

Pre-War Condominiums,
Crafted for Modern Living



GREENWICH VILLAGE

26 West 9th Street
New York City



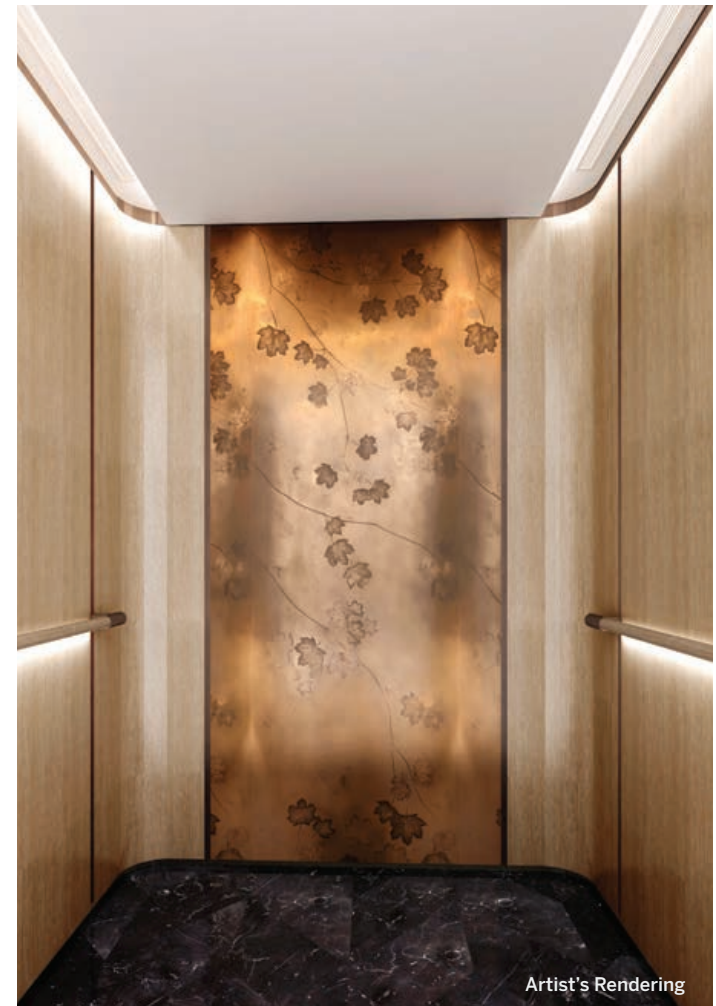
“To live in the Village is to live in a perpetual conversation with art, beauty, and the city’s soul.”

The New York Times

A Quiet Threshold Between City and Sanctuary

The newly designed lobby, corridors and elevator interiors offer a composed, tactile experience where softly textured walls, warm stone, and natural materials welcome residents home.

Every surface and proportion is thoughtfully considered to evoke a sense of calm, privacy, and refinement. With updated building systems and services integrated seamlessly behind the scenes, 26 West 9th Street offers a modern residential experience grounded in heritage and quiet elegance.





Where Heritage Meets Home

Rooted in pre-war character and reimagined for contemporary living, the residences offer a rare blend of timeless design and quiet sophistication. Gracious layouts, refined finishes, and a sense of calm throughout speak to those who value authenticity, comfort, and craft, right in the heart of Greenwich Village.

Designed For Living, Built For Gathering

Framed by clean lines and crafted with honed Bianco Carrara marble, the kitchens are as elegant as they are functional. Custom millwork, integrated appliances, and soft, natural finishes reflect a refined approach to daily living. Whether preparing a quiet breakfast or hosting a dinner party, the space is designed to elevate every moment.





Where Ritual Becomes Retreat

Wrapped in honed Bianco Carrara marble and grounded in timeless materials, the bathrooms offer a quiet retreat from the city beyond.

Thoughtful detailing, custom fixtures, and clean architectural lines create an environment that feels curated, calming, and deeply personal. It's a space designed not just to function, but to restore.

Artist's Rendering



At The Heart Of The Village

Greenwich Village invites a lifestyle defined by rhythm, refinement, and ritual. Mornings begin with walks through Washington Square Park, coffee in hand from Joe or a seat by the window at Café Cluny.

