

Chekhov

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LOCATION

THE HERMITAGE GARDEN

ARCHITECTURE

APARTMENTS

SPECIFICATIONS

18A MALAYA DMITROVKA

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Boris Azarenko
CEO
Vesper

We live in a time when Moscow regains its European personality. It is becoming a city of pedestrian streets, boulevards, parks and gardens, verandas and open-air venues housing dazzling performances and social and cultural events every day. The individual comes into focus, seeking inspiration in everything around. Our first project in Malaya Dmitrovka reflects this metamorphosis. Located by the Hermitage Garden, it is nestled in the heart of Moscow’s cultural scene, yet tucked away from the hustle and bustle of its streets. The feeling of a home and freedom to express yourself are the fundamental principles of the project design. Chekhov is a sophisticated architectural space, which is extremely sensitive to the needs of its future owners.



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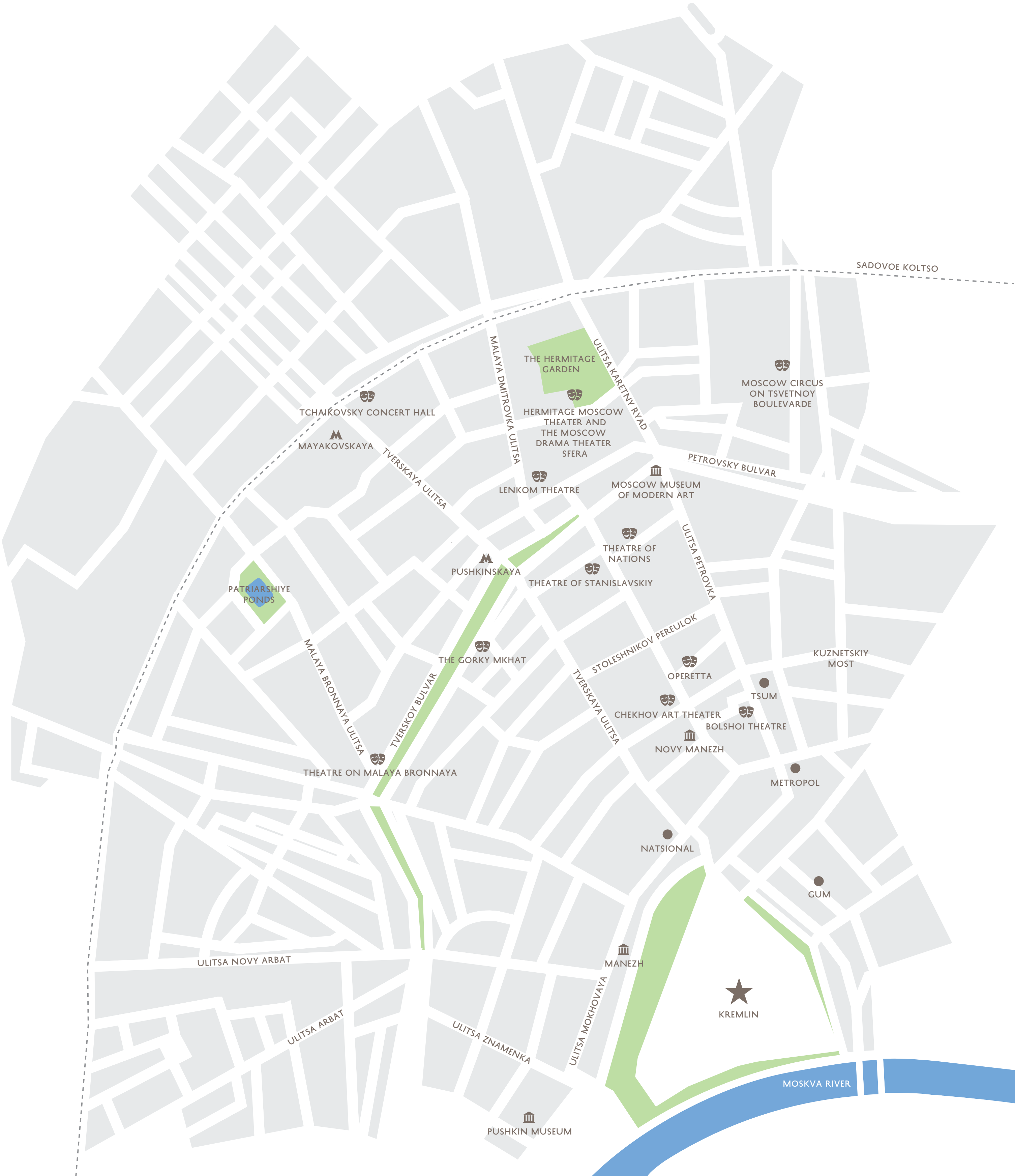
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Denis Kitaev
Board Member
Vesper

Today’s historic centre of Moscow is astonishing in its diversity: beaming lights, trendy hot spots, an abundance of interesting events. However, the downtown is not just about boutiques, restaurants, theatres and museums. The centrally located Tverskoy District boasts all the amenities needed for everyday living – the best gourmet shops, fitness clubs, beauty parlours and anything you can think of. Whether you feel like enjoying your solitude on a leisurely stroll in the Hermitage Garden or diving head first in the capital city’s vibrant round-the-clock entertainment scene, indulging yourself to a cocktail on a cosy terrace or having fun with your kids on one of the district’s numerous playgrounds – there is no wish that could not come true. Malaya Dmitrovka and its surroundings offer a convenient environment for every life style and rhythm.



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INSPIRING CULTURE.

PLACE WHERE THE ART IS BORN

Being in the centre of the capital’s cultural life every day, occasionally running into celebrities right at your porch and, possibly, bringing up your own child to become one, is a unique opportunity and privilege that few of us can enjoy. Chekhov residents undoubtedly can: this square mile houses Moscow’s best theatres, museums and art galleries, including the Moscow Art Theatre, the Sphere Drama Theatre, the New Opera, the Hermitage, Moscow Museum of Modern Art, Museum of Music Culture and many more. The Hermitage Garden hosts various festivals and performances all year round. As the resident of Chekhov, you are placed in an equally convenient position for admiring the classics at the Bolshoi Theatre and familiarizing yourself with the modern art at the museum in Petrovka Street.



