea Dock
2. Water Taxi at Fairway
3. B61 BUS
4. SUBWAY - SMITH & 9th  
(F TRAIN)

## SHOPPING

5. Fairway Market
6. Chelsea Garden Center
7. BLKWDinc.
8. UHURU
9. Foxy & Winston
10. Dry Dock
11. Botta Di Vino
12. Papillionaire Bicycles
13. Kempton & Co.
14. Pioneer Books
15. IKEA

## CULTURE

16. BWAC:: Brooklyn Waterfront  
Artist Coalition
17. Waterfront Museum and  
Showboat Barge
18. Kentler International  
Drawing Space
19. Look North Inuit Art Gallery
20. Gallery Brooklyn
21. Pioneer Works
22. The Still House Group

## FOOD & BEVERAGE

23. Hope & Anchor
24. Red Hook Lobster Pound
25. Grindhaus

26. KEVIN'S
27. Hometown Bar-B-Que
28. Brooklyn Ice House
29. Red Hook Bait & Tackle
30. Red Hook Winery
31. BAKED
32. The Good Fork
33. Crab Shack
34. Sunny's
35. Cacao Prieto
36. Widow Jane Distillery
37. Kao Soy
38. Steve's Key Lime Pie

## RECREATIONAL

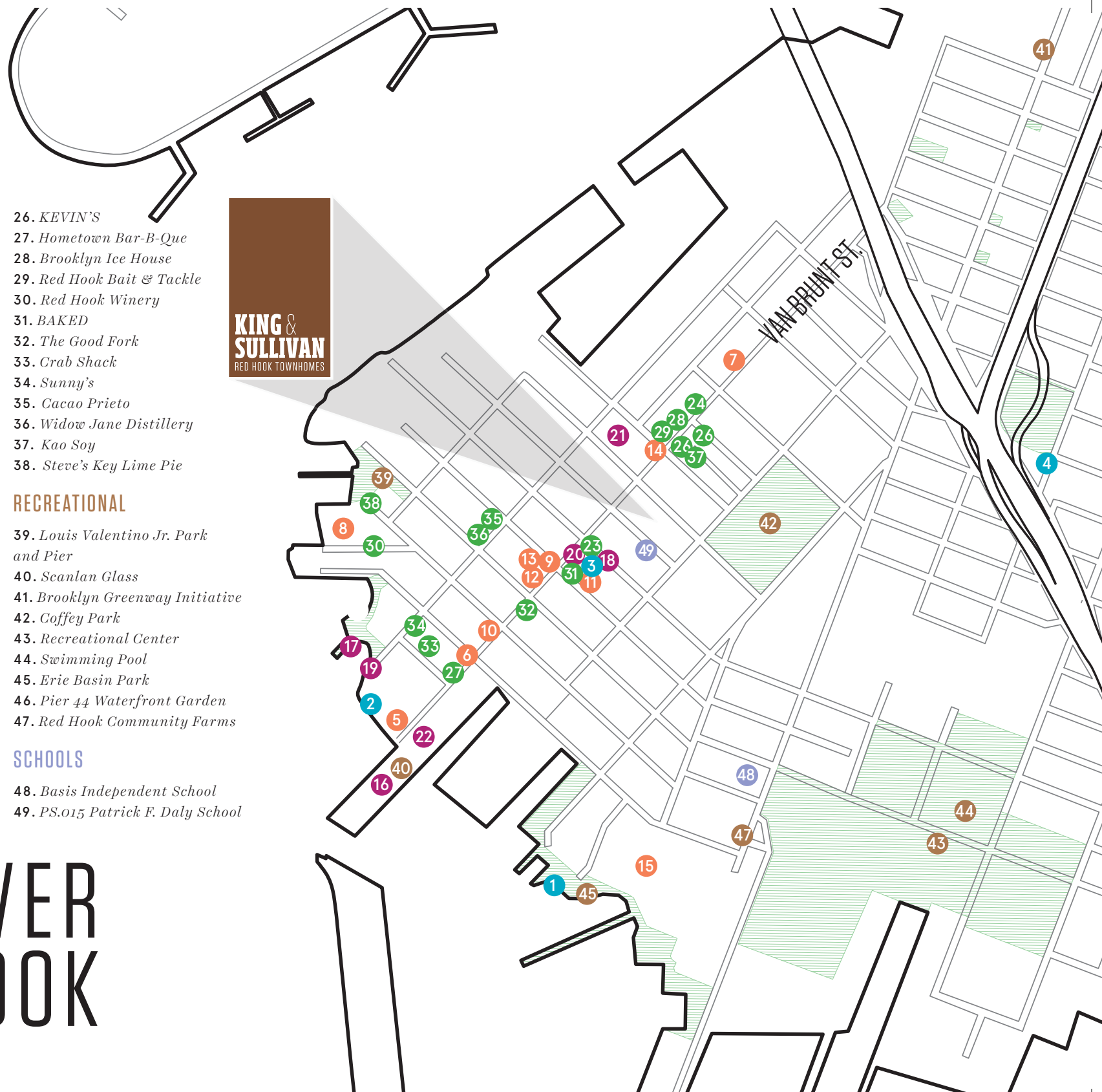
39. Louis Valentino Jr. Park  
and Pier
40. Scanlan Glass
41. Brooklyn Greenway Initiative
42. Coffey Park
43. Recreational Center
44. Swimming Pool
45. Erie Basin Park
46. Pier 44 Waterfront Garden
47. Red Hook Community Farms

## SCHOOLS

48. Basis Independent School
49. PS.015 Patrick F. Daly School

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# DISCOVER RED HOOK



*“You don’t find a place like this.  
A place like this finds you...”*

*— Steve from Steve’s Authentic Key Lime Pie*



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