

TRIBECA BEN SHAOUL

# Inside Ralph Walker's Famed Tribeca Tower, Reborn as Luxury Condos

BY AMY PLITT | @PLITTER | NOV 11, 2015, 3:45PM EST



All photos by Max Touhey for Curbed

New York City is teeming with buildings designed by architect **Ralph Walker**—and, coincidentally, many of those have been converted into luxury residential buildings, including the **Walker Tower** at [212 West 18th Street](#), and **Stella Tower** on [West 50th Street](#). But the transformation of Walker's Art Deco gem at 100 Barclay Street (formerly 140 West Street) in the Financial District may be the most hotly anticipated: The building, which came out of the September 11 attacks intact (if needing extensive repairs), is known for its gorgeous **lobby**, covered in luxe materials like travertine and black marble. It was purchased by **Ben Shaoul's** Magnum Real Estate Group in 2013, with the intention of converting the 1920s structure into luxury condominiums. And despite the firm's (well, really, Shaoul's) controversial reputation, a recent tour showed that the interior revamp—being undertaken by **Champalimaud Designs** and **GRADE**—has preserved the building's character while giving it a modern update.

While there's not quite a traditional sales office within the building (sales are being handled by **Raphael de Niro** of Douglas Elliman), potential buyers are escorted through several different parts of the conversion, including a brand-new **residents' lobby**, which is accessible via Barclay Street, and a model unit on the 19th floor. The faux-apartment is quite **grand**, and shows off some of the units' more luxurious touches: high ceilings and oversized windows (which, in some cases, afford views *into* One World Trade Center); marble *everywhere*; high-end appliances; you know the drill. (The building's over-the-top amenities, including an **82-foot-long lap pool** based on Walker's original design, are not yet open for previews. Bummer.)



1 OF 13



And of course, there's the building's original **Art Deco lobby**, which currently serves as something of a waiting area for potential buyers. (It's been halved—the other portion is still in use by Verizon, which maintains offices in the building.) Many of its most distinctive features—including huge, hand-painted **ceiling murals**, which track the history of communication, and enormous gilded chandeliers—remain intact. The lobby is a New York City landmark, so it's no surprise that little has changed; but as with Walker's Chelsea and Hell's Kitchen buildings, that history is also a selling point. And it's one that has worked well: While no official sales numbers have been released, De Niro confirmed that they're moving along as well as—or even better—than anticipated.

GRID VIEW



1 OF 14