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CHILDHOOD.
TIME TO DREAM OF

Each parent is very particular about the environment in which their children grow up. Its every aspect, including people, events, life style and visual aesthetic, contributes to personal development. The more opportunities a young mind has to choose from, the clearer its own path and vocation. Chekhov is surrounded by multiple educational establishments and sports and recreation facilities, including an ice rink in winter and various development programs and festivals in the Hermitage Garden — even the most active and inquisitive children will not be bored.



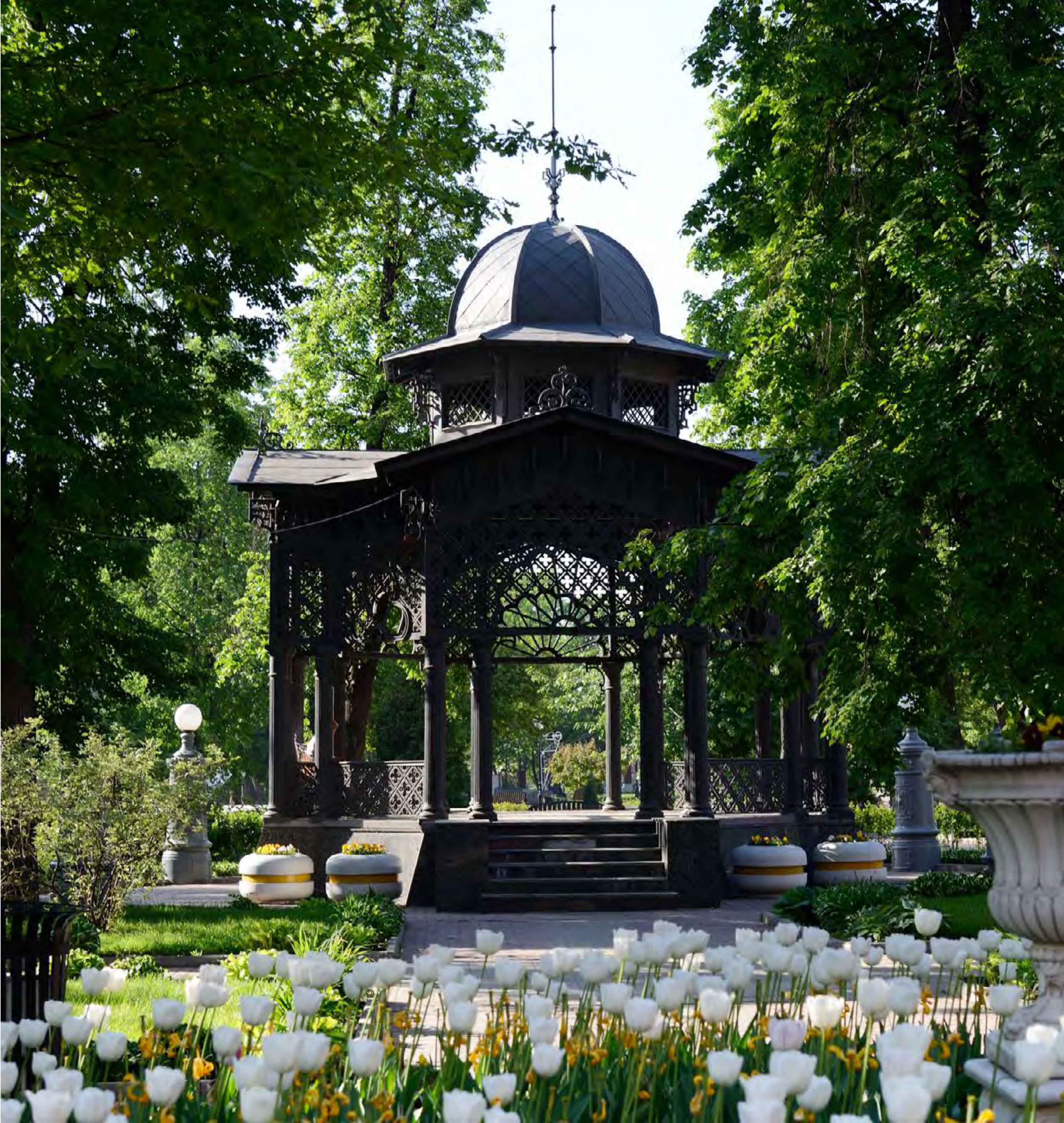
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Natalia Shichanina
Sales Director
Vesper

More and more parks and gardens spring up in Moscow where nature and freedom of artistic expression form a unique whole. But it is no exaggeration to say that the Hermitage Garden has always had a special place in the city’s cultural life. It witnessed the first stroke of the conductor’s baton in Sergei Rachmaninoff’s hands, heard the bass voice of Feodor Chaliapin and tenor of Leonid Sobinov. It saw the opening of the Moscow Art Theatre and premieres of Anton Chekhov’s plays. Its pathways remember the steps of Leo Tolstoy and Vladimir Vysotsky, Leonid Utesov and Arkady Raikin. The first round of the legendary quiz show for intellectuals What? Where? When? was held here. The Hermitage Garden had a reputation of the gravity centre for Moscow’s cultural elite and intellectuals at all times. There is no place for banality, pretence and pomp here; the air itself is filled with creativity and respect to talent.



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THE INSPIRING HERMITAGE GARDEN.
NEW DAY, NEW EVENTS

It is easy to absorb the atmosphere of this fascinating spot, hiding from the noise of the city streets behind the gates of the garden. It is equally lovely in summer and winter. In warmer months, you can cuddle up in a hammock or relax in the shade cast by garden cottages hosting jazz performances, enjoy a leisurely conversation with friends over a delicious brunch in one of the haute-cuisine restaurants, feed squirrels and pheasants to the delight of your children, or find yourself in the midst of one of the numerous annual music and theatre festivals. In winter, the Hermitage Garden turns into the most romantic ice rink in town. Having had your share of fun skating with children, you can invite your loved one to a premiere in one of the three theatres or a party in the night club located in the garden. Each season, every day, the Hermitage Garden will surprise you with its diversity, and you won't get bored rediscovering it over and over again.



