

THE WALL STREET JOURNAL.

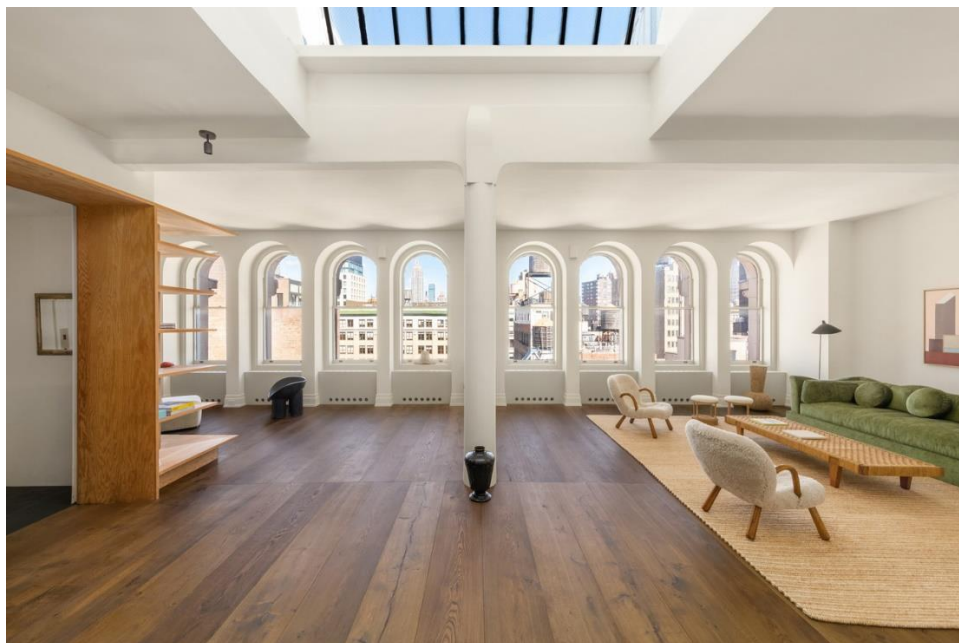
May 5, 2020

A 'Dazzling' Greenwich Village Penthouse

Location: New York City, NY

Price: \$10,250,000

Renovated by designer Giancarlo Valle, this light-filled loft features wraparound views, a private elevator entrance and custom built-ins. It is on the market for \$10.25 million. —Jessica Dailey



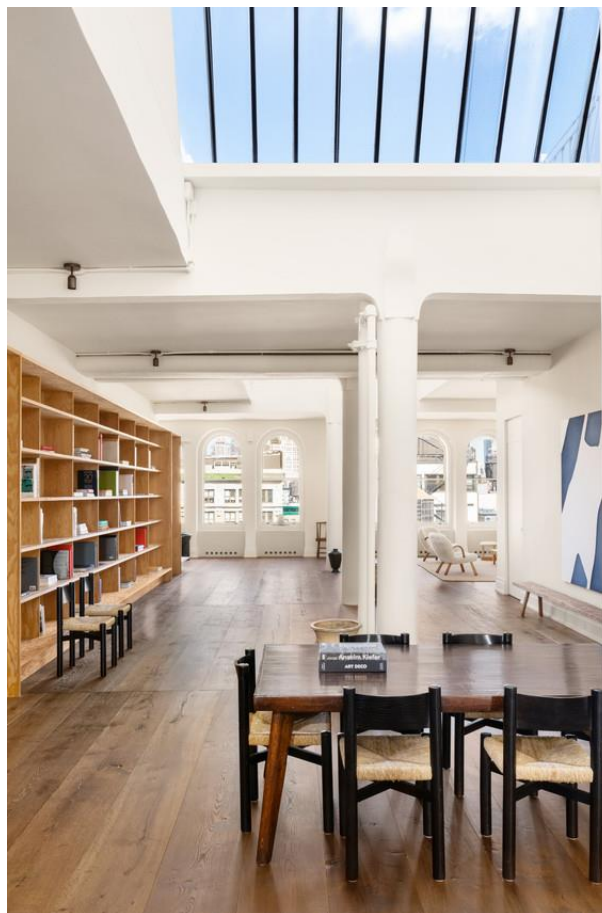
Kevin Wendle hadn't lived in New York for 30 years and was looking for 'a spectacular' property to bring him back to the city. He found it in this penthouse loft on East 10th Street. 'It was dazzling. This is my dream apartment of all time,' says Mr. Wendle. 'It's a real authentic jewel.' TIM WALTMAN/EVAN JOSEPH IMAGES



Mr. Wendle viewed the home four days after it listed, and it already had six offers. 'I made an offer over asking, and I won the bidding process,' he says. He bought it for \$8.025 million in 2018. TIM WALTMAN/EVAN JOSEPH IMAGES



