



The Penthouse Collection at Vesper



DOWNTOWN LIVING

Your Own Austin Skyline

Vesper is excited to now offer to the market seven unique Penthouses available for purchase. In addition to the luxury amenities offered you may choose between three curated interior finish schemes. Live boldly in the heart of Historic Rainey Street District.



Live this life

Vesper embodies the appeal of Rainey Street – new, yet familiar. The romance of West Texas design accompanied with the bustling scene of new Austin.



VESPER (n): 'Evening Star'

The word 'vesper' means 'evening star' or 'evening prayer,' and was selected for how it aligns with the vibe and concept of the project. Vesper will be authentic Austin, embracing the city's unique artisan culture.





WELCOME HOME

Make Your Own Space

Vesper evokes a laid-back luxury, reminiscent of a stylish craft cocktail lounge with a high-desert, Marfa-inspired atmosphere. Blending the vibrant energy of Rainey Street nightlife with subtle desert influences, the space channels the spirit of tequila by a campfire, set against the backdrop of a new frontier. With its sleek, functional design and earthy tones, Vesper feels both grounded and welcoming—making it a place that is easy to call home.







VESPER

LUXURY AMENITIES

Thrive In Style

Vesper amenities will offer residents a foundation far beyond their front door. Engage with a full range of offerings that enhance one's living experience:

ARRIVAL:

24-Hour Concierge, Co-Working Spaces, Liquor Lockers, Dog Wash, Mail and Package Room, Art Gallery

MID LEVEL:

Fitness Center, Private Spin Rooms, Yoga Studio & Outdoor Yoga Lawn, Sky Dog Run, Outdoor Terrace

ROOF TOP:

Residence Lounge, Rooftop Pool, BBQ Grills, Outdoor Fireplace and Lounge

PUBLIC ART GALLERY:

The rear lobby will feature a public art gallery and mural showcasing works by local artists, with direct access to Rainey Street and its eclectic variety of restaurants and cafes, live music venues, and other entertainment options.

VESPER

UNFORGETTABLE VIEWS

VESPER



PENTHOUSE 1
North West



PENTHOUSE 2
South East



PENTHOUSE 3
North



PENTHOUSE 4
South East



PENTHOUSE 5
South West



PENTHOUSE 6
South East



PENTHOUSE 7
South



PENTHOUSE HARDWARE AND FIXTURES

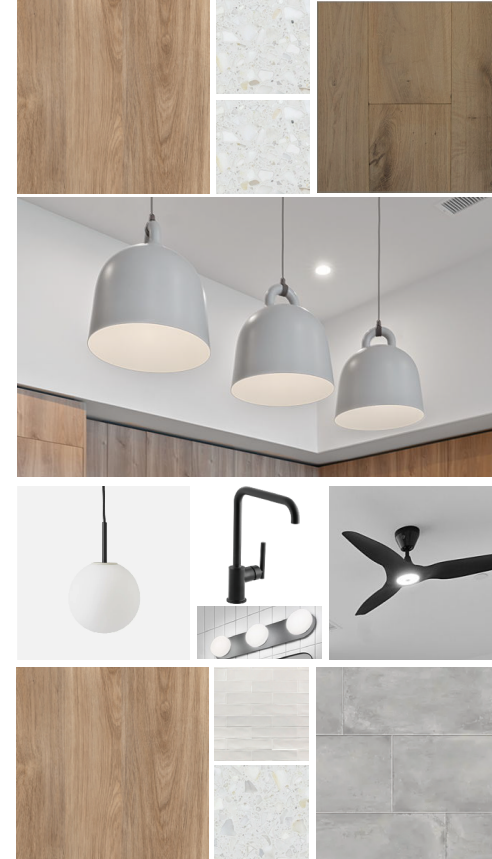
Find Your Fit

A closer look at the elements that make up Vesper's curated finish schemes including: cabinet color, countertops, flooring and lighting fixtures exclusively featured in the penthouse units.



