

PENTHOUSE

FLOOR 10
Alternative Plan

Five Bedrooms • Five Bathrooms • Two Powder Rooms

Interior 4,179 Sq. Ft. / 388.2 Sq. M.
Exterior 3,114 Sq. Ft. / 289.3 Sq. M.

North, South, East & West Exposures

Full-floor Residence

Wraparound Terrace on Main Level

Private Roof Terrace with Butler's Pantry, Outdoor Fireplace, Outdoor Kitchen, and Wet Bar

Dramatic Entry Gallery with Elegant Architectural Stair to Roof Terrace

Private Elevator from Main Level to Roof Terrace

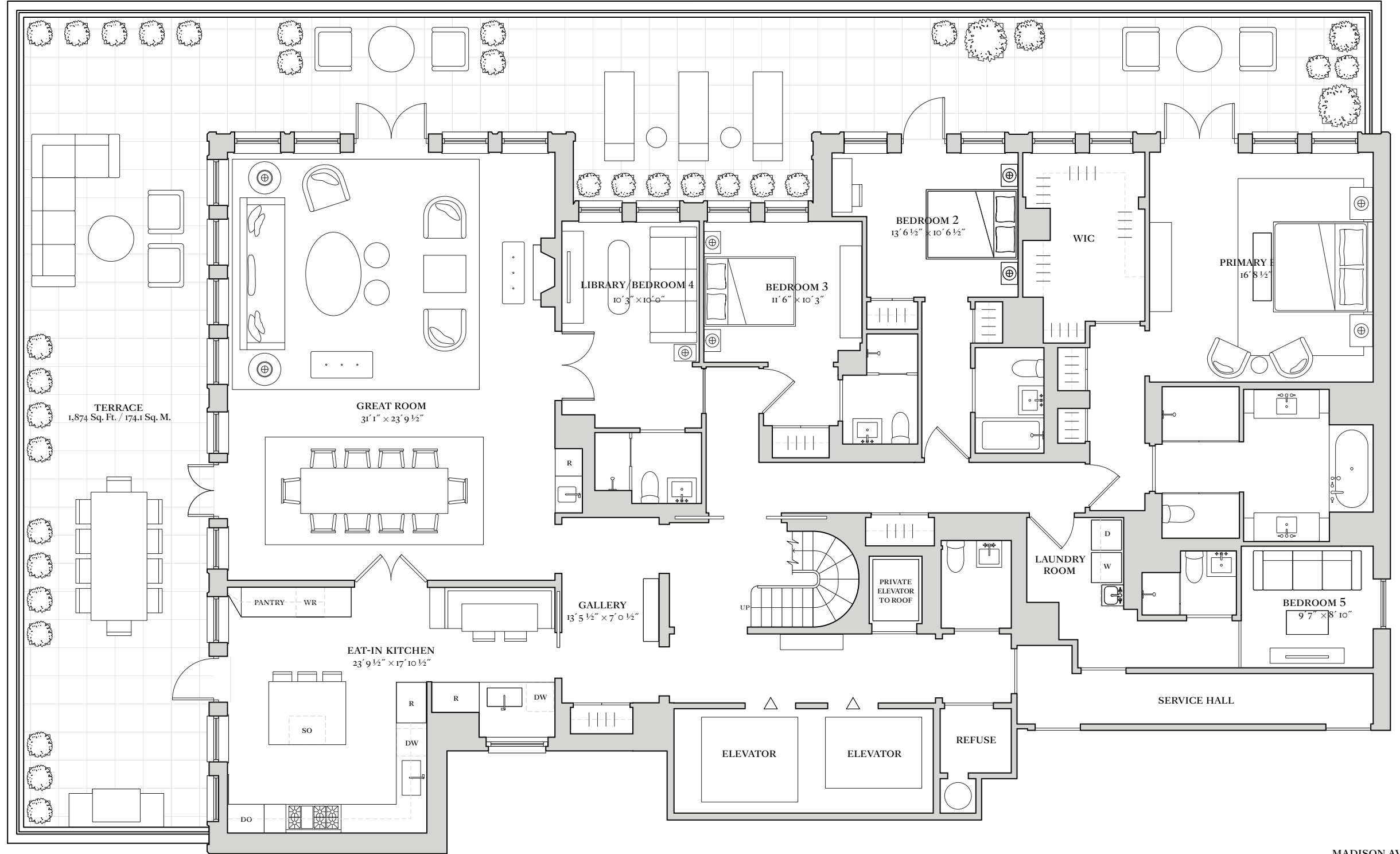
Gracious Corner Great Room with Terrace Access

Custom-designed Windowed Eat-in Kitchen by Cabinet Alberto Pinto with Terrace Access and Outdoor Grill

Primary Bedroom Suite with Five-fixture Bathroom, Windowed Walk-in Closet, and Terrace Access

Secondary Bedrooms with Ensuite Bathrooms

Laundry Room with Sink



1295 Madison Avenue • New York, NY 10128
212 • 842 • 1855 sales@walesny.com



THE WALES

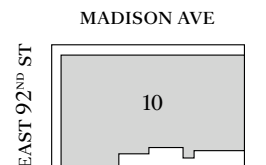
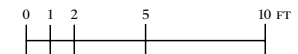
CONDOMINIUM RESIDENCES

Exclusive Marketing and Sales Agent
Corcoran Sunshine Marketing Group

Adello
Developer



Sponsor makes no representation or warranties except as may be set forth in the Offering Plan. Sponsor makes no representation that future construction in the neighborhood surrounding the Condominium will not result in the obstruction of the views from any windows and/or Terraces. Sponsor reserves the right to make substitutions of material, equipment, fixtures, finishes and appliances in accordance with the terms of the Offering Plan. The complete offering terms are in an offering plan available from the Sponsor. File# CD200207. Sponsor Name: 1295 Property LLC, 1636 A Third Avenue, New York, NY 10128.



