

# *“The Waldorf”*

*By Carreau Design and William Gordon Group*



*Elegant urban brownstones located at the center of the historic Chatham Arch district on the corner of Park Ave. and Walnut St. near Massachusetts Ave.*

*Combining artistically designed homes and a desirable downtown location The Waldorf creates the quintessential urban lifestyle. Starting at \$650,000.*

*For More Information*

Call *317-257-9071* Or visit *CarreauDesign.Com*

*The Waldorf is a joint venture with*



*"A Passion for Excellence"*



WILLIAM GORDON  
GROUP

*Modern Homes Inspired By History*

## *“The Waldorf”*

*Currently, “The Waldorf” Phase I has 4 homes built out of the 8 Townhomes. The average selling price is \$1 million per home.*

|  |   |             |
|--|---|-------------|
| Lot 1 – 520 E. Walnut (SOLD - pending approval.)<br>(4 levels, 6,000 plus sq. ft., roof top deck, 4BR, 6 Baths)                                  | - | \$1,400,000 |
| Lot 2 – 524 E. Walnut (SOLD)<br>(4 levels, 3,500 plus sq. ft., roof top deck, 4BR, 4 Baths)  | - | \$900,000   |
| Lot 3 – 528 E. Walnut (SOLD)<br>(4 levels, 6,500 plus sq. ft., roof top deck, 4BR, 5 Baths)  | - | \$1,700,000 |
| Lot 4 – 532 E. Walnut (SOLD)<br>(4 levels, 4,000 plus sq. ft. roof top deck, 3BR, 4.5 Baths)   | - | \$959,000   |
| Lot 5 – 704 N. Park Ave. (SOLD)<br>(3 levels, 4,200 plus sq. ft. roof top deck, 3BR, 2.5 Baths)  | - | \$1,100,000 |
| Lot 6 – Townhome 1 – 712 N. Park Ave.<br><b>(Available pending approval.</b> - 2 levels, at street level,<br>2,800 plus sq. ft., 3BR, 2.5 Baths) | - | \$650,000   |
| Lot 6 – Townhome 2 – 714 N. Park Ave.<br><b>(Available pending approval.</b> - 1 levels, mid-rise,<br>2,800 plus sq. ft., 3BR, 3.5 Baths)        | - | \$650,000   |
| Lot 6 – Townhome 3 – 716 N. Park Ave.<br><b>(Available pending approval.</b> - Penthouse,<br>4,300 plus sq. ft., 2 levels, 3BR, 3.5 Baths)       | - | \$1,000,000 |



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**Design - Develop – Build**  
**6528 Cornell – Indianapolis, IN. 46220**  
[www.CarreauDesign.Com](http://www.CarreauDesign.Com)  
**317-257-9071**

# Lot 1 – 532 E. Walnut – SOLD



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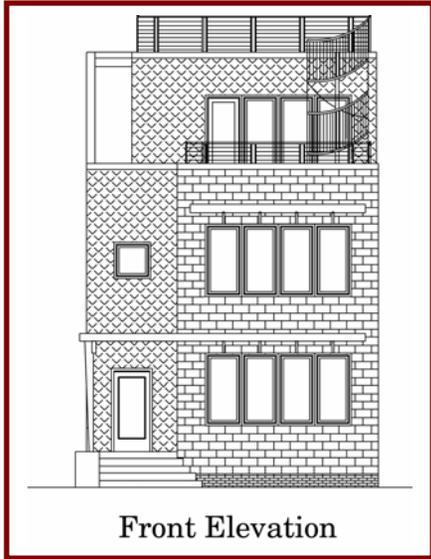
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*\* Subject to building approval*