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Alexander Tsimailo
Head of architecture firm
Tsimailo, Lyashenko and Partners

This is the rare case when the aesthetic of minimalist architecture is in harmony with conscientious thought put in every detail, every nuance. We paid special attention to the materials, their texture and quality. Our goal is to make it possible for you to enjoy all benefits of city life, staying in touch with nature at the same time, while you are at home. This is why we chose natural, everlasting materials with their own unique character, like bronze and stone.



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Nicholai Lyashenko
Head of architecture firm
Tsimailo, Lyashenko and Partners

The Hermitage Garden certainly set the tone for the Chekhov project to a large extent. Not only does the building adjoin it – in essence, it complements the garden, forming its integral part. We strived to create a modern town mansion with its “own” garden, trying to avoid being pretentious and pompous at the same time. The boutique nature of the project is also important. It includes only eight apartments that, in spite of their modern aesthetics, have preserved the feel of a warm and cosy home.



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Chekhov apartments have a functional layout and floor area ranging from 133 to 283 sqm. The building's facade with panoramic windows overlooking the park creates a unique interior architecture and provide for the optimal amount of daylight. Functional layout solutions are designed for maximum comfort of the residents. Penthouse apartments can be equipped with fireplaces and roof terraces.



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Daria Sibiryakova
Chief Architect
Director for Design Coordination

Interior design solutions form an integral part of the house and complement its architecture. Following the exterior hint on the style, they emphasize it in the interior. Concise shapes of the modern minimalism create an absorbing, cosy atmosphere thanks to natural materials: spacious wooden surfaces contribute to the feel of a warm home — a traditional feature highly appreciated in Moscow's climate. Austere lift halls with inconspicuous colour schemes are a promise of the pure aesthetic pleasure the visitor derives from layout solutions and materials in the apartments. Each of them is a private space with ready-made high quality eco furnishing, which only needs furniture and accessories to become a home. Chekhov House is a perfect framing for your success.



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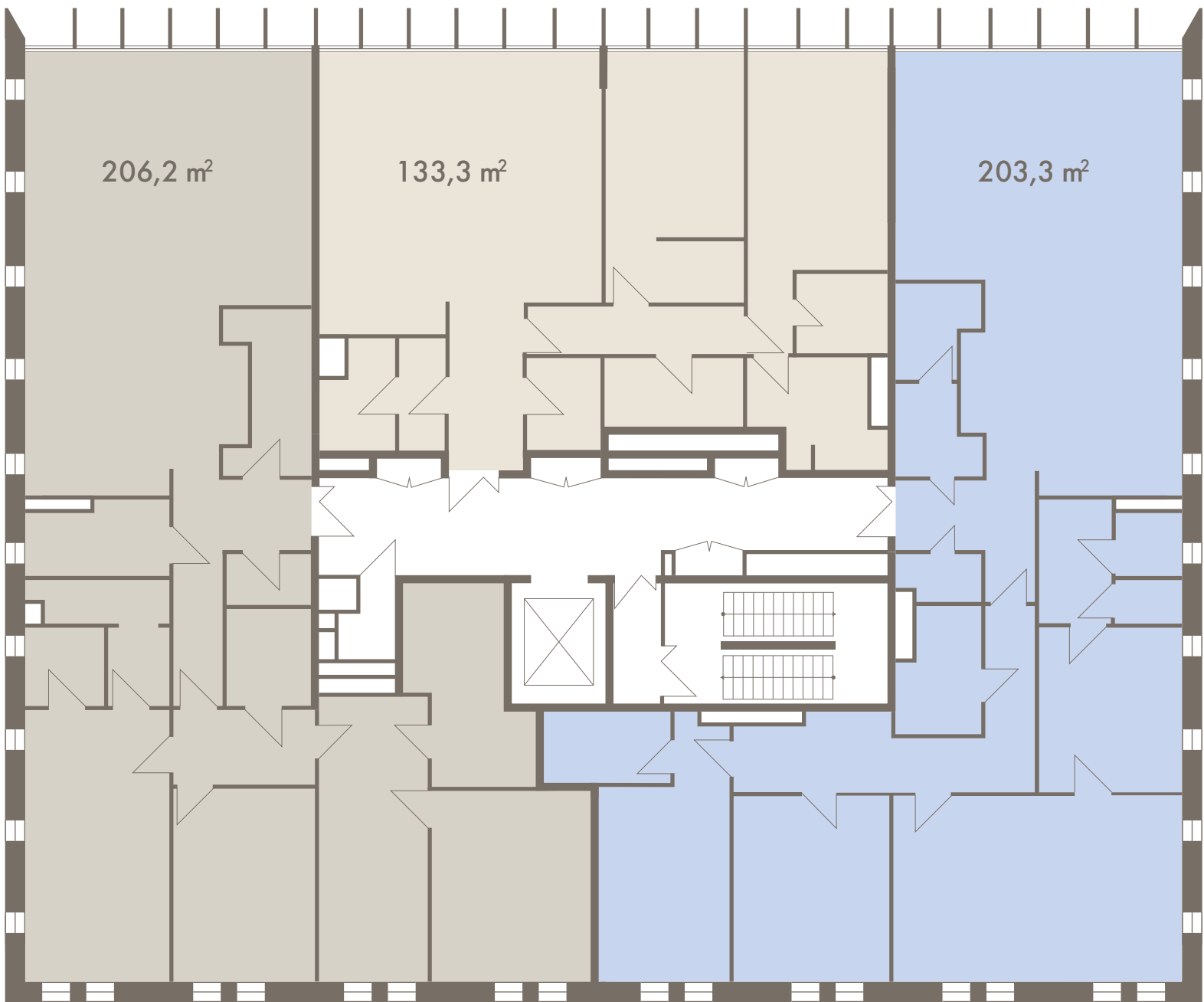
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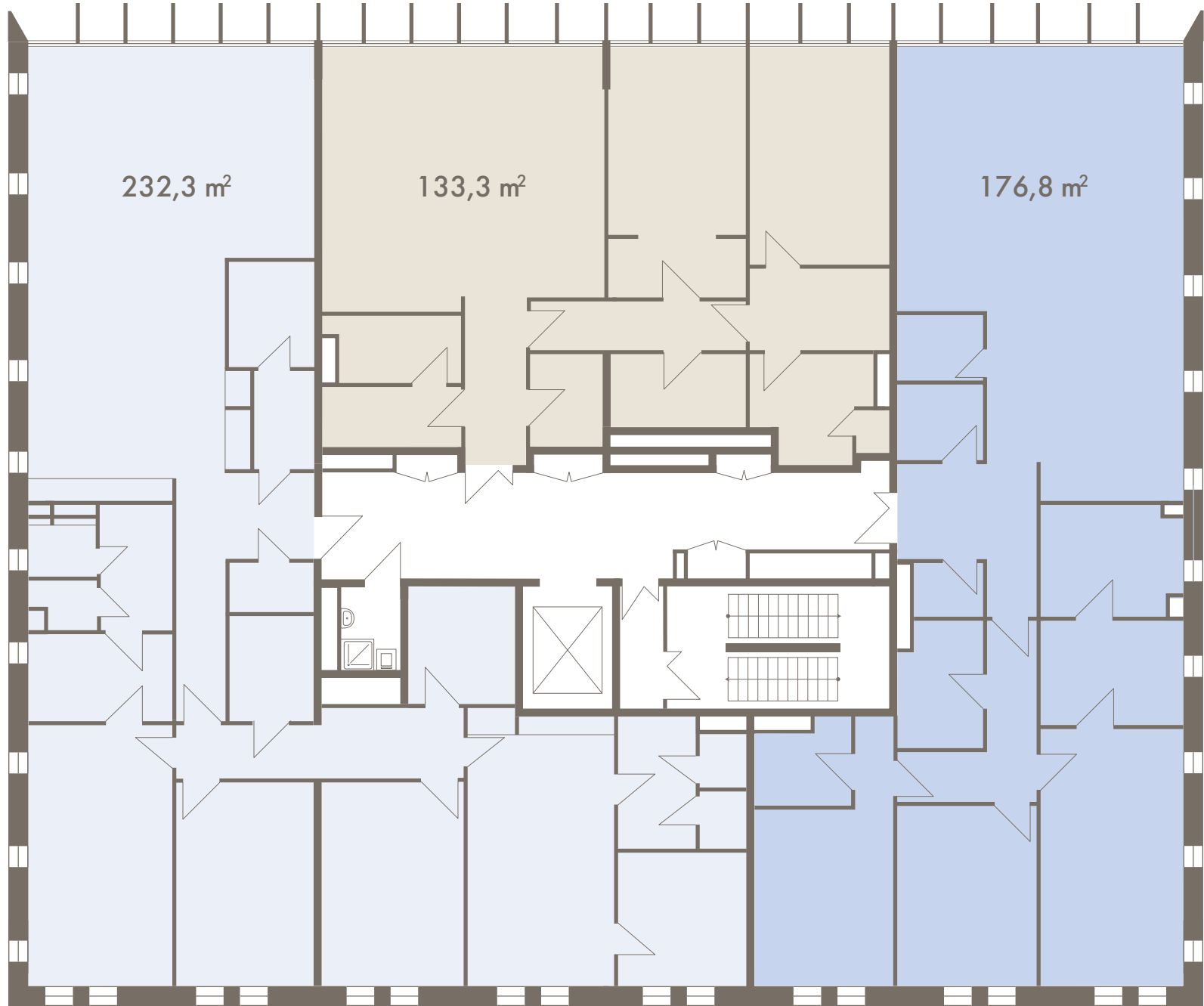
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2nd floor



