

MANHATTAN HOUSE

NEWSLETTER FALL 2010

NEW MODEL RESIDENCES

This fall, Manhattan House will introduce three new model residences by celebrated designers, James Huniford, Celerie Kemble and Rita Konig.

THE Modern9 BY JAMES HUNIFORD



James Huniford has created a fresh take on Park Avenue's "Classic Nine". Enter through the grand foyer with a custom stone floor to a luxurious library with wet bar. The Modern9 delivers incomparable light and drama with a monumental Great Room and formal dining room framed by a 40-foot expanse of south facing windows overlooking Manhattan House's private gardens.

"Interiors should be tailored to how people live," says Ford. "Rooms should flow from one area to another and not have themes. Most importantly, they should reflect the spirit and soul of the people who inhabit them."

A self-taught designer, Ford was selected by *Architectural Digest* as one of the "Top 100 Designers." His work has appeared in the American, Italian and French editions of *Architectural Digest*, *Elle Décor*, *W*, *Vogue*, *the New York Times*, and *House Beautiful*, among others.

THE MODERN MANHATTAN BY CELERIE KEMBLE



A floor-through residence with northern and southern exposures, the Modern Manhattan offers a lifestyle of casual grace, exquisitely conceived by Celerie Kemble. This home features a classically proportioned Great Room with a 24-foot window wall overlooking Manhattan House's private gardens, a wood-burning fireplace, and an open, windowed kitchen.

"In life as in design, it is not perfection you should be after. There's beauty in the faded and worn, the well loved, and the sentimental...After all, life has seams. Your home should be like a loosely woven fabric of desires, memories, practical, notions, and even compromises."

Celerie is a much publicized residential and commercial interior designer based out of New York City. Celerie is the author of *Celerie Kemble: To Your Taste, Creating Modern Rooms with a Traditional Twist*.

THE MODERN PENTHOUSE BY RITA KONIG



A light infused northeast corner exposure and a chic wraparound terrace are the defining elements of this one-of-a-kind penthouse residence envisioned by Rita Konig. The landscaped terrace and Manhattan skyline frame the dining and sitting rooms. Interior features include a formal entry gallery, a wood-burning fireplace, and a windowed kitchen.

"It's just all about sitting and chatting for me, a good room will always make you want to sit down and settle in. So the design comes from there, gentle lighting and a tranquil canvas on which to add the personality of the people living there."

Rita is an interior designer and contributing Living Editor at *Large* at the *Wall Street Journal*. Rita has written style columns for the *New York Times* online, *British Vogue*, *Harpers Bazaar*, *The London Telegraph* and *The London Times* and she has published two books, *Domestic Bliss* and *Rita's Culinary Trickery* published in both the UK and USA.

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MANHATTAN HOUSE
200 EAST 66TH STREET

PRESIDENT'S LETTER

Dear Residents,

It is my pleasure to continue to welcome our new residents to Manhattan House. After a wonderful summer, we are now looking forward to the busy fall season.

We are pleased to announce that in late June we closed the modification of the loan at Manhattan House with HSH Nordbank AG extending the loan maturity to December 2013. As the sponsor, this important loan modification provides us with ample flexibility and duration to successfully complete the renovation and sale of the remaining units at Manhattan House. We appreciate HSH Norbank's continued confidence in Manhattan House and in O'Connor.

The loan modification came at the heels of strong spring and early summer sales seasons with more than 30 new transactions since April. We have seen significant interest in family-sized residences and more than one-third of the apartments sold in the second quarter were three or more bedrooms. In response to this growing demand for larger units, we have introduced The Modern Collection, a portfolio of signature-designed, larger residences available for the first time at Manhattan House. Please be sure to join us on Tuesday, October 26th as we unveil models from this collection by celebrated designers, James Huniford, Celerie Kemble and Rita Konig. Invitations will be sent under separate cover.

We also have other exciting updates at the building. We have extended the free Core Fusion® classes at exhale® for Manhattan Club members through the end of the year. The reduced \$500 usage fee for private parties at the Manhattan Club has been extended through the end of the year as well. Please see Jill for more information regarding the fall class schedules and Manhattan Club reservations.

We have completed all the amenities and major infrastructure projects, construction is now focused on apartment renovations. We are pleased to announce that the hallway renovations, including new carpet and wallpaper, will be completed by the end of the year.

With the sale of B10-04, the Sales Office has been moved to B11-03. Designed by Marjorie Reed Gordon, the new office features mid-century pieces by Harvey Propper, Philip and Kelving Laverned and Knoll, to name a few. Please feel free to stop by or call for up-to-the-minute information about all of Manhattan House's services and amenities or to view one of the newly furnished model residences. Additionally, there are several more traditional models by award-winning designer Patrik Lonngren available for design inspiration.