# Lot 2 – 524 E. Walnut – SOLD

## Under Construction



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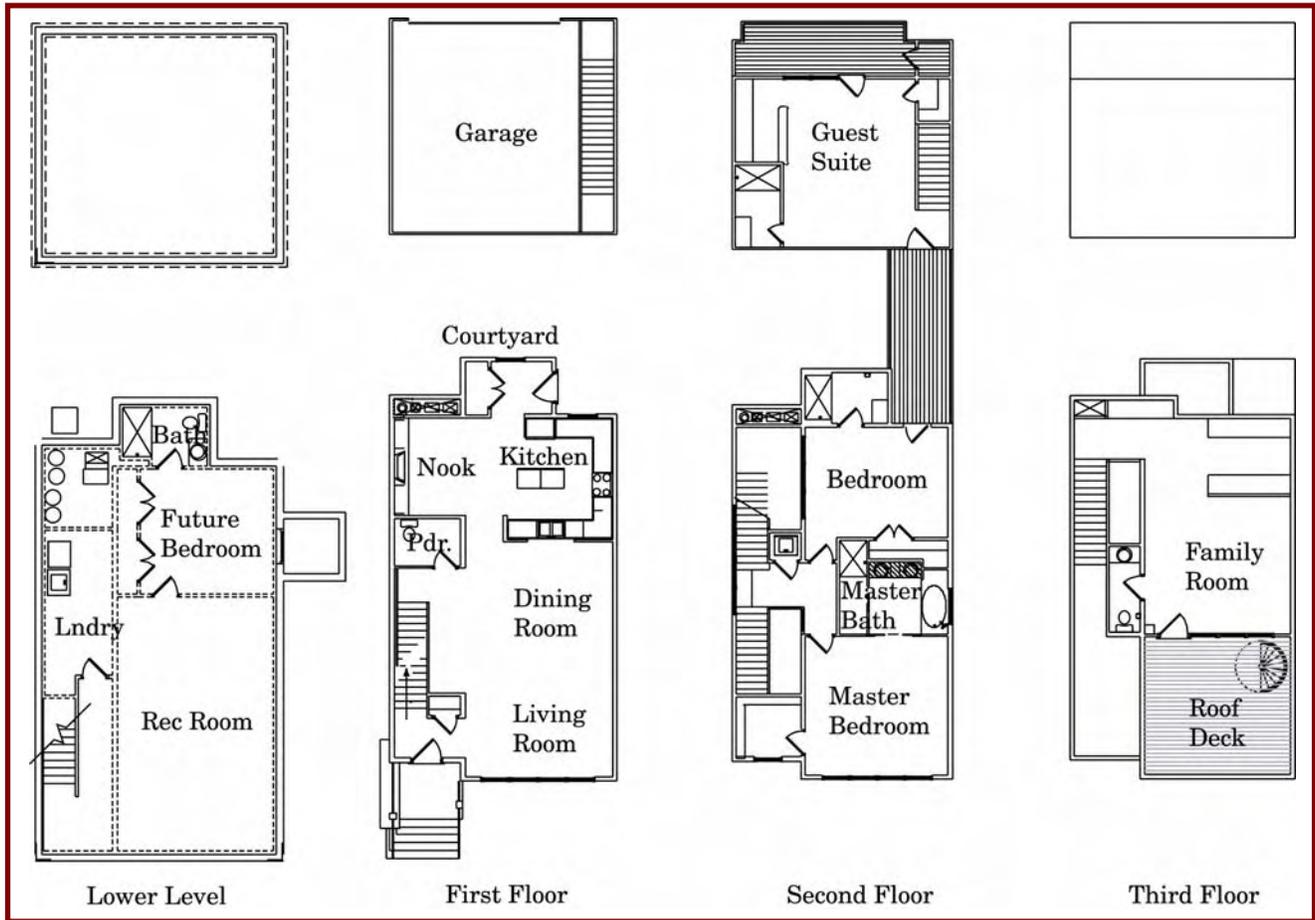
**CARREAU**  
DESIGN

**W**  
**G**

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# Lot 3 – 528 E. Walnut – SOLD Under Construction