3rd floor



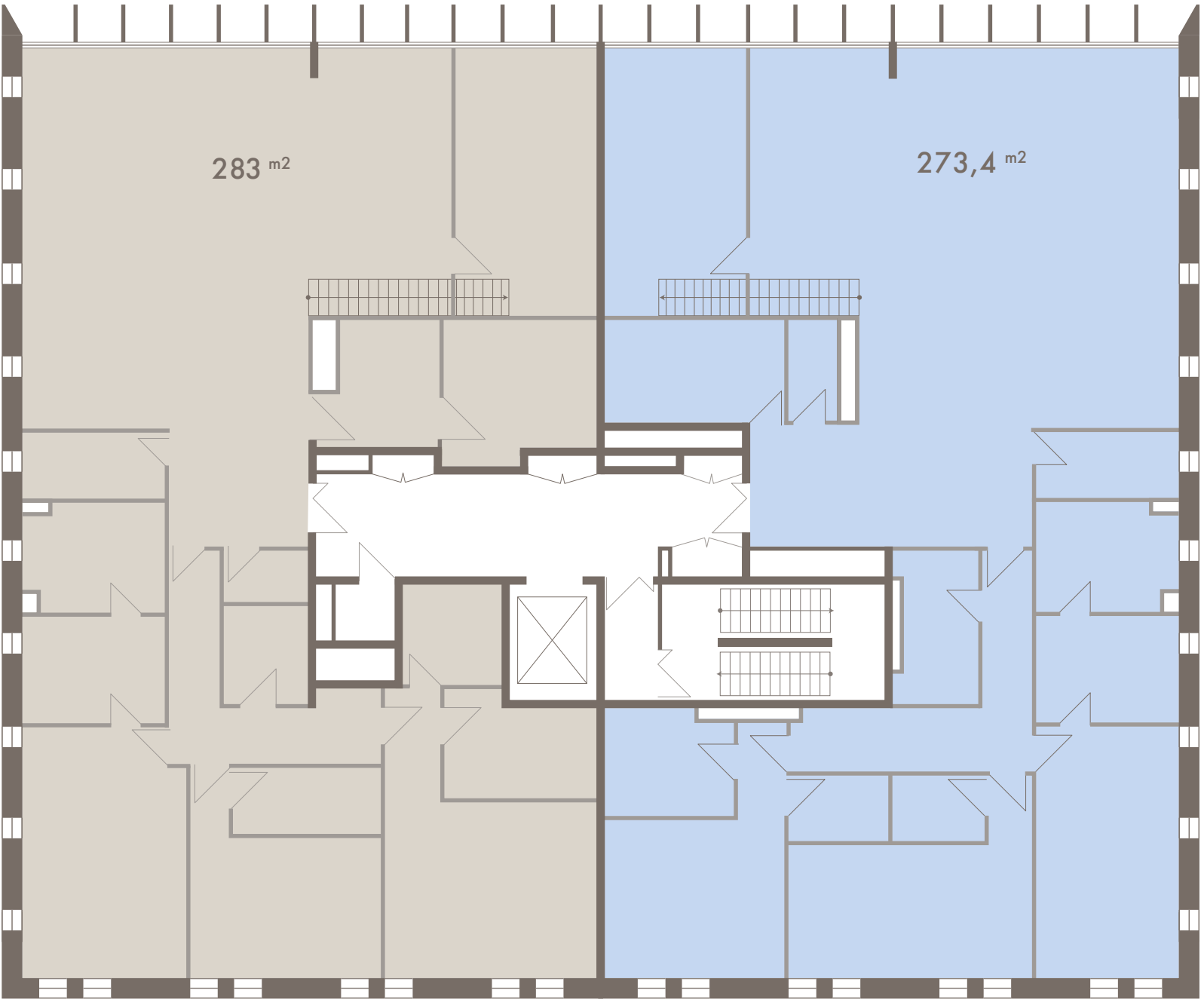
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The Hermitage Garden