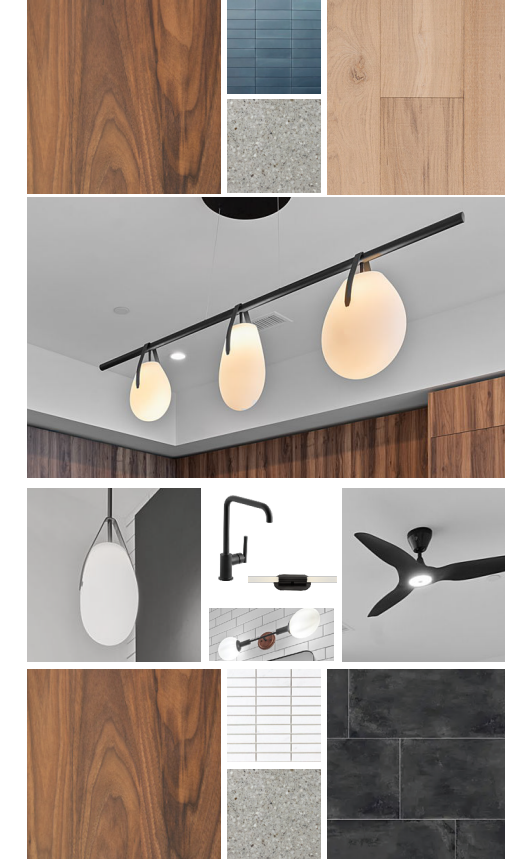
SCHEME A

Desert Calm



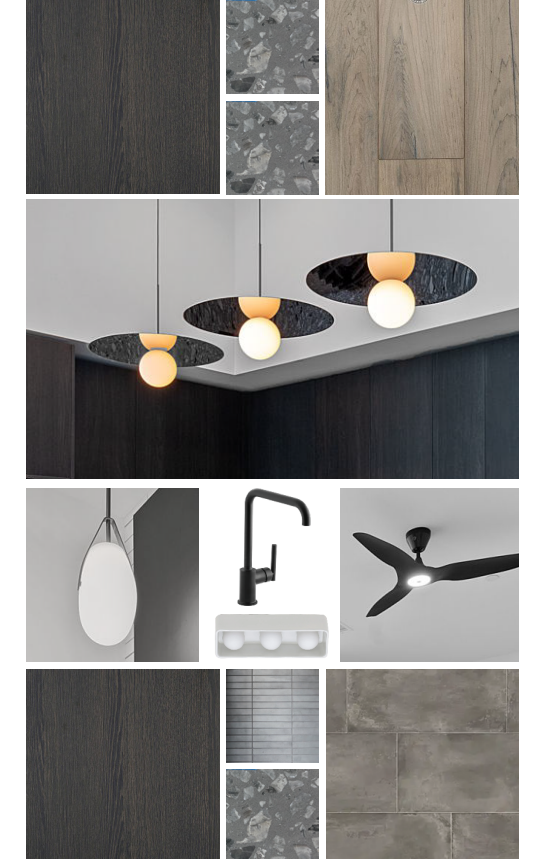
SCHEME B

Mid-Century Austin



SCHEME C

Industrial Rainey



Please note these are representative of color schemes and that fixtures and lighting may vary



PENTHOUSE UPGRADES

BOSCH BENCHMARK LINE

Custom Panel Refrigerator and Dishwasher

BOSCH 800 SERIES APPLIANCE PACKAGE

36" Gas Cooktop

30" Combination Oven

Choice of Stainless Steel or Black Stainless Steel

UPGRADED PLUMBING FIXTURES

Kitchen Faucet and Rain Shower Head/Wand

UPGRADED CUSTOM LIGHT FIXTURE PACKAGE

Haiku Ceiling Fans

Custom Selected Bathroom Vanities and Island Fixtures

BLACKENED STEEL BEHIND MIRRORS IN PRIMARY BATHS

INCREASED CEILING HEIGHT

View Individual Floorplans for Actual Height

COMPLIMENTARY LIQUOR LOCKERS

SCHEME A

Desert Calm



SCHEME B

Mid-Century Austin

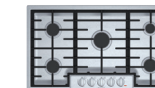


SCHEME C

Industrial Rainey



BOSCH BENCHMARK LINE REFRIGERATOR AND DISHWASHER



BOSCH 800 SERIES APPLIANCE PACKAGE
STAINLESS STEEL OR BLACK STAINELSS STEEL





PENTHOUSE 1

2 BEDROOM
2 BATH
INTERIOR - 1,361 SF
BALCONY - 158 SF
LEVEL 40

Bedroom 1	12'2" x 12'8"
Bedroom 2	12'0" x 10'0"
Kitchen	13'11" x 12'6"
Living Room	23'1" x 12'10"
Balcony	28'3" x 5'1"

