

## A new angle on New York



Ismael Leyva Architects

### The Charles is the latest addition to New York's Upper East Side

The Charles is a bespoke luxury residential tower located at 1355 First Avenue in Manhattan's Upper East Side that was recently completed. The building was designed by an all-star team including Ismael Leyva Architects, known for the design of several prominent Manhattan buildings, as well as the luxury residences at Time Warner Centre and Superior Ink - award-winning buildings that are both iconic and liveable. For The Charles, he designed a contemporary, rich-honed limestone and glass structure that nods to the quiet grace of New York's Upper East Side at ground level before soaring above the avenue in a graceful, modern, glass cantilever.

David Collins is responsible for the interior finishes and amenity spaces at The Charles. This is the only multifamily project by the late designer whose innovative designs inspired some of the world's most glamorous restaurants, bars and boutiques, including The London Hotel in NYC and LA, The Blue Bar at The Berkeley Hotel in London, Nobu Berkeley Street and Scarpetta at The Fontainebleau Miami Beach Hotel.

Residences at The Charles, the white-glove building whose generous layouts are setting a new standard for luxury living on the Upper East Side, are all full-floor and accessible via a private elevator landing. Refined and exquisitely constructed, the homes feature a light-filled four bedroom, four bathroom layout that includes a soaring great room, plush master suite, eat-in chef's kitchen and sweeping city views from floor-to-ceiling windows, as well as extraordinary service from the building's high staff-to-resident ratio. Homes range in size from 3,100 – 3,600 sq ft.

All residences at The Charles have custom spa baths crafted with Bianco Dolomiti marble while kitchens boast Sub-Zero, Miele and Bosch appliances, Valli & Valli hardware, polished Corian surfaces, and wine refrigerators. The homes also have acoustically-engineered quiet window systems featuring specialized coatings to eliminate both infrared and damaging ultraviolet spectra.



Residents at The Charles have access to a full suite of high-end amenities including a 24-hr doorman and concierge, a spacious fitness room equipped with top line Technogym and Peloton equipment, and a children's play lounge and game room.



Situated among New York's most exclusive shops, boutiques, schools, salons and restaurants, The Charles is a short walk away from Central Park and a stone's throw from the East River. The Upper East Side is an enduring family-friendly neighbourhood with cultural destinations including the Lycée Français, the Guggenheim Museum and Sotheby's. Residents will soon have easy access to the highly-anticipated 2nd Avenue subway line.

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Nick Myall  
News Editor