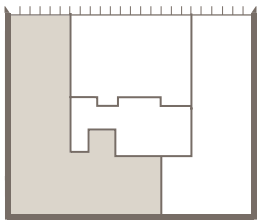
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4th floor

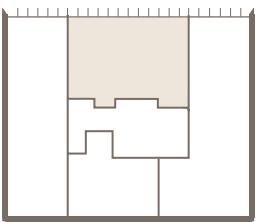
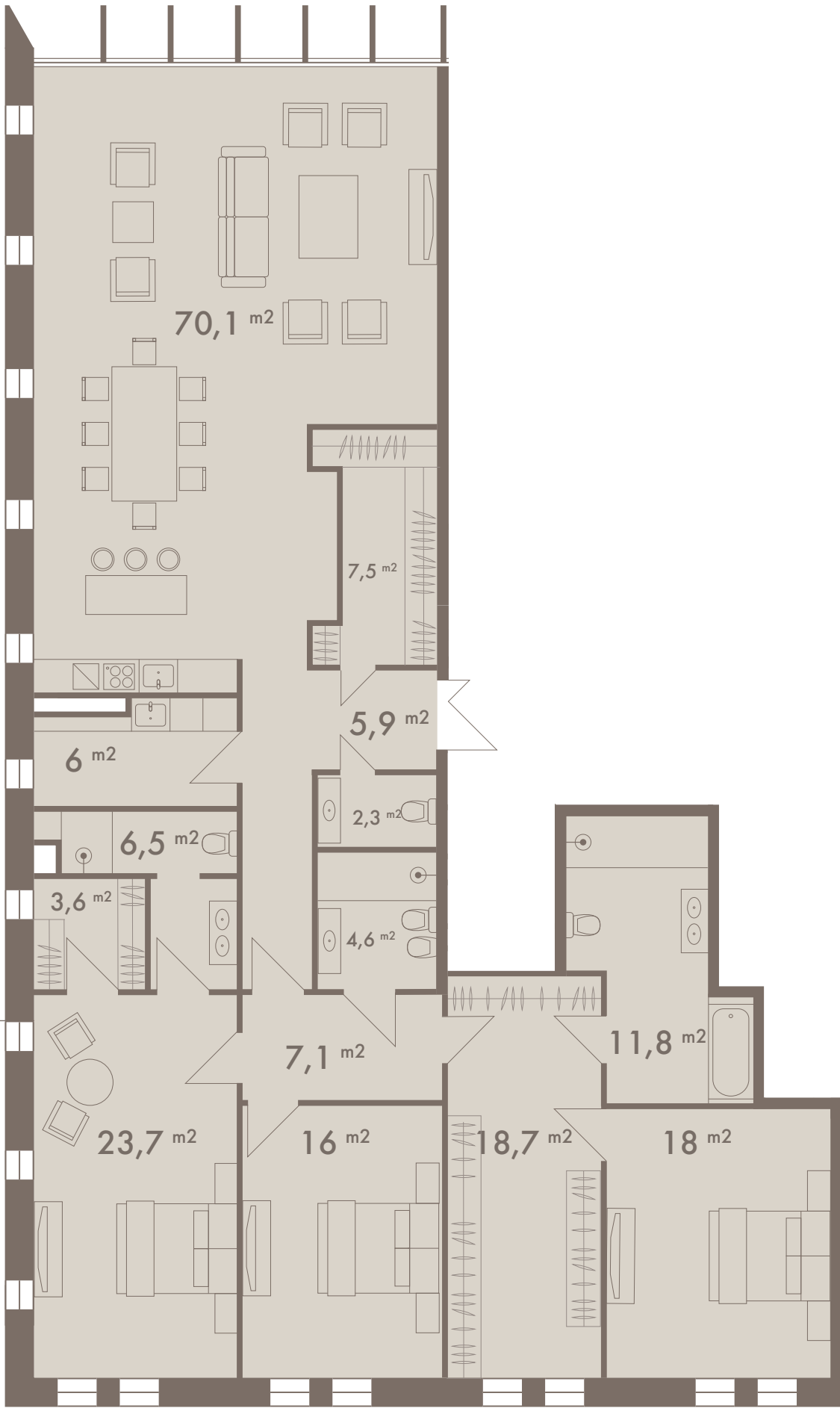




