

THE MOD MANOR

WINNER
Ultimate Connected Home



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1 Inspired by the meticulous lighting design in Osbee's showroom, the homeowner commissioned Osbee to design the lighting layout featuring fixtures specified by the Interior Designer, including this stunning, chandelier in the Foyer.

2 In the Library, motorized shades can be opened and closed, the TV set to the selected source, and the lighting adjusted to highlight the art collection at the touch of a button or swipe on an iPad.

3 On movie nights, a 15' screen drops down from the ceiling in the Dedicated Home Theater to display the picture from the movie-theater-quality HD projection system. The room is filled with rich acoustics from the 5.1 surround-sound speakers. The iPad docked on the side table makes it all easy to control from any seat in the house.

4 The TV in the Dedicated Home Theater is perfect for everyday viewing or after-school cartoons.



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For a truly spectacular home, beauty IS more than skin deep. The architecture and design of this residence were magazine-worthy. It was what was hidden behind the walls that screamed out for a complete Osbee transformation.

When Osbee first met with the homeowners of this 12,000 square foot residence, we found TVs with cable boxes everywhere, an outdated lighting system, multiple banks of light switches and old-fashioned thermostats cluttering the walls, no surveillance, and an underpowered sound system. The home was loaded with technology, however it was missing the links to connect it all together.

The transformation began by connecting all the TVs to a global video distribution system and upgrading the audio. We added surveillance, touchscreen and iPad control, centralized lighting control, and unobtrusive remote sensors to replace the bulky thermostats. Finishing touches included the installation of a mirror TV in the Living Room and system-controlled motorized shades.



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99 CALVERT STREET, HARRISON, NY 10528

555 FIFTH AVENUE, NEW YORK, NY 10017

914.777.6611 www.osbee.com info@osbee.com

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1 (Shades Up)



1 (Shades Down)

1 Motorized Shades in the Kitchen are controlled from the countertop touchscreen, a nearby wall-mount keypad, or an iPad.

2 Although it looks like it is simply hung on the wall, the mirror TV in the Living Room is the result of intricate engineering of a special mount to ensure adequate ventilation and chimney clearance.



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3 When the TV is off, it looks like a simple, elegant mirror above the fireplace.

4 The wall-mounted touchscreen in the Foyer Hallway lets the homeowner adjust humidity levels – and control every other system – throughout the home. The single keypad below the touchscreen controls lighting for four areas of the home.