

## CITY LIVING COMES ALIVE



Just as it will change the city's skyline, Hartford 21 will forever change what it means to live downtown. The city is coming alive! Long a daytime work destination, now Hartford can be home to those who choose the energy of the city 24/7.

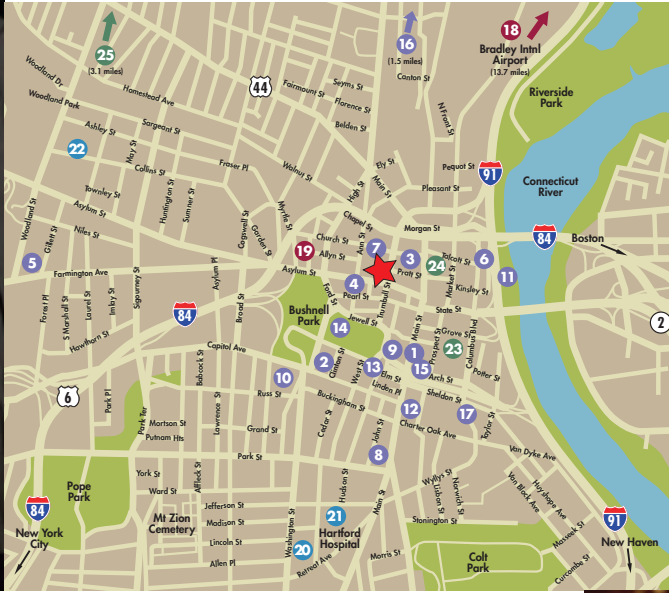
When you live at Hartford 21, you can walk to work, then stay where the action is come five o'clock. Meet friends for drinks, browse downtown stores and boutiques, grab a quick workout in the fitness center. As the night lights come up, you might head home... or you might head out for dinner and a movie, a concert or a play... or a basketball game right next door at the Hartford Civic Center.

Weekends bring out a whole new way to enjoy Hartford. Pack a picnic and wander over to Bushnell Park. Walk over to the Wadsworth Atheneum and catch that exhibit you would have missed had it not been just a few blocks away. Grab your backpack and be on Route 91 in less than five minutes, a weekend of fresh mountain air less than an hour or two away. Or just take the elevator down to the clubroom and watch the game on a 50" plasma TV.

But maybe your idea of heaven is daydreaming by the window, the whole of the Connecticut River Valley spread out before you in some of the city's most amazing views. You have your glass of wine or your cup of coffee, a good book, music on the stereo and a lazy afternoon ahead of you.

Life is easy at Hartford 21. There's a concierge to make reservations, send out your dry cleaning, accept packages for you. There are restaurants and shopping surrounding you. Walk to work. Stay to play. The new Hartford is emerging, and you can be part of the city's new lifestyle when you live at Hartford 21.

LIVE WHERE THE ACTION IS



You have a front row seat for Hartford's renaissance when you live at Hartford 21. This great, walk-to-everything location, adjacent to the Hartford Civic Center, is just steps from offices, shopping, restaurants and the cultural venues of Connecticut's capital city.

Traveling farther afield? You're also just minutes from Routes 84 and 91, so you can be on the road, headed for New York City or Northern New England ski slopes in minutes.

#### ARTS AND ATTRACTIONS

- 1 Wadsworth Atheneum
- 2 Bushnell Center for the Performing Arts
- 3 Hartford Stage
- 4 TheaterWorks
- 5 Mark Twain House & Museum
- 6 Riverfront Plaza
- 7 Hartford Civic Center Veterans Memorial Coliseum
- 8 Connecticut Convention Center
- 9 Hartford Public Library
- 10 Connecticut State Capitol
- 11 Riverside Park
- 12 Charter Oak Cultural Center
- 13 Pump House Gallery
- 14 Bushnell Park Carousel
- 15 Hartford City Hall
- 16 The New England Dodge Music Center
- 17 Connecticut Center for Science and Exploration

#### TRANSPORT

- 18 Bradley International Airport
- 19 Union Station

#### MEDICAL

- 20 Connecticut Children's Medical Center
- 21 Hartford Hospital
- 22 St. Francis Hospital and Medical Center

#### COLLEGES AND UNIVERSITIES

- 23 UConn Graduate Business Learning Center
- 24 Capital Community College
- 25 University of Hartford



## A STUNNING NEW LANDMARK



Hartford 21 represents the exciting next chapter in the story of one of America's oldest cities. Here, in the center of downtown Hartford, a fabulous, mixed-use development will bring a new architectural icon to a city in the midst of a renaissance.

The corner of Asylum and Trumbull Streets is the heart of the city. Now Hartford 21 will stamp this landmark location with a distinctive residential building that will be the tallest apartment tower between Boston and New York, visible for miles in any direction. Marked by huge expanses of glass and the strong diagonal lines of its contemporary asymmetrical design, the tower's exterior promises distinctive apartments within.

It is a promise well kept. The hallmark asymmetry carries through to a wonderful, light-filled, private residential lobby. Above, beautiful, contemporary apartments offer residents a new luxury option in Hartford city living.

- 262 apartments
- 1 BR and 2 BR from 730 to 2,035 SF
- 23 different floor plans
- Corner homes with floor-to-ceiling glass walls
- Four gorgeous penthouses with libraries and private patios

CONTEMPORARY LUXURY. CONVENIENT,  
COMFORTABLE CITY LIVING.



Living at Hartford 21 will be like living nowhere else in the city. A modern, luxury apartment. Astonishing views. Superb service and amenities. What more could you ask?

**COMMON FEATURES**

- Incredible city views
- Private residents' entrance lobby, crafted of glass and exotic woods
- Only eight or nine homes per floor
- Dedicated resident parking
- Additional parking available

**GENERAL HOME FEATURES**

- Nine-foot ceilings
- Simultaneous cooling or heating in different rooms throughout the year
- Solid core doors
- Generous closets
- Dressing areas in many homes
- Both wired and wireless Internet and cable TV capability in every home
- Operable windows in every room

**KITCHENS AND BATHS**

- Custom kitchen cabinets
- Brazilian granite counters and back splashes
- Tile floors
- Soaking tubs
- Kohler fixtures
- GE All-Steel appliances
- Full-size washers and dryers

**AMENITIES**

- State-of-the-art fitness center, including top cardio equipment with individual entertainment centers
- Internet lounge with plasma TV and surround sound
- Club room with pool table, two plasma TVs and surround sound
- Great room with floor-to-ceiling windows
- Adjacent catering kitchen and coat room
- 24-hour concierge service
- Business center
- Valet or self parking

All photographs and renderings are for illustrative purposes only. The Owner makes no representation or warranty regarding amenities or features or terms and reserves the right to change or deviate from amenities, terms and specifications listed in printed or online marketing materials.



## ABOUT NORTHLAND INVESTMENT CORPORATION



Northland Investment Corporation is a fully integrated real estate company that focuses on the acquisition, development and long-term ownership of commercial and multifamily real estate throughout the United States.

Founded in 1970, Northland has long been an industry leader, having acquired, developed and managed more than 20 million square feet of commercial and multifamily real estate across the country.

With the addition of Hartford 21, Northland owns and manages more than 4.5 million square feet in the Hartford area, including such properties as Goodwin Square, CityPlace II, Trumbull Place, Metro Center, The Pavilions and Bigelow Commons.

For more information on Northland, please visit [www.northland.com](http://www.northland.com).