2-nd floor

APARTMENT No. 1

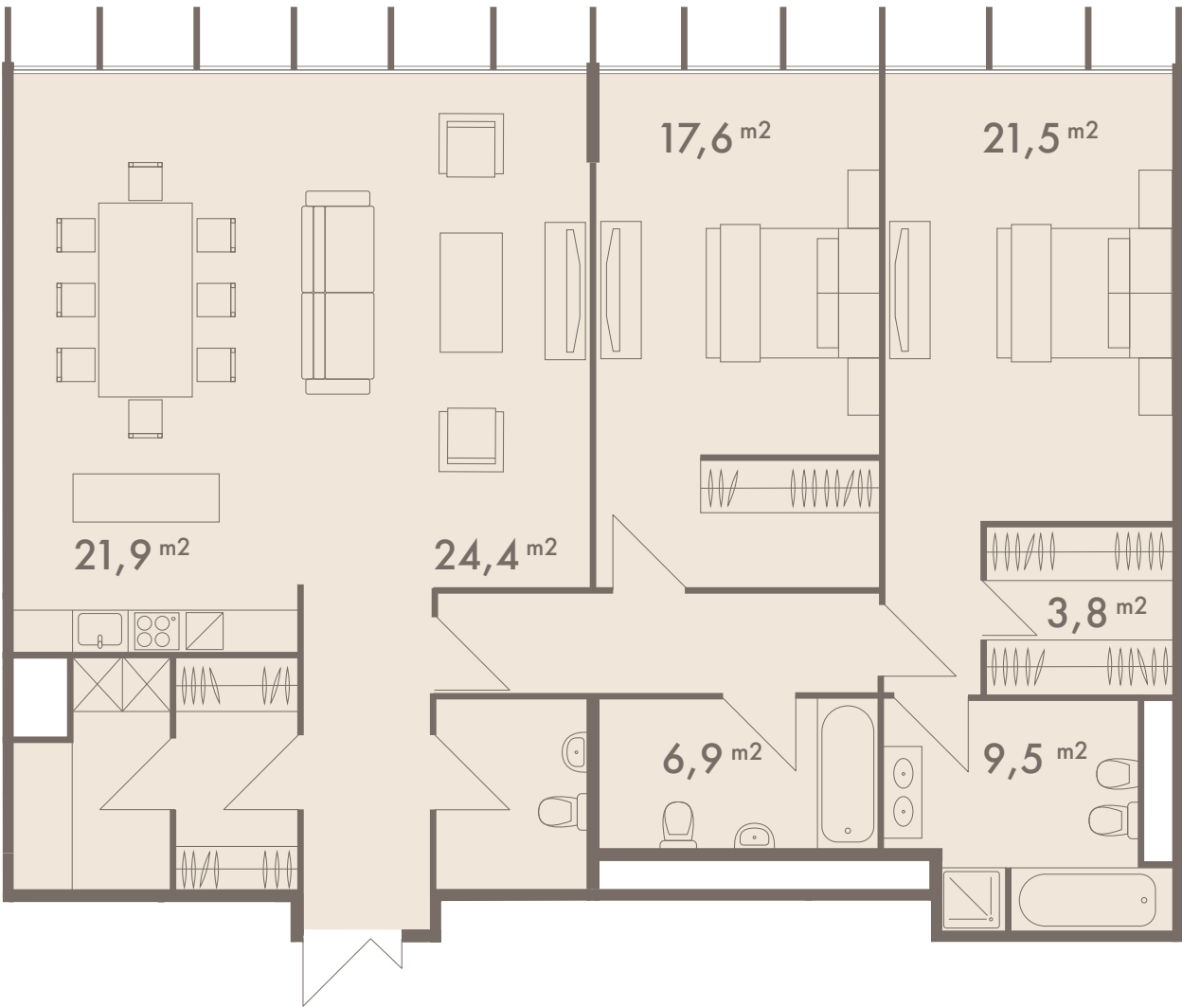
Floor space: 206,2 m²



2nd floor

APARTMENT No. 2

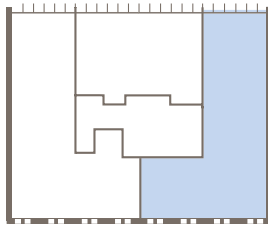
Floor space: 133,1 m²



The Hermitage Garden



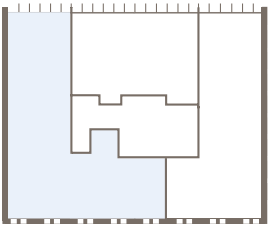
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2-й этаж