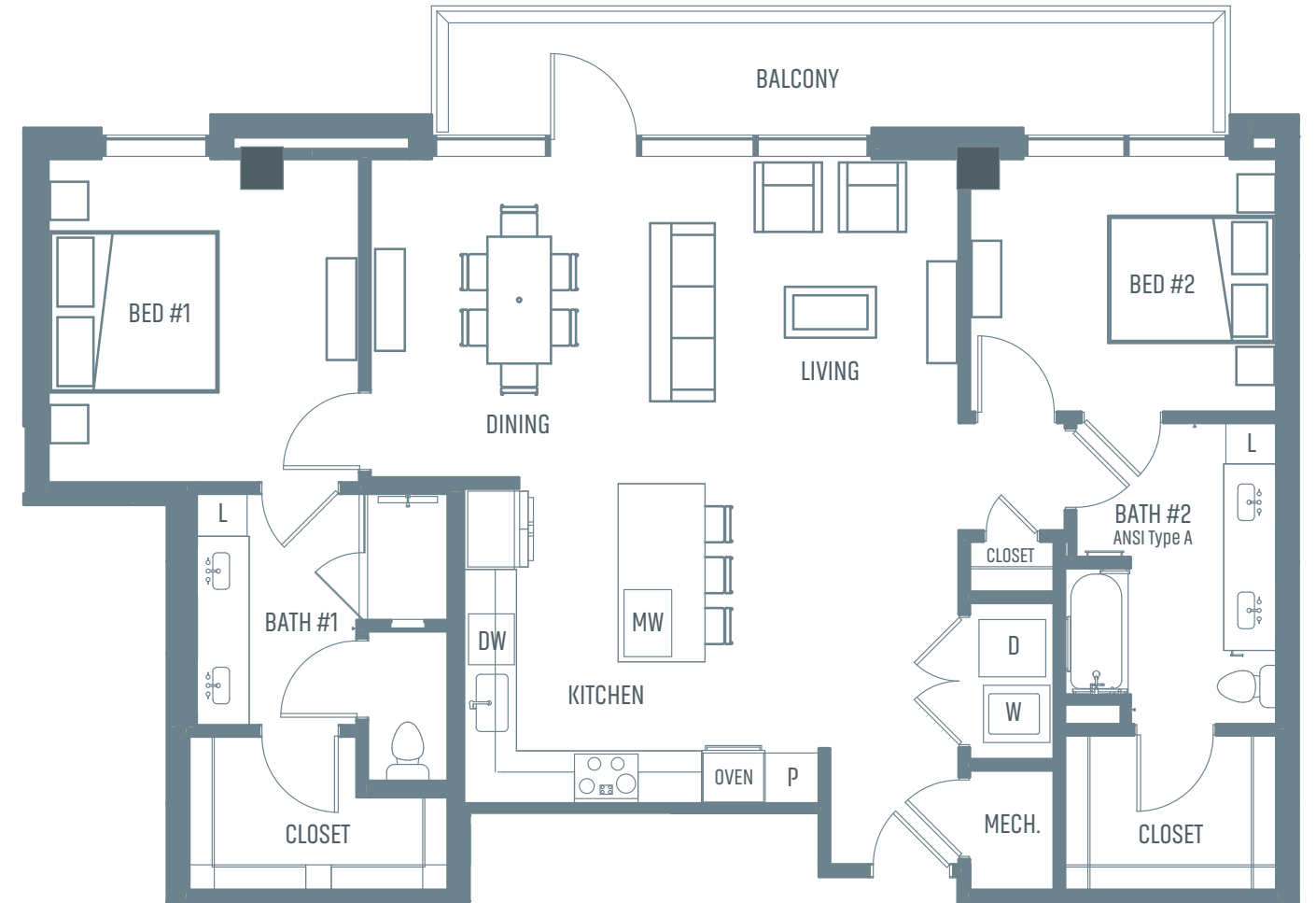
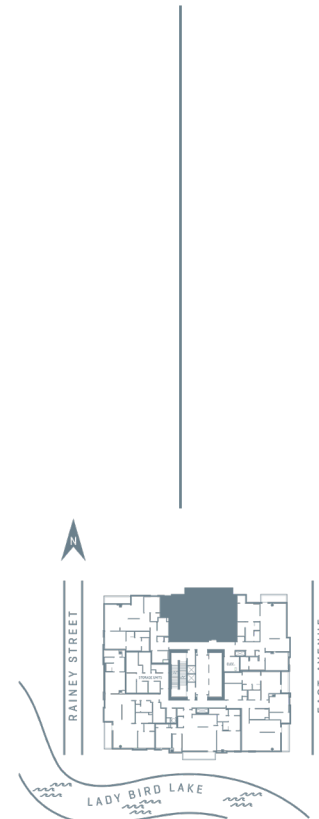
CEILING HEIGHTS

Bedrooms - 9'6"
Bathrooms - 9'6"
Living Room - 11'6"
Kitchen - 9'6"

