

# AMERICAN DEVELOPMENT GROUP LLC

An eye for interior details  
in premier New York City  
properties

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**I**N ONE OF THE MOST dynamic real estate markets in the country, American Development Group LLC (ADG) has garnered a reputation for expertly executed full-service real estate development. Based in West Hempstead, New York, ADG has leveraged a strong array of in-house talent, capabilities and resources to succeed in everything from high-end and luxury residential to affordable housing and rehab projects.

The firm was founded in 2003 by Perry M. Finkelman, CPM, RAM, and now managing director and CEO of ADG. With wide-ranging experience in real estate management, marketing, finance, investment and development, Finkelman has been developing projects for more than 30 years. Over this period he has helped build and renovate 175 buildings, including more than 6,000 residential units in both the luxury and affordable arena, along with office, industrial and retail projects throughout the New York metropolitan region.



## THE ONE-STOP SHOP

ADG deploys a 25-person team, including architects, engineers, designers, construction managers, financial consultants and marketing personnel to carry out every stage of the development process from concept to completion and ongoing management. The ADG advantage exists in the firm's ability to plan, build, market, finance and manage some of New York's most exclusive properties.

From the planning stages, ADG offers comprehensive real estate development planning, project management, design concepts, occupancy services and more. The company's team oversees every project from infancy, ensuring that timelines, quality control and budgets are met. "We tend to focus on the midsize housing market – anything from 25 to 75 units – mainly mid- to high-end projects," says Marc Engel, director of sales and marketing for ADG.

But ADG's scope isn't limited to this market – the company also tackles adaptive reuse projects, environmentally sensitive remediation, affordable housing, middle-market housing and one- to two-family home building and renovations.

## FORM AND FUNCTION IN FIXTURES AND FINISHES

In the design and construction phase, ADG can assume the role of general contractor for in-house projects with an expert design team to craft custom finishes, making every development one-of-a-kind. The exceptional quality of ADG's units is defined by the workmanship and materials that go into every aspect including windows and doors to surfaces and fixtures, customized wood products and more.

As building trends evolve, ADG's design team adjusts appropriately, ensuring that the finishes and styles of each unit exhibit a new twist on urban finish design and fashion. This includes every room of the house – the kitchen, bathrooms, bedrooms and common areas. Interior finish design has become a hallmark of ADG, led by Penelope Kim nit Lin, the firm's lead designer.

ADG also works with exclusive, world-leading manufacturers to source the best hardware and finish products on the market. Vasser is ADG's main plumbing fixture manufacturer, offering a wide array of custom designed products to enhance the elegance and functionality of kitchens and bathrooms. Vasser fixtures are made with solid brass, stainless steel and ceramic, which not only look beautiful, but also ensure performance and durability.

Schluss, maker of interior door hardware and bathroom accessories, works in conjunction with the Vasser brand of bath fixtures to create modern, highly functional bathroom looks. Every hook, towel, ring, towel bar, floor stop and more is thematically coordinated with the bath fixtures used for a project.

## FEATURE PROPERTIES

Integrated in-house design and leading manufacturer partnerships meet in some of ADG's most recent premier developments. "148 East 24th Street is a showcase of a luxury development project," details Engel.

Located adjacent to the Baruch University campus, the 16-story, 56-unit residential development includes studios and one-and-two bedroom options. Everything is designed for comfortable elegance and efficiency, featuring high-end Vasser and Schluss fixtures and finishes, hardwood floors, high ceilings and the building also includes one of ADG's signature Automotion parking garages with capacity for 63 vehicles.

East of SoHo, ADG has pioneered a development that is anything but the norm. 123 Baxter Street is an elegant penthouse and townhouse development, bringing innovative architecture and high-tech amenities to the forefront. The buildings feature



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expansive interiors, high ceilings and open dining areas. “Generously proportioned and sleekly designed, these homes maximize the pleasures and conveniences of urban living, while maintaining a sense of privacy,” says Engel. The property is completed with Automotion parking, a Unitone video intercom system, LG Internet refrigerators and many more of the latest high-tech amenities.

The firm’s portfolio includes a long list of affordable housing projects. Under these programs, ADG follows the strict guidelines of design under NYC Housing Preservation specifications, rules and regulations from room layouts to marketing of affordable housing using available tax credits where possible. These programs insure the long-term viability of keeping the most at risk housing stock affordable to the people who need it most.

After more than a decade in the Greater NYC market, American Development Group LLC has proved itself as a multifaceted, full-service development firm, bringing some of the city’s greatest residential developments to life. •