Front Elevation

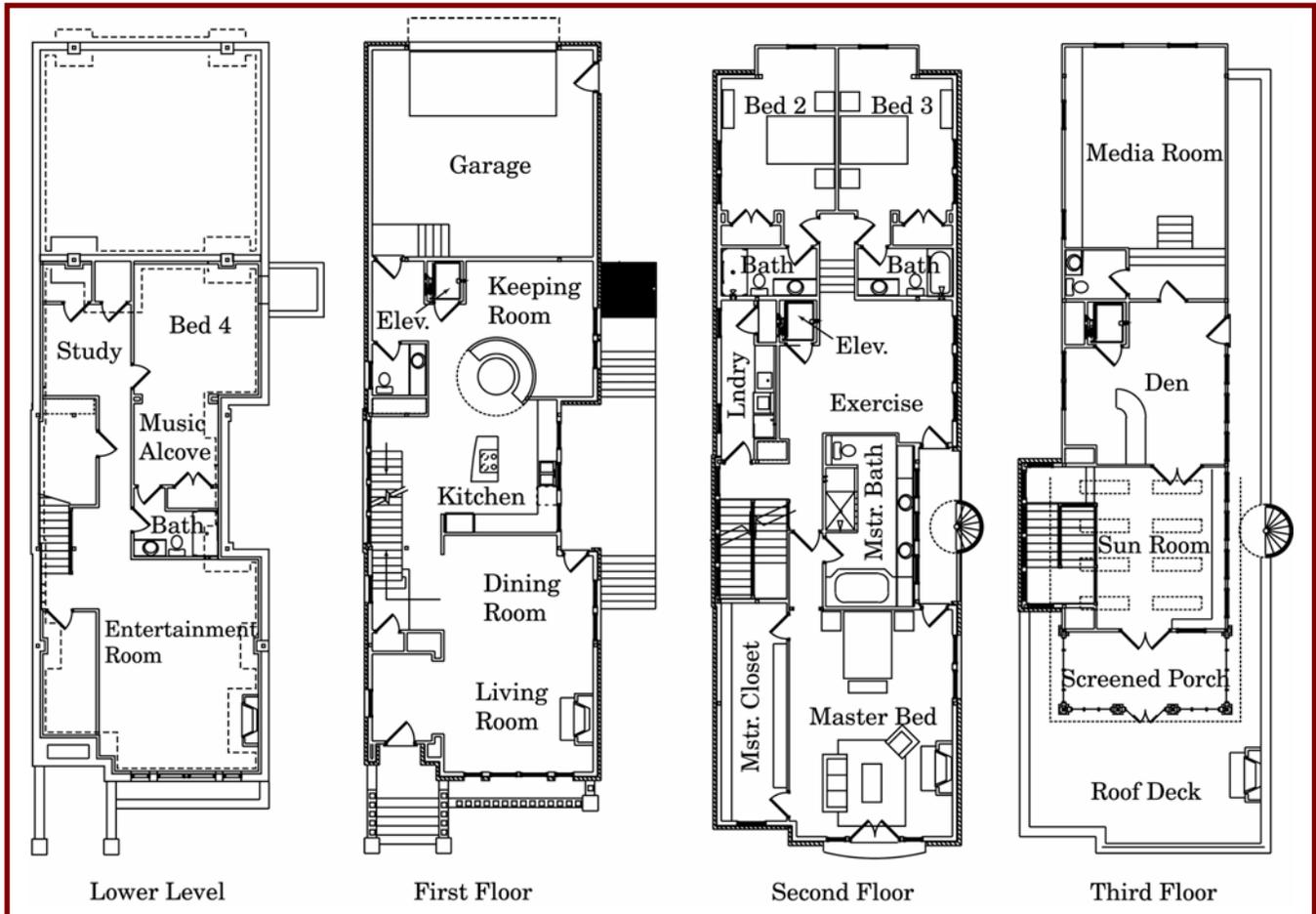
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Lower Level

