

The Robb Report COLLECTION™

REAL ESTATE AND HOME DESIGN

GREEN LIVING

Homes That Tread Lightly on the Land

PACIFIC
EDITION

SPECIAL SECTION
LUXURY HOME

Inspired Furnishings
Grand Rooms
Top Shops

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SUPPLEMENT TO THE ROBB REPORT
NOT INTENDED FOR INDIVIDUAL SALE



Luma, South Collection, Los Angeles

LOCATION: Downtown L.A.'s burgeoning South Park neighborhood, two blocks from Staples Center and the new L.A. Live sports and entertainment district.

BACKGROUND: Planned by the South Group, a collaboration between eco-conscious urban developers Williams & Dame and Gerding/Edlen, the South Collection is comprised of four mixed-use buildings: Elleven, Luma, Evo and South Figueroa. Not only is this downtown L.A.'s first high-rise community built from the ground up in over two decades, it is downtown's first eco-friendly residential neighborhood. The buildings will be LEED certified and will encourage and promote a more pedestrian environment. Elleven, which just received LEED Platinum certification, is sold out, but Luma—its sister building and phase two of the project—has finished construction, with residences currently for sale.

DESIGN: Luma's 19-story glass structure, designed by architect Ankrum Moisan, consists of 236 "softlofts"—defined by an open floor plan and fine finishes—and five two-story townhomes. Interiors include bamboo flooring, energy-efficient heating and cooling systems and floor-to-ceiling windows. The building also offers an elevated pool and spa as well as access to retail and restaurants on the first floor.

GREEN: To support the idea of a pedestrian-friendly neighborhood, sidewalks around the community were extended to measure 24 feet wide. Water-efficient landscaping and garden terraces dot the property, and odorless paints, wheat-board cabinetry, low-VOC materials and finishes are standard. "Hopefully South Collection will be a catalyst for a greener L.A.," says Tom Cody, principal of the South Group. **MARKET INQUIRIES:** From \$479,000 to \$1.7 million. Nicole Tamayo, 213.622.5400, www.southcollection.com