ANSI TYPE A



SCHEME B Mid-Century Austin





PENTHOUSE 2

2 BEDROOM
2 BATH
INTERIOR - 1,406 SF
BALCONY - 110 SF
LEVEL 40

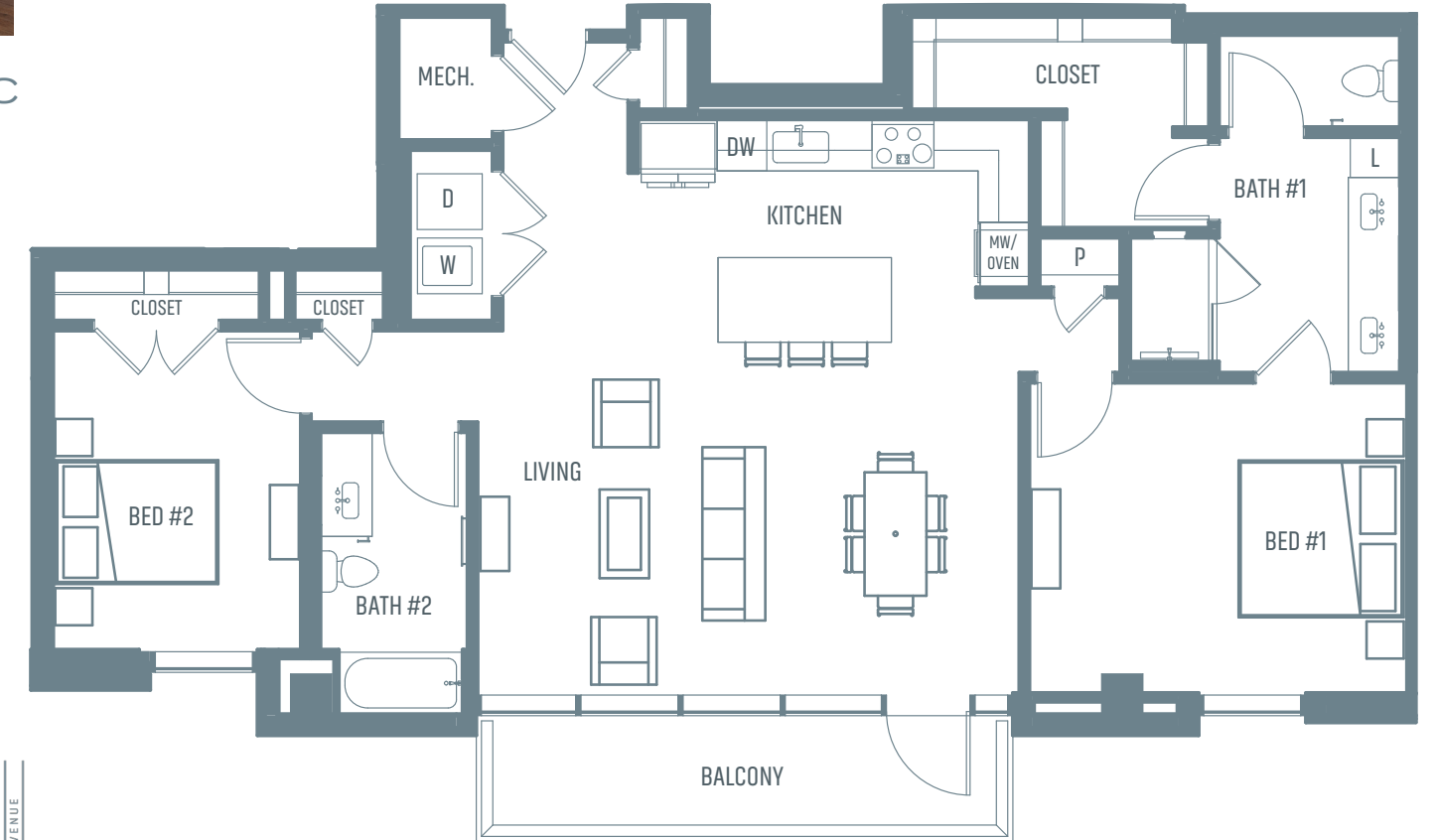
Bedroom 1	15'2" x 12'5"
Bedroom 2	9'11" x 12'10"
Kitchen	15'9" x 8'11"
Living Room	21'9" x 14'3"
Balcony	21'8" x 5'1"

CEILING HEIGHTS

Bedrooms - 9'6"
Bathrooms - 9'6"
Living Room - 11'0"
Kitchen - 9'6"



SCHEME C Industrial Rainey





PENTHOUSE 3

2 BEDROOM
2 BATH
INTERIOR - 1,474 SF
BALCONY - 83 SF
LEVEL 40

Bedroom 1	13'4" x 11'3"
Bedroom 2	10'2" x 10'0"
Kitchen	19'0" x 8'11"
Living Room	9'6" x 17' 0"
Balcony	17'3" x 4'10"

