

OFF THE MRKT

Your Guide To New York Real Estate And More

Off The MRKT, is a real estate lifestyle website based in New York City.

These Listings Have Some Of The Best Outdoor Spaces For Summer

If you weren't able to snatch up a home in the Hamptons, not all is lost. Vacation travel still hasn't become the norm, but who needs to travel when you have some of the best outdoor spaces in New York City. We found a few of our favorite listings on the market. Get yours before it's too late.



One Essex Crossing - Residence 10H - \$4,595,000

One Essex Crossing, designed inside and out by acclaimed architecture firm CetraRuddy, is a 14-story luxury condominium building that spans a full city block between Broome and Delancey Streets and features light-filled residences with skyline views, shared and private outdoor space, and a wealth of indoor/outdoor amenities. The building is the newest addition to the Essex Crossing community located within Manhattan's vibrant Lower East Side. Essex Crossing is one of the most significant urban renewal developments in the history of New York City and, when complete, will include nine sites across six acres.

Residence 10H is a spacious 1,906 SF 3-bedroom, 3.5 bathroom home with a generous 1,490 SF two-tiered terrace and southeast exposure that delivers stunning views toward Downtown Manhattan and beyond. This residence features wide plank European oak flooring with a warm custom stain, ceiling heights of up to 10 feet, and oversized windows providing exceptional natural light and air. Imagery (credit: VMI Studios)



50 Bridge Park Drive #8E \$1,750,000

Quay Tower, designed by ODA New York and located on the Brooklyn Heights waterfront on Brooklyn Bridge Park, is a full service condominium with not one, but two, rooftop terraces for residents to enjoy year round but, of course, now more than ever with summer upon us. The coveted Rooftop Sunset Entertainment Lounge features an indoor/outdoor fireplace, BBQ, catering kitchen and truly hard-to-believe views of the Manhattan skyline and the East River. Meanwhile, the Rooftop Sky Cabana Entertainment Lounge features open southern views of the New York Harbor, outdoor sun and dining terrace with BBQs and flat screen entertainment center. Remaining residences are priced from \$1.75M for a two bedroom, two bathroom home with interiors by Marmol Radziner. SERHANT. is leading marketing and sales; RAL Companies and Oliver's Realty Group have developed the building.

Evan Joseph Photography



2505 Broadway - Residence 15B - \$4,750,000

2505 Broadway is a new luxury condominium building located on the Upper West Side designed by Eran Chen of ODA. The building draws inspiration from the past, looks towards the future and is imbued with warmth and wit. Located on the West Side of Broadway between 93rd and 94th Streets, it will rise approximately 19-stories and consist of 41 residences, ranging in size from one bedroom to four bedrooms, all cleverly oriented to capture the very best lighting and views.

Residence 15B is a spacious three-bedroom, three and a half-bath residence that features a 127 square foot private terrace positioned directly off the living room, and kitchen. Upon arrival residences experience elegance, glamour sprawling across 2,236 square feet with voluminous 10'5" ceilings, herringbone oak flooring throughout. The great room captures eastern and western exposure and is an exceptional setting to relax, dine, and entertain.

Elevated amenities exclusive to residents are tailored for today's lifestyle in mind, featuring a landscaped rooftop by SYLA with two outdoor kitchens and separate courtyard terraces; a social lounge; a fitness center with state-of-the-art equipment; children's playroom; a multipurpose sports court and screening room; pet spa and 24-hour concierge.

Imagery of 2505 Broadway (credit: MOSO Studio):



VU Listing - Residence 28B - \$3,949,000

Developed by Minrav Development, VU is a new 100-resident condominium building located at 368 Third Avenue in Kips Bay. VU rises 36 stories to offer many residents views of the skyline from uptown to downtown, as well as the East River, and One World Trade. VU's architecture was designed by SLCE Architects and interiors and amenities were designed by Paris Forino. High up on the 36th floor sits the rooftop terrace, where residents may enjoy lush greenery and plush furniture as they take in unrivaled city views.

Residence 28B is an extraordinary 3 bed, 3.5 bath home that reveals unparalleled New York City views through its Northern, Southern and Western exposures. With only two residences per floor, this exclusive offering provides both privacy and lavish living. The dramatic, corner great room affords an elegant setting for entertaining with a backdrop of iconic views that includes the Empire State Building and Freedom Tower. With a full floor of wellness, vitality and entertaining amenities by Paris Forino, VU provides residents with a variety of offerings that are designed to enhance the quality of everyday living.

Credit: Unmarked Studios



214 West 72nd Street -FLOOR5 \$2,825,000

Parker West, designed from the ground up by GRADE New York and located at a prime Upper West Side: 214 West 72nd Street, features a roof terrace with a BBQ and stunning Hudson River and skyline views along with an outdoor children's playscape. A lesson learned from 2020; kids and adults alike need ample outdoor space! The rooftop is being curated by The Organic Gardener to feature landscaping with pops of color and unique gardening programs for kids. Timothy Osborne will teach small classes so residents and their friends can learn how to plant flowers, fruits, veggies, and more for hands-on seasonal fun. Remaining residences are priced from \$2.825M for a three bedroom, three bathroom home. Corcoran Sunshine Marketing Group is leading marketing and sales; CBSK/Brooklyn Standard is the development firm.

Credit: Depict