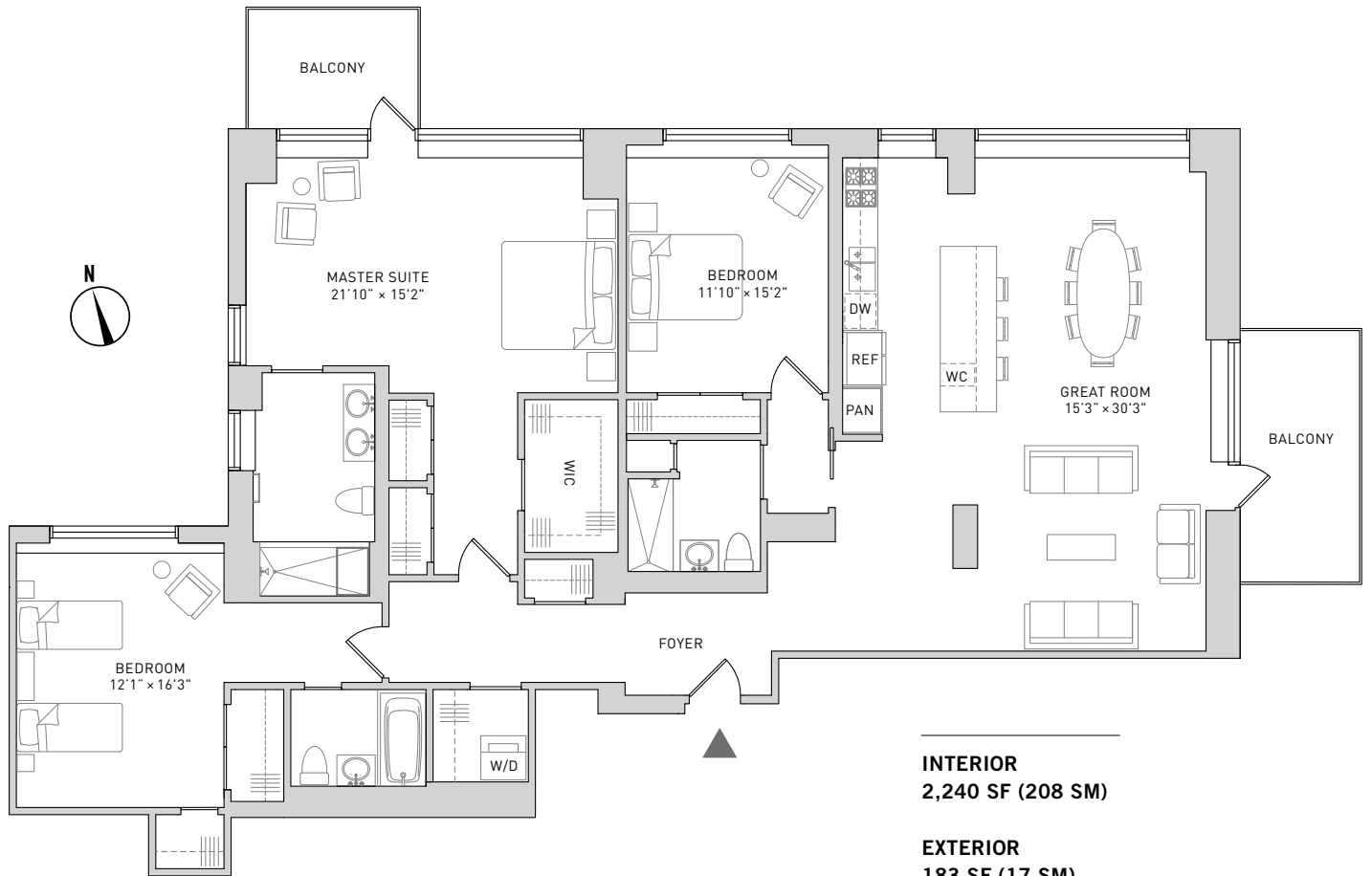
As always your Manhattan House Development team is available for any questions – please feel free to stop by or call. My best wishes for a very enjoyable fall season.



Brian Fallon
President, Manhattan House

MODERN LIVING AT MANHATTAN HOUSE

In response to the demand for larger residences, Manhattan House has unveiled the Modern Collection, a portfolio of signature-designed, larger residences. A featured residence in the Modern Collection is the Modern Living. An exceptional corner residence, Modern Living offers two balconies, extraordinary light, and a floor plan easily adaptable to accommodate formal entertainment.