CEILING HEIGHTS

Bedrooms - 9'6"
Bathrooms - 9'6"
Living Room/ Kitchen - 11'6"



SCHEME A

Desert Calm





PENTHOUSE 4

2 BEDROOM
2 BATH
INTERIOR - 1,505 SF
BALCONY - 89 SF
LEVEL 40

Bedroom 1	14'10" x 11'1"
Bedroom 2	14'5" x 11'6"
Kitchen	15'4" x 9'2"
Living Room	16'4" x 21'8"
Balcony	17'6" x 5'1"

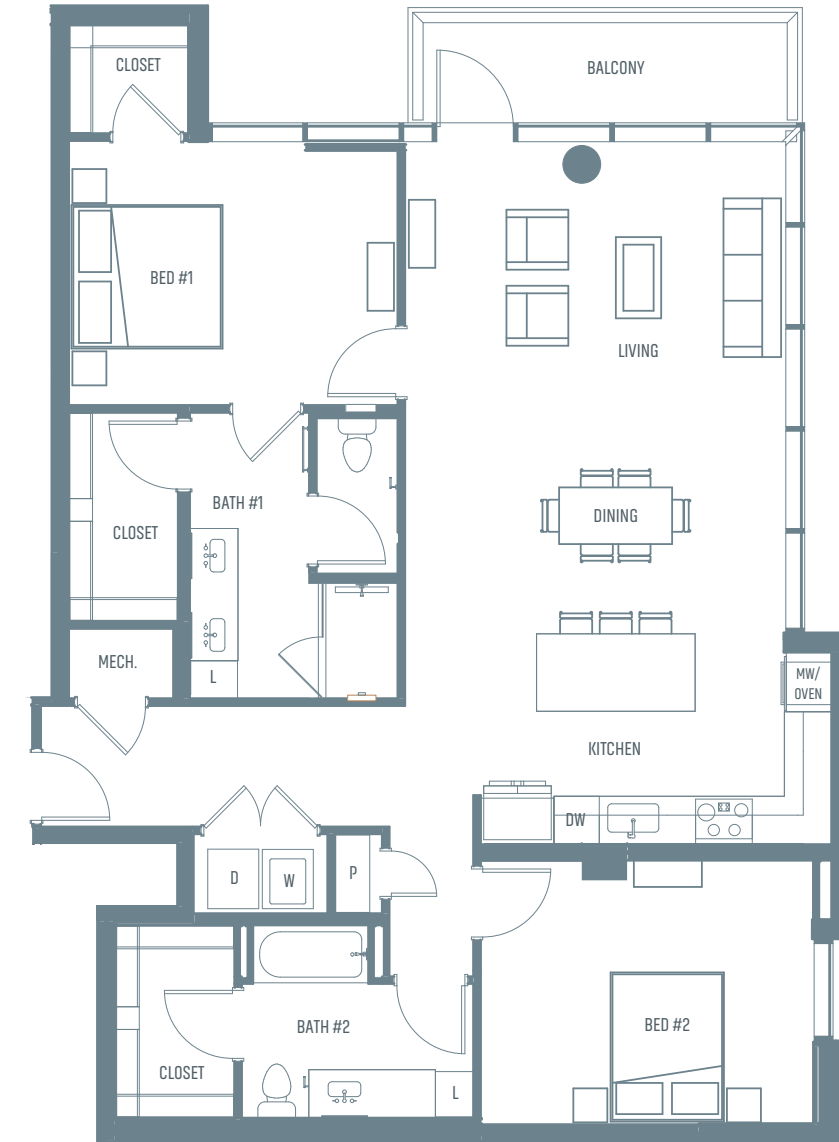
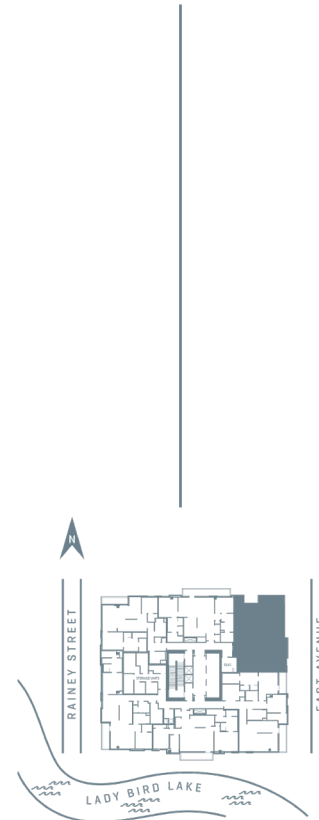
CEILING HEIGHTS

Bedrooms - 9'6"
Bathrooms - 9'6"
Living Room/ Kitchen - 12'0"