Afternoons drift toward the curated stacks of Three Lives & Company, a matinee at IFC Center, or a quiet table at Claudette or Via Carota.

The streets are lined with independent boutiques, galleries, and architectural landmarks that speak to the neighborhood's layered history. At 26 West 9th Street, these moments aren't a getaway, they're part of the everyday.



Fact Sheet

Lobby & Arrival

Landscaped entry featuring a prewar style canopy, antique brass lighting, and historic-style double entry doors

Terrazzo floors

Designer wall paneling including white brushed rift cut oak, fluted plaster, and antique mirrors

Custom patinated brass concierge desk featuring polished Sahara Noir marble

Curved interior walls with stoned arched openings

Curated decorative lighting throughout

Service & Amenities

24 Hour lobby concierge

Full time Resident Manager

Mail room and package room including cold storage

Residences

45 graciously proportioned residences ranging from one to two bedrooms and penthouses

Restored original patinated metal entry doors

Original beamed ceilings; approximately 9'4" in primary living areas and kitchens

Fumed European oak flooring in primary living areas and kitchens

Paneled interior doors with refined detailing, outfitted with polished nickel hardware

Original decorative fireplaces featuring custom mantels and soapstone hearths (select units)

Custom trim and millwork throughout, including door and window casings, window stools, and base and crown moldings.

Double hung, colonial gridded windows

State of the art VRF- HVAC Daiken systems providing individually controlled heating and cooling per unit.

Integrated Bosch washer and dryer in all units

Kitchens

Oversized kitchens feature windows in all units

Modern shaker style kitchen cabinets

Honed Bianco Carrara marble countertops and backsplash

Concealed under-counter lighting

Integrated Bosch refrigerator, freezer, and dishwasher, concealed with custom millwork panels

Bosch induction ranges and concealed hoods

Kohler undermounted stainless steel sinks

Polished nickel fixtures

Bathrooms

Honed Bianco Carrara wall and floor tiles

Modern shaker vanities with marble slab counters

Undermounted ceramic sinks

LED lighted medicine cabinets

Walk-in showers with handheld and overhead showerheads

Concealed linear drainage system (select units)

Polished nickel fixtures



Artist's Rendering

Team

Lionheart Capital

A Miami-based diversified investment firm focused on building shareholder value in high-growth companies, Lionheart Capital's principals have been involved in the successful acquisition, development, repositioning, and disposition of real estate and publicly traded assets for over 25 years. Lionheart Capital has successfully transacted in all major asset classes including office, industrial, retail, hospitality, and ultra-luxury residential condominiums. Lionheart collaborates with the best-in-class partners and has extensive banking relationships with community, national, and international banks.

Reuveni Development Marketing

Reuveni Development Marketing is a privately owned and operated brokerage company, founded by industry expert Shlomi Reuveni. The firm focuses on the sales and marketing of conversion and ground-up new development projects. With more than 35 years of real estate experience and an impeccable reputation, Reuveni has successfully collaborated with the esteemed New York City real estate brokerage community, developer clients, and industry professionals. Shlomi Reuveni is known industry-wide for his hands-on approach and has been the driving force behind the design, predevelopment planning, marketing, and sales process of over \$6.5 billion of conversion and new development projects.

Stonehill Taylor

Stonehill Taylor, founded in 1986, is a leader in hospitality design with a long list of both domestic and international hotel clients. Our projects include new buildings, adaptive reuse, historic preservation, and renovations at all scales.

Unique in the hospitality design industry, our firm combines architecture and interiors studios that each inform the other's design process and enjoy broad industry recognition for design excellence and technical sophistication. Our interiors group provides branded custom-designed environments and furnishings that support a narrative uniquely tailored to each project.

Wall Studio

The Wall Studio, headquartered in Miami, is an interior design studio that combines the warmth, integrity, and accessibility of a local atelier with the level of talent, artistry, and material resources available only through a full-service design firm.

Trained in the fine arts, company founder Blanca Wall left her native Sweden bound for Miami to pursue her ambitions in Interior Architecture. Her deep design roots in Miami and her Scandinavian heritage are the foundation of her design ethos. With over 20 years of experience, Blanca works with client's hand-in-hand, through every stage of project development.

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DEVELOPMENT MARKETING

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