He hired architectural and interior designer Giancarlo Valle to renovate the home, spending \$1.2 million. The kitchen, which had been upgraded by a previous owner, saw modest changes, including new shelving and custom lighting. TIM WALTMAN/EVAN JOSEPH IMAGES



The renovation replaced the floors with 14-inch French oak boards and restored the arched windows. Mr. Valle designed a custom built-in bookshelf for the living room. TIM WALTMAN/EVAN JOSEPH IMAGES



'The idea was to work with what was here because the apartment had been renovated 10 years ago,' says Mr. Wendle, the owner of Hotel Esencia on the Mexican Riviera Maya. The 'handsome' master bathroom, with imported travertine and a window over the vanity, was untouched by Mr. Valle. TIM WALTMAN/EVAN JOSEPH IMAGES



'When you walk in, it's just majestic,' says Mr. Wendle, 61. 'You can see the Empire State Building on one side, and the Freedom Tower on the other.' A small office cove off the living room holds a Roly Poly chair by Oliver Gustav and a custom chair and ottoman by Mr. Valle. TIM WALTMAN/EVAN JOSEPH IMAGES



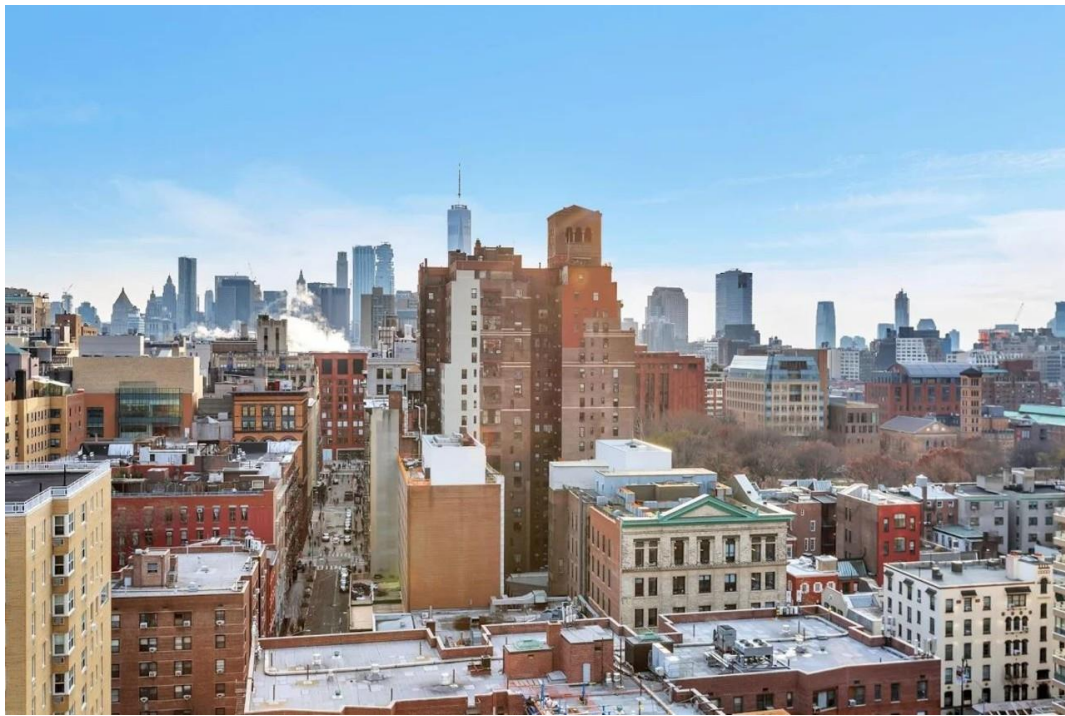
The renovation added a second bedroom and bathroom for Mr. Wendle's sons. The new bathroom features rustic stone flooring and hand-scraped oak wood panels for warmth. TIM WALTMAN/EVAN JOSEPH IMAGES



The 22-unit building has a shared rooftop deck. Since Mr. Wendle's condo is on the top floor, he says 'it feels like a duplex,' adding that he and his sons spent a lot of time on the roof while the apartment was being renovated. TIM WALTMAN/EVAN JOSEPH IMAGES



The 3,700-square-foot two-bedroom, two-bathroom home is listed with Emily Beare of Core for \$10.25 million. TIM WALTMAN/EVAN JOSEPH IMAGES



Mr. Wendle is selling because his family needs to be living primarily in Mexico. 'A lot of things happen in your life in two years,' he says. 'We have no need to be in New York other than visiting.' TIM WALTMAN/EVAN JOSEPH IMAGES