SCHEME C

Industrial Rainey



SOLD



PENTHOUSE 5

2 BEDROOM + DEN
2 BATH
INTERIOR - 1,655 SF
BALCONY - 88 SF
LEVEL 40

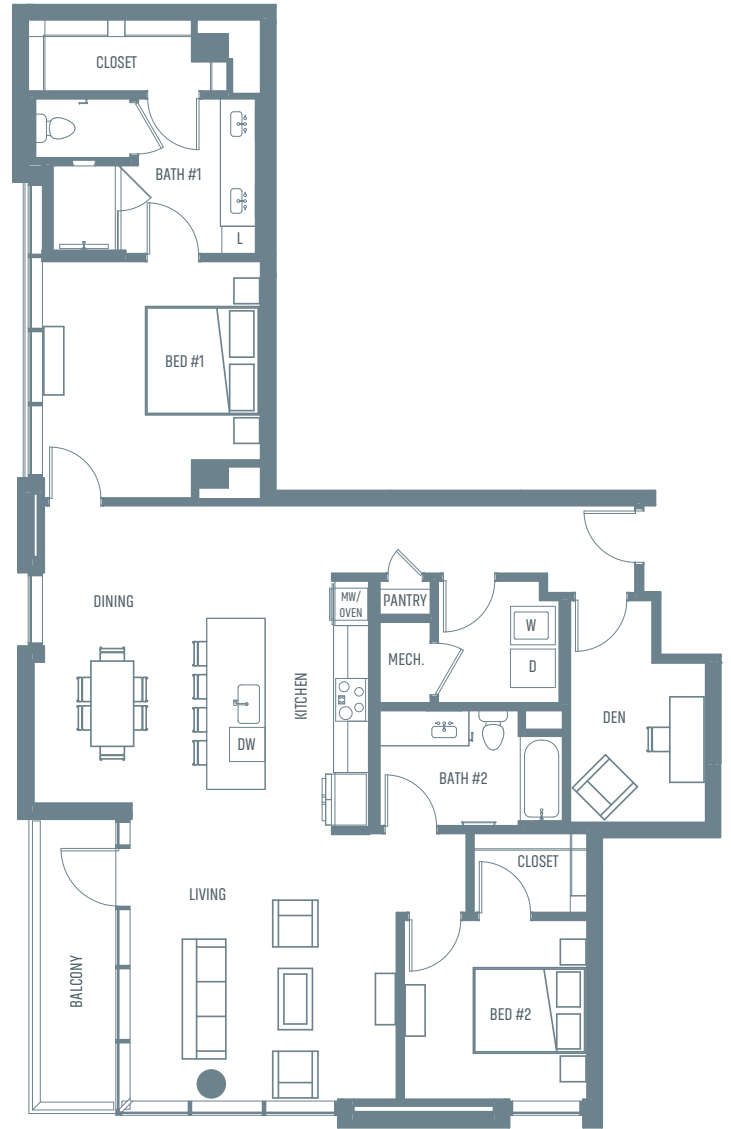
Bedroom 1	12'9" x 13'10"
Bedroom 2	10'8" x 10'5"
Den	7'10" x 9'3"
Kitchen	9'5" x 14'4"
Dining	10'1" x 13'4"
Living Room	15'7" x 15'7"
Balcony	5'1" x 7'3"

CEILING HEIGHTS

Bedrooms - 10'6"
Bathrooms - 9'6"
Living Room/ Kitchen - 11'6"



SCHEME B
Mid-Century Austin





PENTHOUSE 6

2 BEDROOM + DEN
2 BATH
INTERIOR - 1,757 SF
BALCONY - 158 SF
LEVEL 40

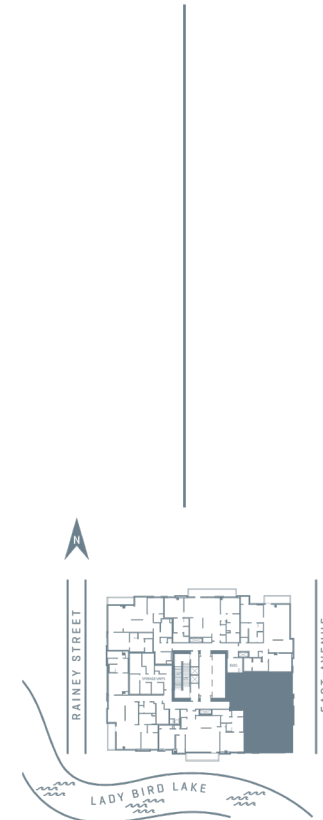
Bedroom 1	12'3" x 13'11"
Bedroom 2	12'4" x 11'6"
Den	11'0" x 10'3"
Kitchen	19'9" x 8'11"
Living Room	24'11" x 10'9"
Balcony	5'1" x 17'11"
Balcony	5'1" x 13'6"