First Floor

Second Floor

Third Floor

# Lot 4 – 532 E. Walnut – SOLD



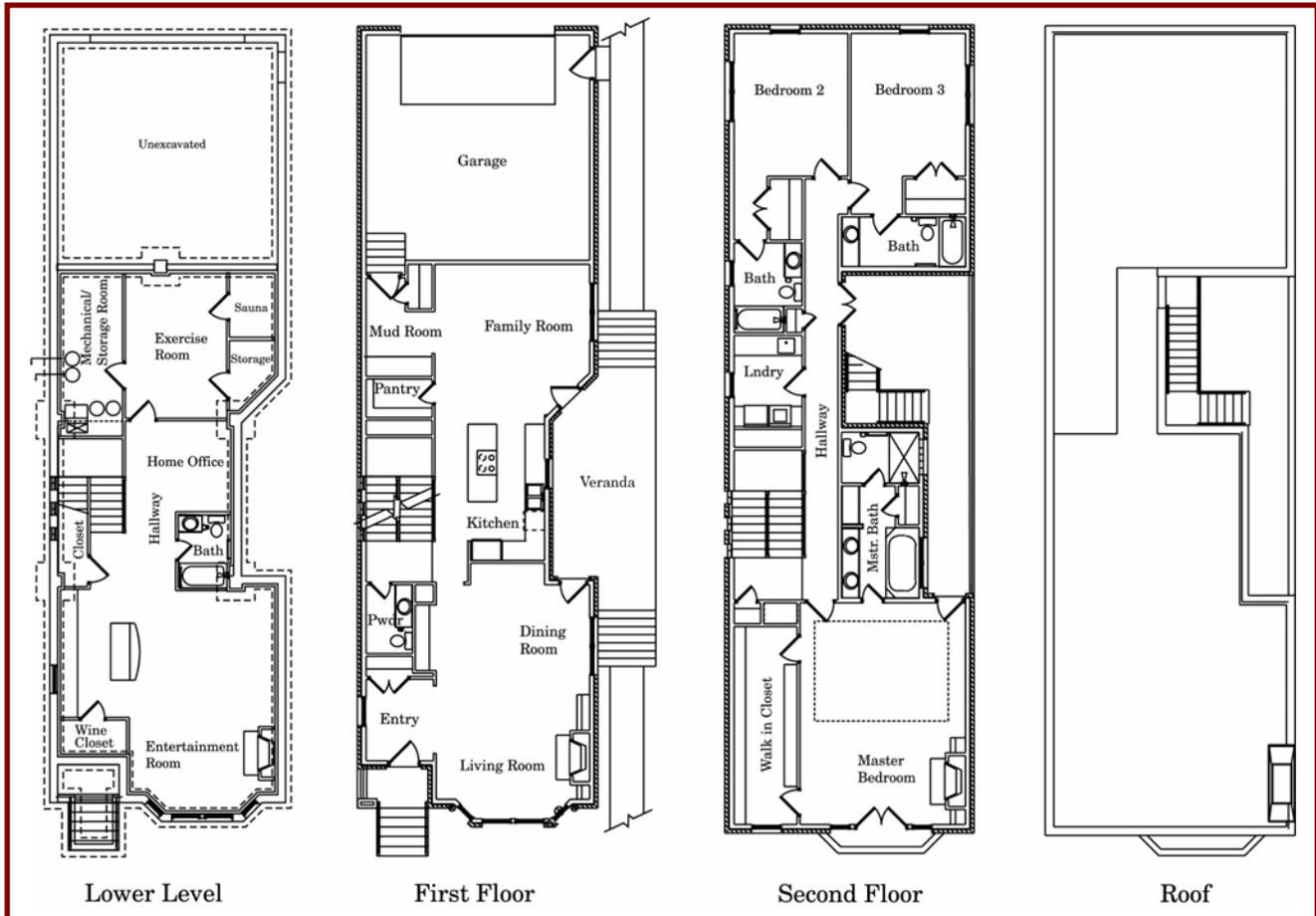
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*Lot 4 – 532 E. Walnut*  
*Amenities – \$959,000*

- 4,000 plus sq. ft. of luxury living in historic downtown neighborhood
- 3 spacious bedrooms and 4.5 bathrooms with African Slate tile
- 3 fireplaces with slate and granite surrounds
- Gourmet kitchen with granite counters and stainless steel appliances
- Daylight finished lower level with wet bar and media room
- 10' & 11' ceilings throughout
- Maple 4"-plank hardwood floors
- Private outdoor spaces
- Private 2-car garage
- Rooftop deck with Viking grill and Royal Spa hot tub

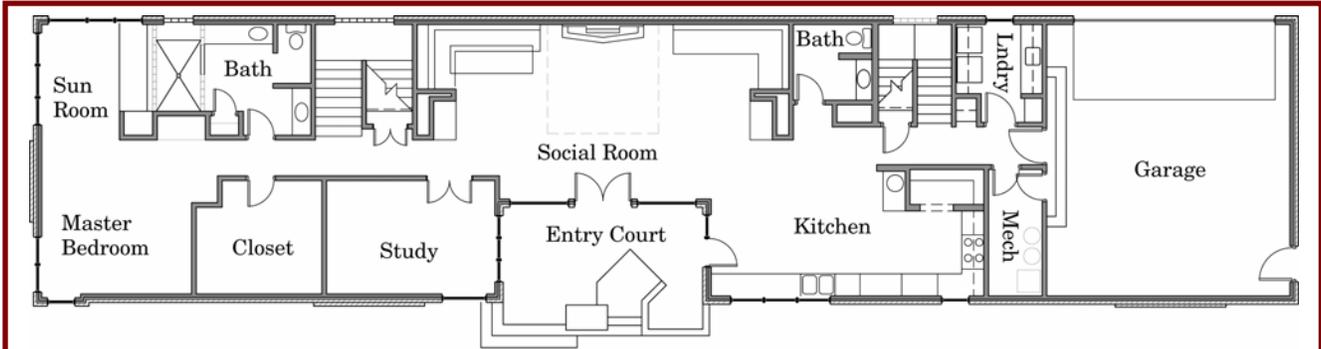
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*Lot 5 – 704 N. Park Ave. – SOLD – Built*



**First Floor**



**Second Floor**

Designed by – Reed Bobrick  
Built by - Ursula David Homes  
[www.CarreauDesign.Com](http://www.CarreauDesign.Com)