PENTHOUSE

FLOOR 11

Five Bedrooms • Five Bathrooms • Two Powder Rooms

Interior 4,179 Sq. Ft. / 388.2 Sq. M.

Exterior 3,114 Sq. Ft. / 289.3 Sq. M.

North, South, East & West Exposures

Full-floor Residence

Wraparound Terrace on Main Level

Private Roof Terrace with
Butler's Pantry, Outdoor Fireplace,
Outdoor Kitchen, and Wet Bar

Dramatic Entry Gallery with Elegant
Architectural Stair to Roof Terrace

Private Elevator from Main Level
to Roof Terrace

Gracious Corner Great Room
with Terrace Access

Custom-designed Windowed Eat-in
Kitchen by Cabinet Alberto Pinto with
Terrace Access and Outdoor Grill

Primary Bedroom Suite with
Five-fixture Bathroom, Windowed
Walk-in Closet, and Terrace Access

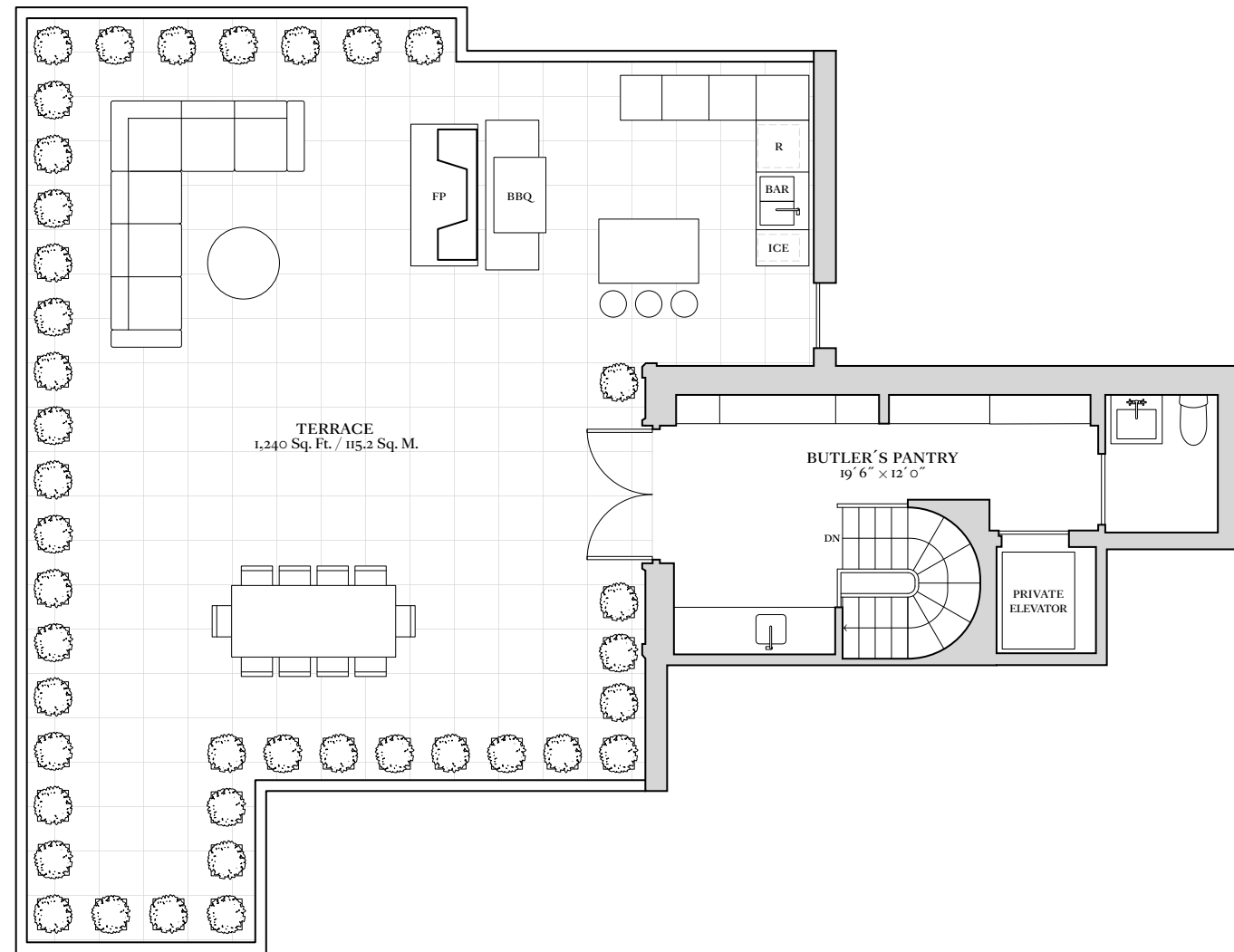
Secondary Bedrooms with
Ensuite Bathrooms

Laundry Room with Sink



THE WALES

CONDOMINIUM RESIDENCES



1295 Madison Avenue • New York, NY 10128

212 • 842 • 1855 sales@walesny.com

Exclusive Marketing and Sales Agent
Corcoran Sunshine Marketing Group

Adello
Developer



Sponsor makes no representation or warranties except as may be set forth in the Offering Plan. Sponsor makes no representation that future construction in the neighborhood surrounding the Condominium will not result in the obstruction of the views from any windows and/or Terraces. Sponsor reserves the right to make substitutions of material, equipment, fixtures, finishes and appliances in accordance with the terms of the Offering Plan. The complete offering terms are in an offering plan available from the Sponsor. File# CD200207. Sponsor Name: 1295 Property LLC, 1636 A Third Avenue, New York, NY 10128.