APARTMENT No 3

Floor space: 203,3 m²

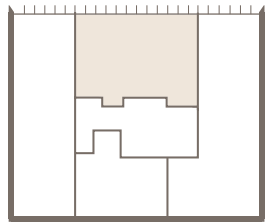


3-й этаж

APARTMENT No 4

Floor space: 232,3 m²

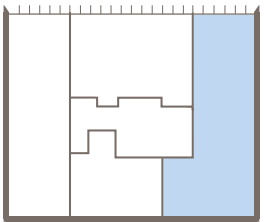
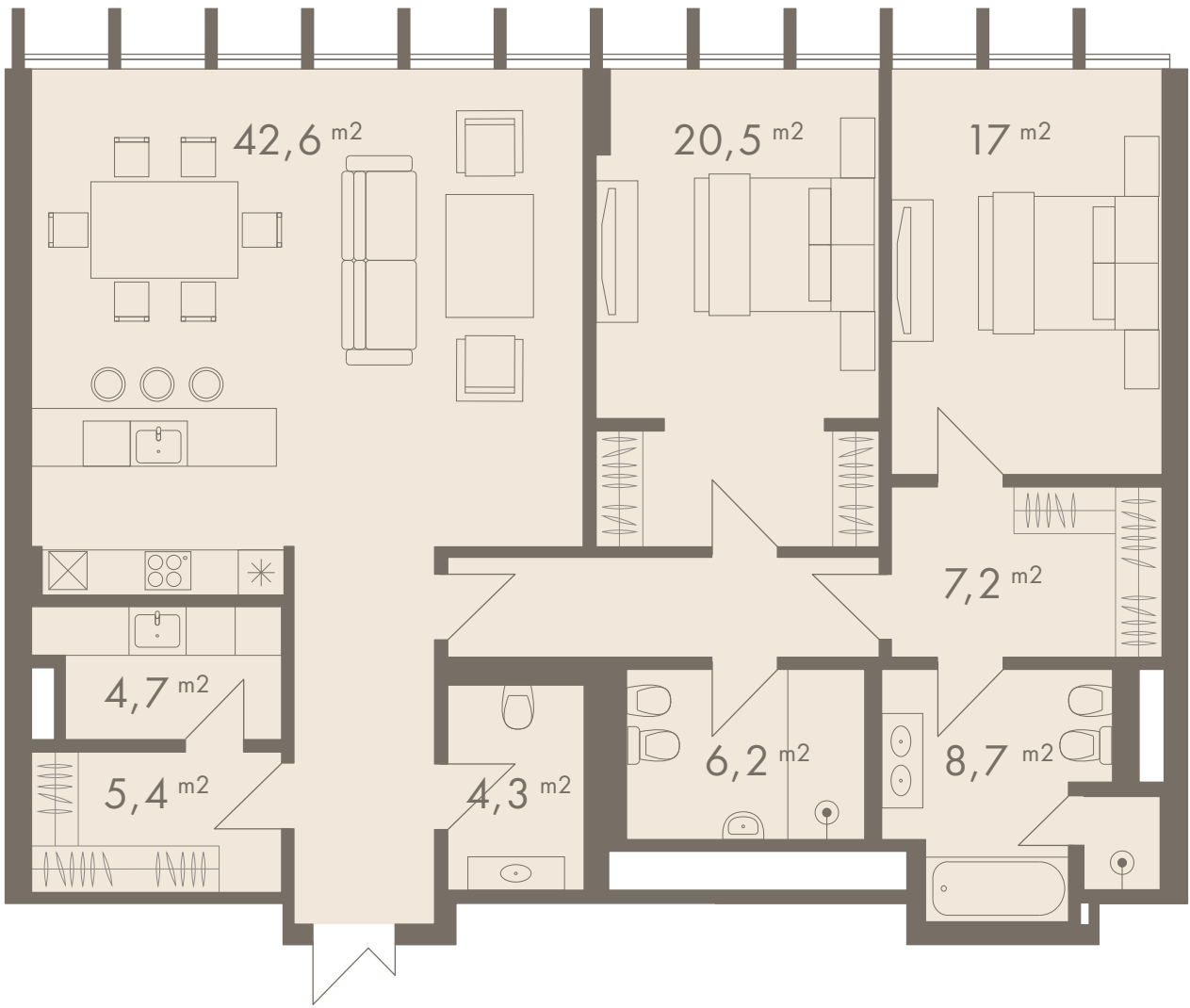




3rd Floor

Apartment No 5

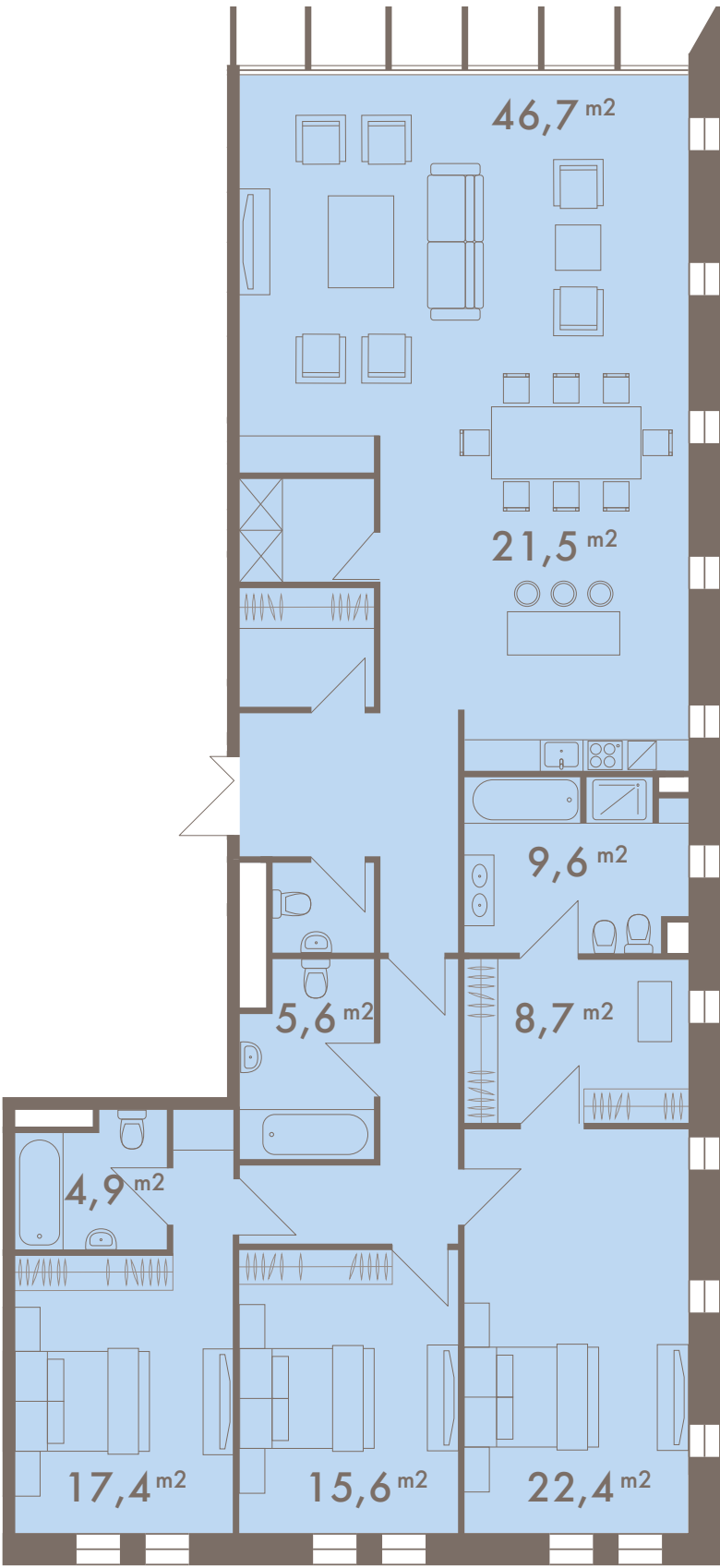
Floor space: 133,3 m²



3rd Floor

Apartment No 6

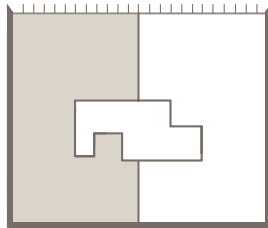
Floor space: 176,8 m²



The Hermitage Garden



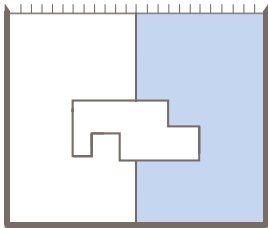
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4th Floor