*Lot 6 – Townhome 1: 712 N. Park Ave. – Available\**



**Front Elevation**



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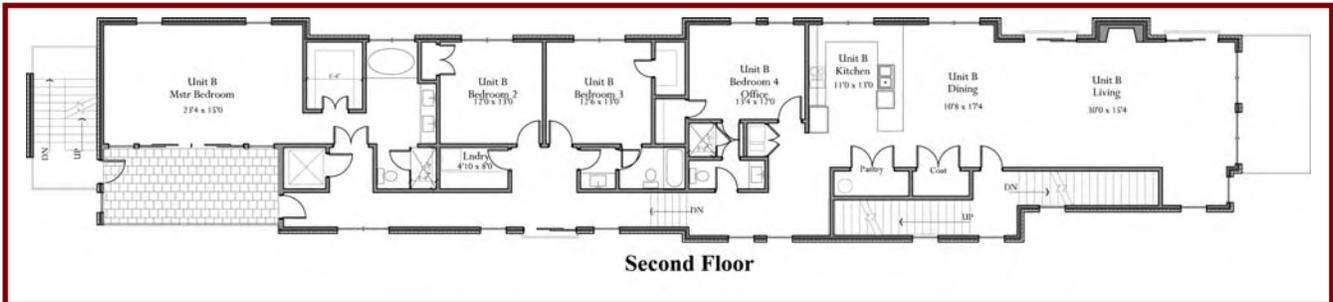
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*Lot 6 – Townhome 2: 714 N. Park Ave. – Available\**



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*Lot 6 – Townhome 3: 716 N. Park Ave. – Available\**

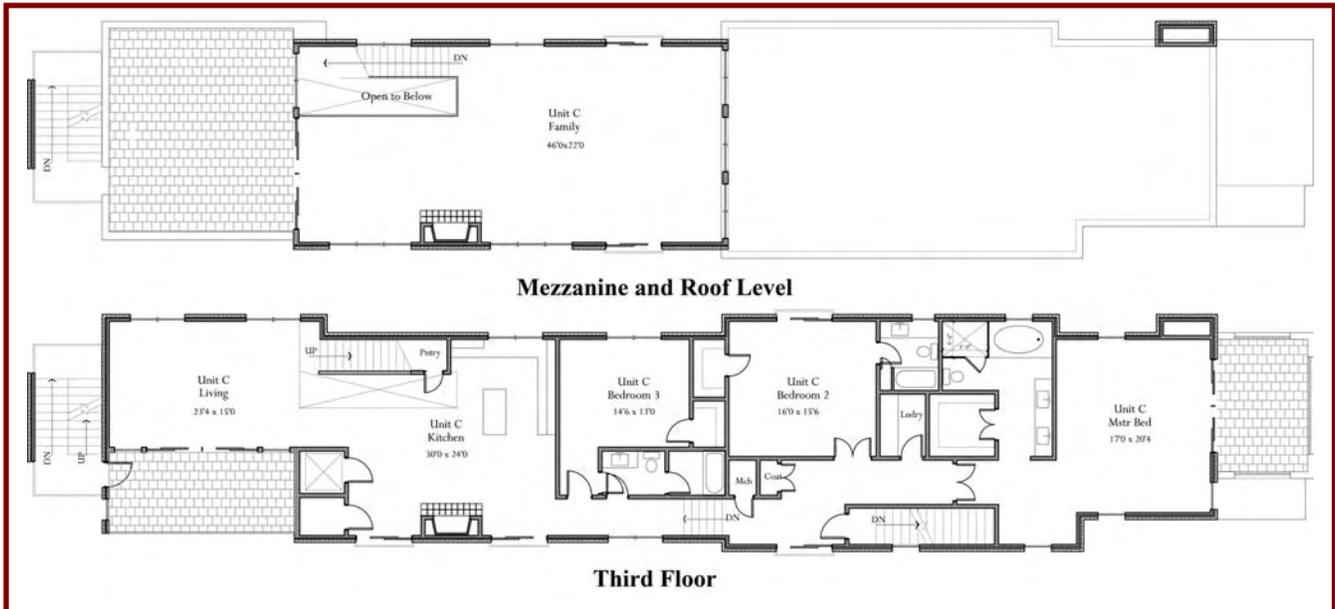


**Front Elevation**



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# *“The Waldorf” – Driving Directions*

## *Driving Directions*

From The Circle in Downtown Indianapolis,  
Indiana

1. Head east on E. Market St.
2. Turn left onto N. New Jersey St.
3. Turn right onto E. Walnut St.

From Carmel, Indiana

1. Head south on N. Meridian St.
2. Turn left on E. St. Clair St.
3. Turn right on N. East St.
4. Turn left on E. Walnut St.



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