CEILING HEIGHTS

Bedrooms - 10'6"
Bathrooms - 9'6"
Living Room/ Kitchen - 11'0"



SCHEME B Mid-Century Austin





PENTHOUSE 7

2 BEDROOM + DEN
 2 BATH
 INTERIOR - 1,773 SF
 BALCONY - 65 SF
 LEVEL 41

Bedroom 1	12'9" x 12'5"
Bedroom 2	15'10" x 11'3"
Den	14'10" x 8'9"
Kitchen	12'11" x 10'0"
Living Room	22'8" x 14'10"
Balcony	5'0" x 13'1"

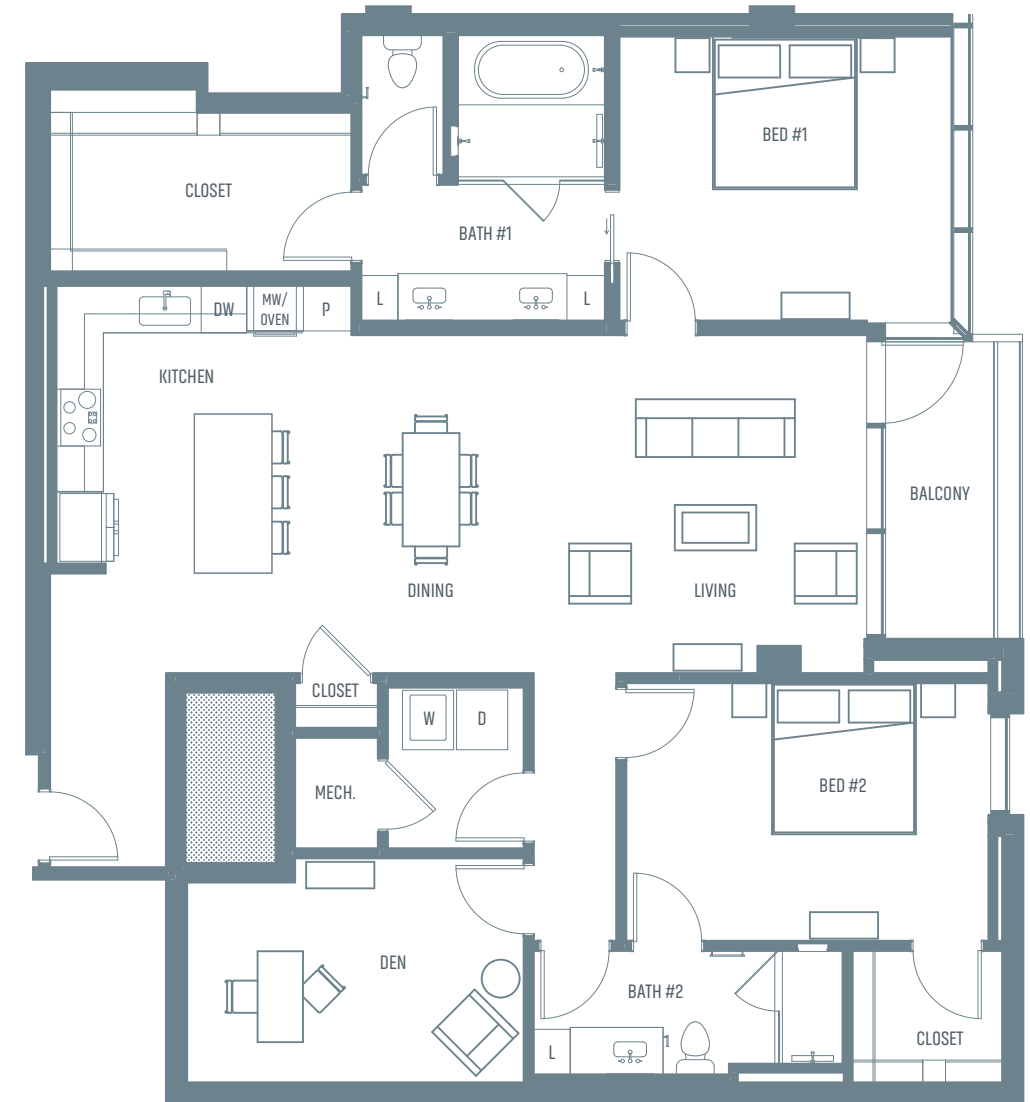
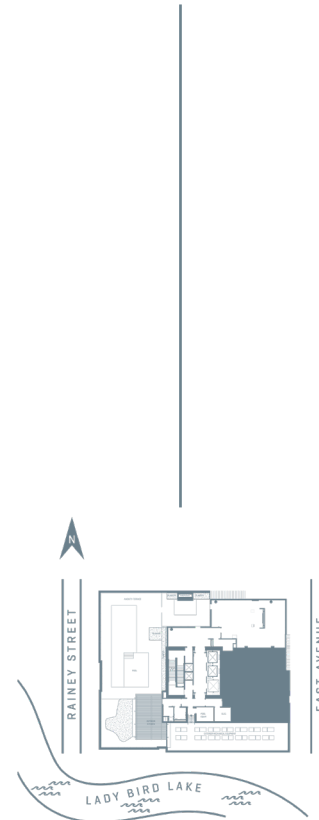
CEILING HEIGHTS

