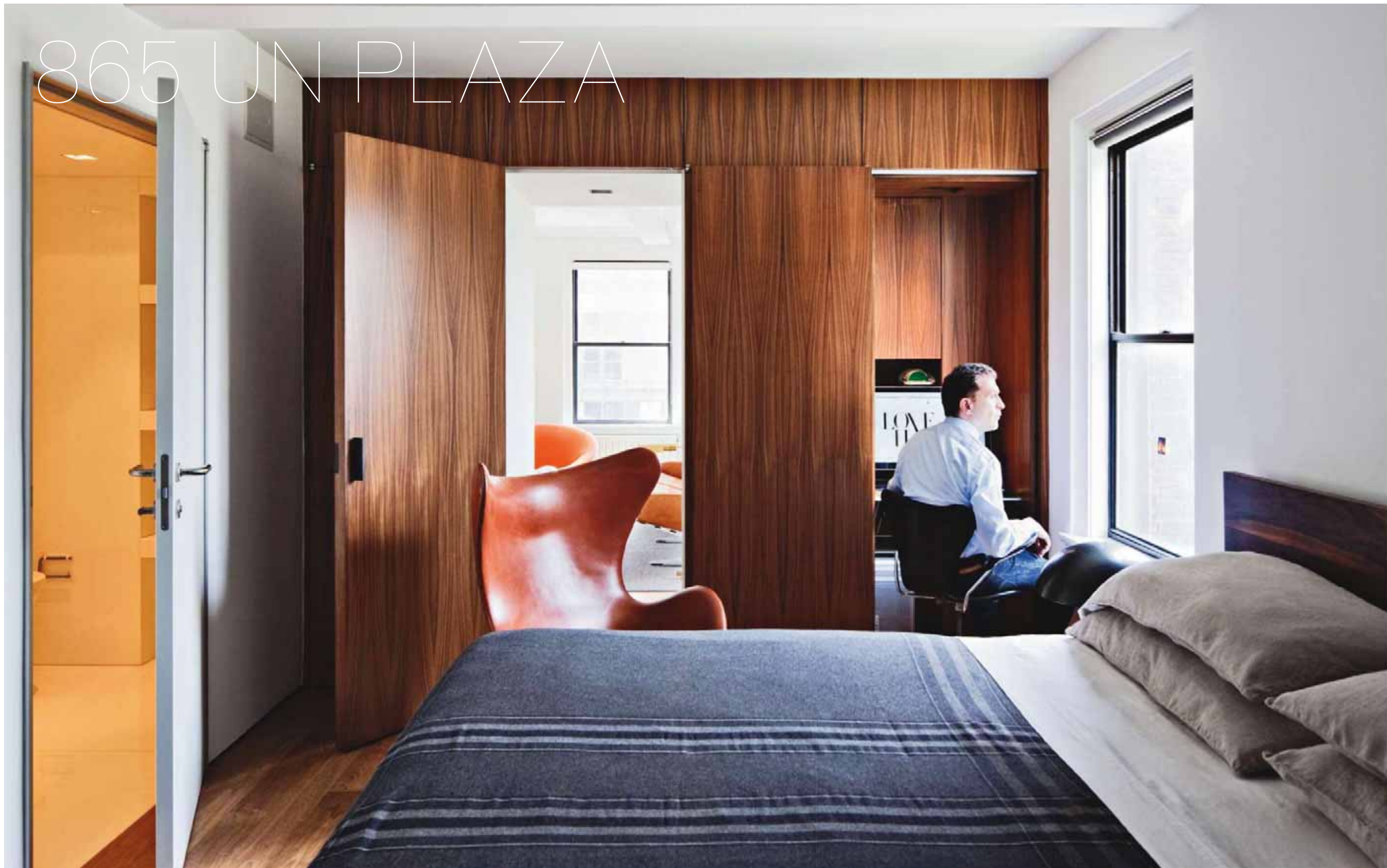


# 865 UN PLAZA



## 865 FIRST AVENUE

Located next to the United Nations on the East River, this private residence liberates the traditional prewar apartment into a continuous sequence of rooms.

A magazine design director required an apartment that could easily accommodate daily living, entertaining, and a small work space. The existing prewar one bedroom apartment commands tremendous views of the United Nations, the East River, and the Chrysler Building, but had limited social flexibility due to a small and difficult to access bathroom. The solution is conceived by reorganizing the apartment layout from a room-and-corridor plan to a room-to-room plan. By inserting a new master bathroom and separate powder room, each room is allowed multiple paths of connection and circulation. The creation of this perimeter circulation enhances the natural cooling from the apartment's three exterior exposures.

## 865第一大道

這座私人住宅位於東河畔的聯合國旁邊，將傳統的戰前公寓解放為連通的一系列房間。

一位雜誌設計總監需要一個公寓，可以很容易地變化以適應日常生活，包括娛樂和一個小的工作空間。現有的戰前單臥室公寓可以欣賞到聯合國大樓、東江和克萊斯勒大廈的壯麗景色，但由於小而難以進入的浴室，社會靈活性有限。解決方案是通過將公寓佈局從房間和走廊計劃重新組織到房間到房間計劃。通過插入一個新的主浴室和獨立的衛生間，每個房間都允許多種路徑。同時由於創建這個循環增強了公寓的對外的面積從而同時加強了通風和自然降溫。

## PROJECT

Private Residence

## SIZE

100 m<sup>2</sup> (1,076 ft<sup>2</sup>)

## CLIENT

Edward Leida

## LOCATION

New York, NY

## COLLABORATION

Michael Zenreich Architects (Architect of Record), 8x8 Construction, and Rubiano Associates.

## STATUS

Completed

## VALUE

\$ 300,000

## KEY PERSON

Andrew Heid

## 項目

私人住宅

## 規模

100m<sup>2</sup> (1,076平方英尺)

## 客戶

愛德華 蕾達

## 位置

紐約·NY

## 合作

Michael Zenreich建築師(記錄建築師)·8x8建築公司和Rubiano Associates公司。

## 狀態

已完成

## 造價

\$ 300,000

## 關鍵人物

安德魯·海德



1. Living room view. 2. View towards kitchen. 1. 客廳視圖。 2. 朝向廚房的視圖。