

Introducing the City's newest Passive House condominium. VITA is transformative by nature, an exceptional collection of 121 one-, two-, and three-bedroom condominium residences designed to help you live better, and feel better.



Developer: ZD Jasper

Architect: Archimaera

Interior Design: INC Architecture and Design

Architecture: Better by Design

- Two distinct buildings North & South, with a passageway for connected amenities
- Sensorial curved façade with fluted textural treatments
- Private corner balconies and terraces*
- Curved corner window walls*

Passive House: Wellness as a Way of Life

- New York's largest Passive House condominium, certified by the Passive House Institute
- Superior design criteria that generates up to 90% reduction in energy consumption while maintaining resident comfort
- Air-tight building envelope with triple-glazed windows and high-performance thermal barriers
- Thick, overlapping, and continuous insulation blocks sound and pollutants
- Recipient of NYSERDA Building of Excellence Award

Residences: Smarter Living

- Intelligent home features include LATCH keyless entry system and Brilliant Smart Home Control
- Central heating and cooling with VRF heat recovery high efficiency heat pump
- Mitsubishi QAHV Air Source Heat Pump (ASHP) hot water
- Advanced energy recovery ventilators provide filtered fresh air intake
- Oversized, triple-glazed windows
- 5" European Oak wood flooring
- Washer and dryer in all residences
- Hunter Douglas PowerView automatic shades

ORGANIC LIVING
IN THE HEART OF
MANHATTAN



Kitchens: High Performance

- Custom INC-designed kitchen with milk oak Shinnoki soft close cabinetry
- Best-in-class Gaggenau integrated appliance suite
- Honed Fusion Blue Quartzite natural stone countertops
- Dual Zone wine cooler*

Baths: Sanctuary in the City

- Primary baths feature a thermostatic memory shower clad in honed Grigio Trambiserra marble walls and dual-tone Bardiglio Versilia mosaic floors
- Nuheat Radiant heated flooring
- Oak tambor vanity with honed Bardiglio Trambisera marble countertop
- TOTO Neorest toilet

Amenities & Services: Wellness Meets Wonder

- Double-height Lobbies with 24/7 attended reception and Amazon Hub parcel lockers
- VITA Lounge – Residents' Lounge with entertaining kitchen
- The Wellness Collection –The Skylight Studio and The Performance Lounge, both outfitted with Technogym strength and cardio equipment
- Sanctuary Suite – steam, sauna, shower, and treatment room
- Virtual Lounge – with golf simulator
- VITA Sky Parks – River Park and Skyline Park rooftop terraces with BBQ grills and dining lounge seating

* In select residences

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The complete offering terms are in an offering plan available from sponsor. File no. CD23-0321. Sponsor: ZDJ HUDSON YARDS LLC, 60 Cutter Mill Road, Suite 405, Great Neck, NY 11021. Property: 489 & 501 9th Avenue Condominium 489 9th Avenue & 501 9th Avenue, New York, New York 10018. Units will not be offered furnished. Prospective purchasers are advised to review the complete terms of the offering plan for further detail as to the type, quality, and quantity of materials, appliances, equipment, and fixtures to be included in the units, amenity areas and common areas of the condominium. All dimensions and square footages are approximate, may exceed usable floor area, and are subject to construction variances and reasonable tolerances. Plans and dimensions may also contain minor variations. All depictions of personal or condominium property (including without limitation equipment, furniture, fixtures, furnishings, planters, appliances, and accessories) and landscaping are for illustrative purposes only and not included in the sale. Certain finishes, fixtures, or other design details depicted or described herein may not be applicable to or available for all units. Sponsor reserves the right to make changes in accordance with the Offering Plan (including without limitation to make substitutions for equal or better quality) and makes no representations except as may be set forth in the Offering Plan. Equal Housing Opportunity. Creative by Williams New York.