MODERN LIVING FEATURES

- Built to pre-war standards with concrete demising walls for ultimate privacy
- Custom high-performance acoustic and energy efficient windows
- Generous light and windows with northern and eastern exposures
- Four-inch wide rift cut, quarter sawn solid oak plank flooring
- Custom plaster mouldings
- Solid doors
- Windowed kitchen featuring Viking Professional Series stainless steel appliances with wine cooler, Caesarstone countertops, Ann Sacks glass tile backsplash and custom wood cabinetry
- Four-fixture master bathroom with Sebastian Crème marble, oversized shower with seat, polished chrome fixtures and radiant floor heating
- Secondary bathrooms with Zocalo Crème marble floor, marble or ceramic wall tiles, and polished chrome fixtures
- Miele washer and dryer
- Verizon FiOS ready

To learn more about our new residences and our traditional homes, please contact the Manhattan House Sales Team at info@manhattanhouse.com or (877) 223-8058.

FALL 2010 EVENTS

Manhattan House Concierge, Jill Resalsingh, shares her best ideas for fall. Jill is always available to make personal recommendations and reservations for Manhattan House Residents. Jill can be reached at jill.resalsingh@ellimanpm.com and (212) 838 – 0103.

• SEASON OPENINGS:

The Metropolitan Opera's 2010/2011 season opens September 27 at the Metropolitan Opera House with *Das Rheingold*. Some highlights of the fall season will be: *La Boheme* (Puccini), *Carmen* (Bizet), *Rigoletto* (Verdi) and *Così fan Tutte* (Mozart). The season runs through May 2011.

The New York Philharmonic's 2010/2011 season opens September 22 with Alan Gilbert conducting the U.S. premiere of Wynton Marsalis' new piece for the Jazz at Lincoln Center Orchestra. The season runs through June 2011.

• This year's much-anticipated **Avenue Antique and Arts at the Armory** will feature over 50 dealers from around the world whose prized collections date from the 16th - 21st centuries. The show runs from September 30 - October 3, with a preview evening on September 29. Expect to find exquisite pieces of fine art, estate jewelry, rare books, decorative furniture, clocks, vintage posters and prints, and more. **Park Avenue Armory**, Park Avenue at 66th Street. 212-472-1180

• Fall Registration is underway at the **New York Kids Club**, one of the city's premier locales for toddler and children activities. Known for their fun, creative classes, the club is currently celebrating its 9th season. 219 East 67th Street, between 2nd & 3rd Avenues. 212-991-6700, www.nykidsclub.com

• One of the neighborhood's most loved restaurants, the casual sophisticated **Park Avenue Autumn**, debuted its new seasonal look on September 7th. Every season area residents eagerly anticipate seeing the restaurant after it unveils its new décor, well suited to the cooler temperatures, and its slight name change to Park Avenue Autumn. Additionally, there is a new seasonal dinner menu, reflective of fall, heralding in the new look. 100 East 63rd Street, between Park & Lexington Avenues. 212-644-1900

SPRING AND SUMMER FUN



G. William Haas, George Steel, George Moeschlin

NEW YORK CITY OPERA

In March, City Opera Patrons and Manhattan House residents, George Moeschlin and G. William Haas hosted a cocktail reception in honor of George Steel, General Manager and Artistic Director of the New York City Opera. Guests enjoyed cocktails and hors d'oeuvres in the rooftop Manhattan Club while learning of opportunities to get involved with the opera. We were pleased to share the rooftop with friends of our residents for this event.

SPA WEEK'S INTERNET WEEK RETREAT

Manhattan House and exhale® were pleased to host the kickoff of Spa Week's Internet Week Retreat in the rooftop exhale mind body spa and yoga studio and Manhattan Club. Founder Cheryl Reid started Spa Week in 2004 to educate exhausted New Yorkers about the benefits of the spa lifestyle while offering them an affordable way to experience it. In addition to the various spa stations, attendees were treated to healthy snacks and specialty cocktails, as well as the advice of inspirational speakers and yoga on the terrace. One of the takeaways was to remember to inhale, exhale, inhale, exhale. Learn more about Spa Week at www.spaweek.com



Brian Fallon, Nicole Miller, Kenny Scharf, Margaret Russell

ACRIA

Manhattan House was honored to host the 20th installment of the acclaimed Unframed art event, the annual fundraiser for ACRIA (AIDS Community Research Initiative of America). Unframed is widely considered one of the most exciting and unusual art events in New York City presenting an increasingly rare and exceptional opportunity to buy work from some of the world's leading artists. Co-hosted by Margaret Russell, Kenny Scharf and Nicole Miller, and presented by Elle Décor and B&B Italia in one of Manhattan House's penthouse residences, the event drew hundreds of art admirers who perused and purchased signed original pieces.