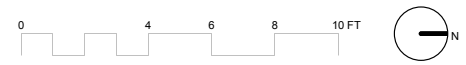
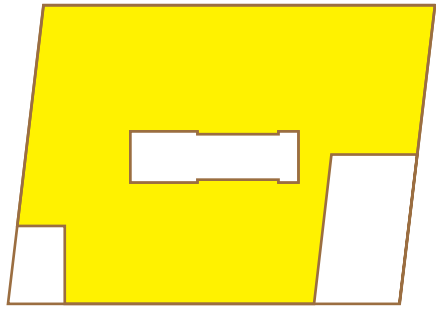




FLOOR: PENTHOUSE  
 INTERIOR: 2,777 sf  
 EXTERIOR: 1,124 sf

- 5 BEDROOMS
- 3 BATHROOMS
- 1 TERRACE



All dimensions are approximate and subject to normal construction variances and tolerances. Sponsor reserves the right to make changes in accordance with the terms of the offering plan. The Complete Offering Terms are in an Offering Plan available from Sponsor. File No. CD.14.0185. Property address: 210 Pacific Street, New York, NY 11201. Sponsor Name: 210 PAC LLC. Sponsor Address: 31 Union Square West, Suite 2D, New York, NY 10003. Equal Housing Opportunity.



# The future of the city of Brooklyn begins here. 35 years ahead of schedule.

Nestled in the charming and sophisticated neighborhood of Boerum Hill, Brooklyn, this collection of handsome, well-appointed and environmentally intelligent residences delivers a quality of living of the highest order.

Designed, developed and built by NAVA, 210 Pacific is comprised of 8 uniquely detailed and constructed three and four bedroom residences located in one of Brooklyn's most desirable neighborhoods.

## RESIDENCE FEATURES & SPECIFICATIONS

### Exterior

- Custom designed facade made of brass tiles
- Windows fabricated in Germany with triple glazing for sound insulation and energy efficiency
- Custom window shadow boxes at all windows
- Passive House technology employed throughout the building for superior energy efficiency

### Lobby

- Stiehl Intercom with IDor mobile remote monitoring and access control
- Custom fabricated glazed tile panel walls
- Custom Flavor Paper wallpaper

### Building Amenities

- Parking garage with deeded spaces at ground floor
- Private storage rooms located in cellar
- Residents fitness room in cellar
- Residents lounge at ground floor
- Direct elevator access into all apartments
- Common roof terrace with views of Manhattan, NY Harbor and Brownstone Brooklyn
- Bicycle storage
- Solar hot water system with electrical backup

### Residence Amenities

- 6" wide turned rift white oak plank floors and border
- Triple-glazed, German fabricated high performance windows with tilt and turn operation
- Oversized lift and slide German fabricated high performance doors in select residences
- Concealed and integrated window shade pockets pre-wired for electric shades
- Custom solid core doors with stainless steel hardware
- Central heating and air conditioning system with multiple zones
- Always-on Fresh air ventilation employing high efficiency energy recovery system
- Private roof top cabins for 3<sup>rd</sup> and 4<sup>th</sup> floor apartments
- Private terraces for 2<sup>nd</sup>, 5<sup>th</sup>, 6<sup>th</sup> and 7<sup>th</sup> floor apartments
- Rift-sawn white oak custom cabinetry in select residences

### Kitchens

- Custom fabricated kitchens with rift white oak and Corian cabinets
- Honed statuary marble slab countertops and backsplashes
- Undercounter LED lighting
- In-Sinkerator garbage disposals
- Blanco stainless steel sinks and faucets
- Kitchen appliance packages include:
  - Sub Zero integrated refrigerators and freezers
  - Miele fully integrated dishwashers
  - Miele slide out vent hoods
  - Miele frameless induction cooktops
  - Miele stainless steel wall ovens
  - Miele microwave/speed ovens

### Master Bathrooms

- Statuary marble slab countertops, backsplash and walls
- Custom back painted glass walls
- Round glass penny floor tile by Ann Sacks
- Glass enclosed shower rooms featuring statuary marble slabs
- Custom statuary marble vanity tops with integrated custom sinks
- Rift-sawn white oak vanities
- Free-standing Victoria + Albert tubs in select master baths
- Duravit Starck one piece toilet
- Zucchetti plumbing fixtures
- NuHeat in-floor heating with independent thermostat

### Secondary Bathrooms

- 4" x 48" porcelain tiled walls and floors from Stone Source
- Custom colored back painted glass walls
- Custom corian vanities
- Opaque white glass countertops and backsplashes
- Duravit undermount sinks
- Duravit Starck one piece toilets
- Duravit bathtubs
- LaCava plumbing fixtures

### Powder Rooms

- Blue de Saviole marble slab floors and walls
- Blue de Saviole custom carved sinks
- Custom colored back painted glass walls
- Heath ceramics feature wall
- Duravit Starck one piece toilets
- Zucchetti plumbing fixtures

The Smarter Home  
**210**  
PACIFIC

RESIDENCE  
**PHH**