

OFF THE MRKT

Your Guide To New York Real Estate And More

Homes With The Best New Commute, The Ferry

As offices and restaurants begin to reopen, many New Yorkers are starting to plot their future commutes, dreading the crowded subway they used to hop on without a second thought and imagining a better way to travel. One transportation alternative that comes to mind for many is the ferry: a breezy, open-air commute that takes less time than the subway, car or bike, and provides ample space (not to mention iconic skyline views!) along the way.

QUAY TOWER (Brooklyn Heights)



Courtesy RAL Companies and Oliver's Realty Group

Situated right on the Brooklyn Heights waterfront, mere steps from the ferry stop at Pier 6, Quay Tower – the record-setting condo tower – couldn't be any closer to the ferry. Residents enjoy an easy, breezy open-air commute to FiDi and Midtown. Proximity to the ferry has been a major selling point for the development. Even the building's penthouse buyer, who just closed on his home for \$20M+, the most expensive home sale in Brooklyn history, was lured to Quay Tower by the ease of a ferry commute. With architecture by ODA's Eran Chen and cool, California-modernist interiors by AD100 firm Marmol Radziner, Quay Tower offers a serene

indoor/outdoor lifestyle that's inspired by surrounding Brooklyn Bridge Park. Homes start at \$1.675M for a two-bedroom.

FRONT & YORK (DUMBO)



Credit: Williams New York

Located in Brooklyn's dynamic waterfront neighborhood of DUMBO, Front & York positions residents within minutes of the Financial District via the ferry, a brief and scenic open-air commute across the East River that takes only four minutes. The ferry offers numerous departure and arrival times throughout rush hour each day, making the commute an absolute breeze. Front & York residents can enjoy the quick walk to the terminal from the development, which has been designed with double-wide sidewalks to prioritize pedestrians. Designed inside and out by Morris Adjmi, Front & York offers spacious homes with unobstructed views of the iconic Manhattan skyline and an unprecedented amenity-rich lifestyle, including a private park and a co-working lounge for residents looking for a balance between working from their apartment and going into the office.

AVORA AT PORT IMPERIAL (Weehawken)



Credit: Courtesy of Avora

Situated on the Hudson River waterfront at Weehawken's Port Imperial, Avora is a luxury residential oasis enveloped in breathtaking views, natural light and beautiful, fresh air. Developed by Landsea Homes – a leading international homebuilding and development company sought across the United States, Europe and Asia for its high-performance, high-quality homes – Avora is a LEED silver certified development that combines 184 one- to three-bedroom residences with an incredible array of resort-style amenities paired with immediate access to Manhattan to offer the ultimate Gold Coast lifestyle. The building is located right at the Port Imperial ferry stop. Many residents in the building travel to and from the city via ferry.

ELLIPSE (Newport)



Credit: Courtesy of LeFrak

Located on the waterfront of Jersey City's thriving Newport neighborhood and designed by internationally-acclaimed design firm Arquitectonica, Ellipse has upped the ante for luxury living in Jersey City, with spacious waterfront homes and Manhattan-style amenities. For those commuting into Manhattan but looking for an alternative to the PATH, Newport provides easy access to the NY Waterway into Midtown Manhattan, an enjoyable commute in the fresh outdoor air. Residents of Ellipse are moments from several ferry stops: the Hoboken Terminal, accessed via a scenic walk along the Hudson River Waterfront Walkway, as well as the Paulus Hook terminal. NY Waterway also announced last year that ferry service will resume between Manhattan and Newport in the future as well, making for even more options and an even easier commute from Ellipse.

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