

NEW YORK YIMBY

Verticality Imminent for Victoria Theater Redevelopment at 233 West 125th Street, Harlem

BY: ANDREW NELSON - APRIL 30, 2018

The gradual redevelopment of Harlem's 125th Street corridor isn't showing any signs of slowing down. Construction is starting to rise above ground level for a 26-story hotel and 25-story residential tower at 233 West 125th Street. The project is best known for its connection with the Victoria Theater, which will be restored and integrated with the Marriott. The Lam Group is the developer.

The 300-foot tall structure will yield 172,070 square feet for residential use, and 203,120 square feet for the 210-key hotel. 192 apartments will be created, of which let at

affordable prices. Once complete, it is expected to be one of the tallest buildings in the neighborhood. The

site is within walking distance to the A, B, C, D, 2, and 3 trains. The development will include roughly 25,000 square feet for retail, and 25,000 square feet for use as a cultural and arts center.



Victoria Theater Redevelopment, 233 West 125th Street, via Aufgang Architects



126th Street side of Victoria Theater development, via Aufgang Architects

Aufgang Architects is responsible for the design. Principal architect Ariel Aufgang commented on the project, saying, "Restoring this important part of Harlem's cultural history was a major objective in designing the new Marriott Hotel. This example of historic preservation and adaptive reuse is key to sustaining Harlem's cultural identity as part of the community's economic growth and development."

The Victoria Theater, which opened in 1917, was functioning as a theater up until 1989. Proposals for redevelopment started in 2005, with the current project starting in 2007, right before the Great Recession of the aughts.

The foundation work has already been finished, suggesting the building will rise soon. Completion is expected by next year.



Progress at 233 West 125th Street, image courtesy
Aufgang Architects