

Robb Report

# LUXURY PROPERTY GUIDE



BRINGING THE  
INDOORS OUTSIDE

THE WORLD'S MOST  
EXPENSIVE CITY

INSIDER ADVICE ON  
WHERE TO INVEST NOW

# NEWS



FROM TOP: Art meets real estate in a trio of recent projects, including a bedroom inside 181 Fremont in San Francisco, Tampa's Asher Residences and the lobby of 180 East 88th St. in Manhattan.

## THE ART OF LIVING

Pairing art and real estate is nothing new, but developers are doubling down on immersive programming through in-house galleries, partnerships, in-home displays and artists-in-residence programs. And there are some seriously eye-popping examples nationwide.

For residents of 180 East 88th St. on Manhattan's Upper East Side, the art immersion begins when you step foot into its sculptural, all-white vaulted lobby. Here, there's a one-of-a-kind custom stucco art installation from renowned German plaster artist Jan Hooss, an homage to the area's 20th-century architectural history. Art features trickle into each residence, too, with a classic picture-rail system for key installation, similar to what the Metropolitan Museum of Art uses, as well as nine-foot tilt-turn windows spaced far enough apart to hang the most precious works.

In San Francisco, buildings like 181 Fremont bring the art to you. It has 200 pieces and hosts the highest gallery in the world, Gallery 181, which is set 700 feet above the city. Arranged by 181 Fremont's art adviser, Holly Baxter, the program



has rotating exhibitions and pop-up events from a roster of interesting artists. The Grand Penthouse, priced at \$46 million, even features \$7 million worth of art that can be purchased separately.

For collectors and hands-on art lovers, One United Nations Park's smart home Crestron system helps protect art through regulated temperature and lighting controls and motorized window shades. Though it's an all-glass structure, the developers made sure there is ample wall space dedicated for hanging beloved works. The property also regularly hosts artist exhibitions and private live-painting events for residents. Recently, the building welcomed artist Rob Prior in partnership with the Artery to live-paint a portrait dedicated to Marilyn Monroe.

Outside New York City, Asher Residences in Tampa, Fla., is home to a vibrant, 40-piece custom art collection from architect Morris Adjmi's team, proving that you don't need to leave your residence for a dose of art and culture. Here you'll find works from Duke Riley, William LaChance, Windy Chien and Andrew Zimmerman. —E.R.

181 FREMONT: MATTHEW MILLMAN; ASHER RESIDENCES: STRATEGIC PARTNER PROPERTIES; 180 EAST 80TH ST.: SEAN HEMMERLE