

NEW YORK

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Special Promotion Page

BEST LUXURY PROPERTIES

REAL ESTATE SHOWCASE



HOUSE PROUD

Luxury-seeking buyers should check out the view-infused 3BR **Vela Townhouses** on River Road in Edgewater, NJ. These three-story townhomes range from 3,617 to 5,200 square feet of indoor living under ceilings that rise from nine to 18 feet above hard wood floors, and up to 1,000 more square feet of roof decks with glass-enclosed solariums. Each and every one features private elevators, working fireplaces, and private two-car garages. Open kitchens boast walnut wood cabinetry and honed granite countertops and appliances from KitchenAid, Sub-Zero, and Viking. Marble master baths have glass-enclosed shower stalls, Kohler Tea-for-Two soaking tubs, and stylized vanities topped off with limestone. Communal pleasures include a waterfront infinity-edge pool surrounded by Thomas Balsley-designed landscaping. From \$1.495 million. AVAILABLE NOW.

JACQUELINE URGO | 201-886-0088 | THE MARKETING DIRECTORS, INC.



LIMITED EDITION

Set between Lexington and Third Avenues, **180 E. 93rd Street** is now offering nine 3BR and 4BR homes, including PHs, with terraces and balconies featured in a few of the units. Ranging from 1,456 to 3,061 square feet, you'll find oversized windows, wide-plank oak wood floors with dark stain finishes, and working fireplaces. Kitchens are filled with hand-painted wood cabinetry with Pietra Cardosa slate worktops and appliances from Viking and Bosch. Every bedroom's ensuite bathroom is dressed in marble floors and walls and comes with separate oversized stall showers, soaking tubs, and custom-designed double sink vanities with marble tops. A remote home automation system allows for customized climate, audio, and lighting changes at the touch of a pad—and a security and surveillance system. Building amenities include temperature controlled wine storage, a fitness room, and playground. From about \$2.7 million. SPRING 2009.

RICHARD STEINBERG | 212-439-5183 | WARBURG REALTY PARTNERSHIP



SKY'S THE LIMIT

Close to Madison Square Park and off Fifth Avenue at 29th Street, the **Sky House** is a fashionable tower of 1BR to full-floor 4BR homes, including duplexes and penthouses. Ranging from 767 to over 4,000 square feet of living space, a duplex on the 51st floor has a sprawling terrace and an option for a winter garden. All feature oak wood floors throughout and some sport floor-to-ceiling windows. The open kitchens feature either porcelain tile or oak wood floors, rift-cut cherry wood cabinetry with granite worktops, and KitchenAid Architect Series appliances. Marble master baths have separate shower stalls and cherry wood vanities topped off with granite. Residential amenities include a fitness center, a playroom for the kids, and round-the-clock concierge services from Abigail Michaels. From \$950,000. AVAILABLE NOW.

DAVID PERRY | 212-399-2400 | THE CLARETT GROUP



TALL ORDER

In Long Island City on 42nd Road, **The Star Tower** is selling a mix of 1BR and 2BR view-filled residences, including PHs. Ranging from 617 to 1,213 square feet, Brazilian walnut wood floors are featured throughout and some boast curved floor-to-ceiling windows. Open kitchens feature wenge wood cabinetry with lavastone countertops and appliances from Sub-Zero and Bosch. Master baths are dressed up in natural stone walls and floors with Brazilian walnut inlays, come with separate rain shower stalls, custom-designed deep soaking tubs, and vanities finished off with natural stone. Communal pleasures include the SkyDeck, said to be the largest rooftop in all of LIC, with an outdoor pool, cabanas, daybeds, and a Viking grilling station. There's also the SkyLounge: a residential lounge with a catering kitchen, wet bar, entertaining area, fitness center, and a Great Lawn. From \$425,000. WINTER 2009.

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