Apartment No № 7

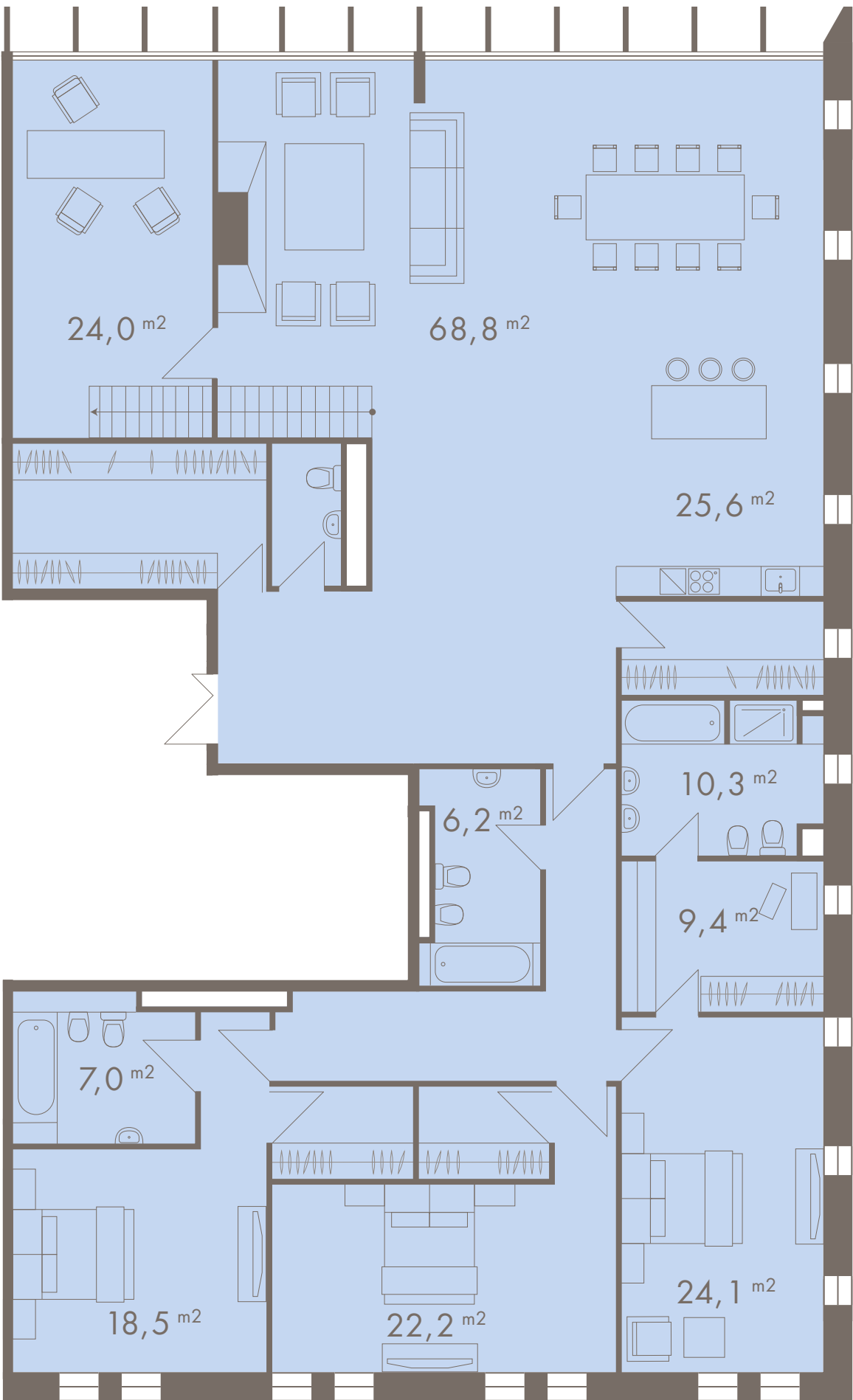
Floor space: 283 m²



4th Floor

Apartment No № 8

Floor space: 273,4 m²



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NUMBER OF FLOORS

Above ground level – 4
Underground – 2
Apartments: 6
Floor space: 178 to 292 sqm

CELINGS

1st floor: 3.6 m
2nd, 3rd, 4th floors: 3.2 m

CONSTRUCTION TECHNOLOGY

Solid-cast structural frame, ventilated facade.
Facade finishing: natural stone, bronze. Flexible roof space

SECURITY

CCTV monitoring
security alarm
access control
perimeter security alarm system

DISPATCH SYSTEM

Automated building management system integrated with the security system: event recording, emergency calling, remote utilities control

ADJACENT TERRITORY

Fenced and guarded area

PARKING

Two-level underground parking with a car elevator

WINDOWS

Facade aluminium SECCO windows with bronze shutters and fins

LIFTS

Noiseless Thyssen lifts with individual interiors

HALLS

Individual furnishings with high quality materials: natural stone, fine wood

POWER SUPPLY

Installed electric power capacity of 25–40 kW, depending on the floor space

FIRE ALARM SYSTEM

Automatic fire-fighting system, fire alarm and smoke ventilation

AIR CONDITIONING

VRF-type (variable refrigerant volume) air conditioning system

VENTILATION

Forced supply and exhaust ventilation with air preparation and moistening. Optional integration of innovative air filtering system. Real-time air quality monitoring

WATER SUPPLY AND DRAINAGE

Multi-level water treatment system; standby system of uninterrupted hot-water supply

CENTRAL HEATING

Automatic temperature control with temperature sensors

LOW CURRENT SYSTEMS

Broadband Internet access, Wi-Fi
HD-quality digital television
Unlimited number of digital telephone connections