

COMMERCIAL

Construction & Renovation

AO'S ANTON ASPIRE & ASCEND MULTIFAMILY PROJECT

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[AO](#), a leading full-service architecture firm with design expertise spanning the full commercial real estate spectrum, has completed the design of [Anton Aspire & Ascend](#) in Milpitas, Silicon Valley, California. Adjacent to the new BART/VTA station, the pair of transit-oriented mixed-use residential projects offers 583 market-rate rental units and an upscale, richly textured living environment for young professionals in the bay area. The two buildings sit on 5,400-square-foot of neighborhood retail space behind angled storefronts along with a 2.1-acre park, open to the public, featuring custom art installations.

“This has been such a fulfilling project to work on with our partners at Anton DevCo; this new endeavor symbolizes the future of transit-oriented design in key employment and entertainment hubs, like this one in Silicon Valley and the city of Milpitas,” said AO Managing Partner Ed Cadavona. “We aimed to create two complementary buildings adjacent to the stations, drawing inspiration from a narrative that lets these buildings match one another, while still keeping their autonomy, creating a sibling-like aesthetic to join them together.”

Architecturally, the two projects personify the paradox of movement as form. Cues were taken from the BART station itself, including extensive use of metal paneling and a futuristic outlook. The sweeping concave curves of the facades are meant to be read as one bold statement across both buildings, forming a prominent entry into the transit area. Fluidity, complementary curves and unexpected angles in multiple dimensions all give a sense of the kinetic movement. Balconies engage angled acrylic railing, and angled bay windows, wrapped in metal, contribute to the dynamic energy. The project's color palette is monochromatic with the added depth of metal panel cladding systems, metal awnings and fiber cement panels.

Both buildings sport expansive rooftop recreation zones, each with a pool offering panoramic city views. Open concept units include top-of-market gourmet kitchens and finishes. Many residences enjoy expanded views as the result of cleverly angled interior walls. In the end, it is

the dynamism of the architecture and execution which come together to form the epitome of a place to call home. Despite its monumental architectural gestures, the project carefully considers the human scale and the experience of the resident. AO is the design architect and architect of record on this project, partnering with [Catalina Design Group](#) on interiors and [MJS Landscape Architecture](#). The project won a 2022 *Gold Nugget* Merit Award for Best Multifamily Housing Community (100+ du/ac).

“We’re excited to complete our master plan community within the thriving Milpitas Metro Specific Plan,” said Anton DevCo, Inc. Director of Development Services Rachel Green. “Residents of Anton Ascend and Aspire will have unparalleled access to the newly completed Milpitas Transit Center featuring BART and VTA service, Great Mall shopping, and essential businesses. We look forward to offering an unmatched resident experience in this dynamic location.”

About AO

AO is a relationship-focused, design-driven architectural, interior and planning services firm helping clients create places where people and business flourish. In its 48th year, the firm boasts a wide-ranging expertise across multifamily, retail, hospitality, mixed-use, science and technology, data centers, restaurant, healthcare, office, industrial, parking, landscape, interiors, global design, modular, transit-oriented development, and public utilities. AO is known for its ardent collaboration with developers and owners, and deep expertise across various building types. AO operates from studios in the cities of Orange, San Diego, Oakland and Sunnyvale, CA, New York, NY, Atlanta, GA, and Orlando, FL, where it serves clients across the Americas, Asia and beyond. Visit aoarchitects.com to learn more.

About Anton DevCo, Inc.

Anton DevCo, Inc is a leading California based multifamily real estate development and operating company with a dynamic portfolio of multifamily rental communities across California and beyond. Between our completed developments and pipeline Anton DevCo has developed a real estate portfolio worth over \$1 billion with over 10,000 units in communities consisting of garden, podium, and wrap style apartments.

