

Raising The Bar For Eco-Friendly Living The Edge



Buyers looking for incredible waterfront or Brooklyn views, eco-friendly design and finishes, and unparalleled amenities will be thrilled when they discover The Edge, located along the East River in Williamsburg, Brooklyn. As the borough's most ambitious mixed-use waterfront development currently under construction and the largest project to date striving for LEED certification from the U.S. Green Building Council, The Edge is providing more than luxury living; it's creating a smarter and healthier way of life.

"From advanced air filtration systems to no VOC-emitting interior finishes to a waterfront public park, The Edge is raising the standard for environmentally friendly living in Brooklyn," said Developer Jeffrey Levine, Chairman of Douglaston Development. "The Edge offers buyers the opportunity to purchase a home that will benefit them for years to come."

Located at Kent Avenue between North 5th and 7th Streets on a 7.5-acre waterfront site, phase one of The Edge will be anchored by two distinctive residential buildings housing 575 luxury con-

do- minimum residences. Once completed, the development will feature over 60,000 square feet of retail space, below-grade parking for 700 cars, and approximately 1.75 acres of open space, including a redeveloped waterfront featuring a promenade and piers with a water taxi landing.

Designed by The Stephen B. Jacobs Group with interiors by Andi Pepper, prospective buyers have the opportunity to purchase a home in The Edge's first two buildings, which are being readied for Fall 2009 occupancy. All of the residences, ranging from eco-friendly studios to three-bedrooms, will exceed the New York State energy conservation code by 15%. Besides spacious layouts and sumptuous finishes, all homes will incorporate energy-saving Miele and Bosch Energy Star appliances, filtered air, insulated walls and windows, no VOC-emitting interior finishes, individual lighting and temperature controls, occupancy sensors for lighting in common areas, and water-efficient fixtures.

In addition to its environmentally friendly interiors, The Edge's 40,000 square foot amenity space offers everything for your



mind, body, and soul—from working out to relaxing to entertaining. Managed by American Leisure Corporation, a fitness, spa management, and consulting organization, the space will feature an indoor pool with outdoor terrace overlooking Manhattan, two fully equipped fitness facilities, a yoga studio, and a multi-purpose recreation room. The Edge's onsite spa includes a whirlpool, co-ed sauna, Turkish steam bath, heat pit, and private treatment rooms.

For those interested in other recreational pursuits, the options will include two theater-screening rooms, a virtual reality game room featuring a golf simulator, residents' lounge areas with demonstration kitchens and billiards tables, private party room, and a children's playroom. For added convenience, hybrid Zipcars will also be located onsite in the underground valet parking garage, as well as refrigerated storage for FreshDirect deliveries.

"It's hard to believe that one development can offer so much," said Highlyann Krasnow, executive vice president of The Developers

Group, exclusive sales and marketing firm for The Edge. "Residents of The Edge are never going to want to leave, and they won't have to because everything is at their fingertips."

Edge residents will be able to spice up their life at the myriad of neighborhood restaurants, local bars, and trendy galleries. The buildings are located just three blocks from the subway and near a planned water taxi landing. ■

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