Bedrooms - 9'6"
 Bathrooms - 9'6"
 Living Room/ Kitchen - 11'6"



SCHEME A

Desert Calm

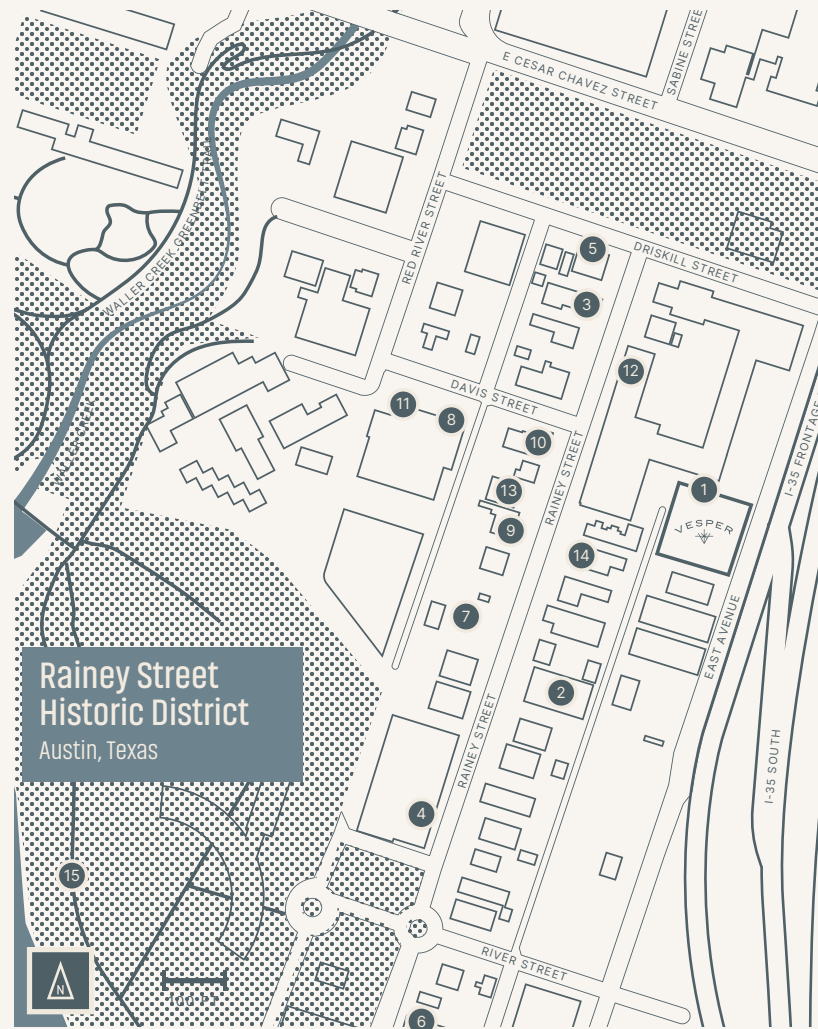


RAINEY STREET HISTORIC DISTRICT

Experience quintessential Austin in the Rainey Street District with bungalow-style bars, food trucks, and live music. Just steps away from the heart of Downtown Austin, Lady Bird Lake, and more.



- 1. Vesper
- 2. Bangers Beer Garden
- 3. Lustre Pearl Rainey
- 4. The Tippy Alchemist
- 5. Via 313 Pizza
- 6. Emmer & Rye
- 7. Rainey Street Food Truck Lot
- 8. Cafe 605
- 9. Augustine
- 10. Clive Bar
- 11. Geraldine's
- 12. Anthem
- 13. Parlor Room
- 14. Idle Hands
- 15. Ann & Roy Butler Hiking Trail





SALES CENTER

84 EAST AVENUE,
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DEVELOPERS

PEARLSTONE
PARTNERS



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