



Brookfield Properties and Park Tower Group complete 745-unit Eagle + West complex

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Brooklyn, NY Brookfield Properties, in partnership with Park Tower Group, has completed its 745-unit luxury residential complex, Eagle + West. Designed by architecture firm OMA, the pair of towers and low-rise building feature a 42,000 s/f amenities package and contribute over 30,000 s/f of new public space to the city. Eagle + West is the latest set of buildings to open within the 22-acre, Greenpoint Landing master-planned development.

The extension of Eagle St. and Dupont St. through the site to the East River, now open to the public, provides access to a new pedestrian plaza and waterfront esplanade that create an open, accessible, and continuous waterfront neighborhood. Eagle + West and its new public spaces offer panoramic views of the Manhattan skyline.

Defined by the space between them, the two cantilevered towers were carefully crafted by OMA partner Jason Long to maximize views toward Manhattan and create a sense of residential privacy. The north tower retreats from its base, creating space for sweeping outdoor terraces, while the south tower expands out, capturing 360-degree views. Resembling the shingled fronts of Greenpoint's townhouses, the building's facades are carved by a series of angled planes that alternate in orientation, and contain gridded concrete panels inset with square, 8x8 ft. windows, granting each unit an abundance of natural light. Beyer Blinder Belle served as Eagle + West's executive architect and unit interior designer.

As the interior and landscape architect, Marmol Radziner's goal for the design of the Eagle + West project was to complement the exterior architecture and its surroundings with considered spaces for its residents. The design reflects the architecture as well as the natural surroundings, tying in with the angles of the building and the views over the East River to Manhattan. The interior and exterior finishes have a strong focus on tactile movement, with a color palette reminiscent of the waterfront. Minimalist interior spaces have muted tones and textured materials.

Eagle + West offers residents amenity spaces. The program includes a fitness center, cycling studio and yoga room; an expansive central terrace with waterfront views featuring reservable grills and a bocce court flanked by lounge areas; an indoor lap pool; an outdoor resort-style pool; a coworking center with conference rooms; a crash pad space with big screen TV, sound system and projector; a workshop for creative hobbies; game room; children's room; and a test kitchen. Residents have immediate access to the Greenpoint Landing riverside park designed by James Corner Field Operations and are steps away from the G subway train and Greenpoint ferry stop.

Park Tower Group is developing the master plan for Greenpoint Landing which, when complete, will include 5,500 apartments (both market rate and permanently affordable units), a waterfront park designed by James Corner Field Operations and numerous local retail opportunities.

Eagle + West is the fourth and final residential project Brookfield Properties and Park Tower Group have developed together within the larger 22-acre Greenpoint Landing master planned development. The firms opened One Blue Slip site in 2018, Two Blue Slip in 2020 and The Bellslip in May 2022.

"The transformation of Greenpoint Landing has been truly remarkable, and we're excited to complete and unveil Eagle + West alongside our incredible design and development partners," said Maria Masi, senior VP, Brookfield Properties Development. "The amenities bring to life sweeping views of the Manhattan skyline and the indoor-outdoor connection many of today's residents look for. We're proud to offer a dynamic, unparalleled living experience at Eagle + West and to continue to contribute to the energy and vibrancy of the Greenpoint community."

"Greenpoint Landing has evolved into a desirable destination for residents seeking access to sprawling outdoor areas, local restaurants and shops and state-of-the-art interior and exterior spaces," said Marian Klein, president, Park Tower Group. "We're excited to continue welcoming new residents to the area and further its positive growth." "The transformation of Greenpoint Landing has

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"Eagle + West reflects the collective ambition—with Brookfield Properties, Park Tower Group, and the design and construction teams--to create a platform for living connecting past and future, indoor and outdoor, urban street life and waterfront. The two towers – complementary siblings – create an ever-shifting presence that engages both the neighborhood and the waterfront. It will be exciting to see how the project grows as people begin to make it their home," said Jason Long, OMA partner.

"The residential units were designed to maximize the stunning views, utilizing materials that evoke warmth and elegance, while providing a relaxing environment to come home to. Every detail was carefully crafted to heighten the senses to another level of beauty," said Carlos Cardoso, AIA, partner, Beyer Blinder Belle.

"We are excited to be collaborating on this wonderful project and bringing our vision to fruition in each amenity that Eagle + West has to offer. We have designed spaces that are warm and inviting, with a focus on the residents and their needs. Large, open lobbies and amenity areas create visual connections from the interior to the exterior and the Greenpoint Landing waterfront. The furnishings are simple and refined, punctuated by boundary-pushing pieces, resulting in exciting and dynamic spaces that reinforce the architecture of the buildings. We look forward to seeing this community grow and thrive," said Ron Radziner, FAIA, Design Partner, Marmol Radziner.