

FINANCIAL DISTRICT



101 WALL STREET

New & Next

The Financial District's building boom continues unabated

DOWNTOWN USED TO BE WHERE PEOPLE WORKED, NOT LIVED OR PLAYED. But it's now home to some of the most dynamic development in Manhattan, while demand continues to increase. Indeed, according to Platinum Properties, in the first quarter of 2015, the average sales price of two-bedroom units increased more than 20 percent over the same period in 2014, while one-bedrooms increased more than 13 percent since the last quarter of 2014.

And 50 West may be the highest-profile new building in the area, but it's hardly alone. Below, details on some of the most noteworthy additions to the neighborhood.

101 WALL STREET

Project: Marketed by Corcoran Sunshine, the Claremont Group's 52-unit conversion of a 24-floor building by architect Karl Fischer and interior designer Piet Boon will preserve the existing lobby's Art Deco details while "re-imagining" it, adding touches like newly landscaped setback terraces, extra-wide-plank herringbone floors, made-to-order entry and interior doors with stepped inset panels.

Units available: sales have just launched.

Size: 700-plus to 2,300-plus square feet, one to four bedrooms.

Pricing: \$1.1 million to more than \$6 million.

Amenities: residents' lounge and library, playroom, game room, golf simulator, rooftop terrace.

Expected occupancy: third quarter 2016.

For more information: 101wall.com



COURTESY THE BEEKMAN

THE BEEKMAN, 5 BEEKMAN STREET

Project: GFI Development's Beekman Residences, brokered by Fredrik Eklund and John Gomes of Douglas Elliman, are part of the larger Beekman development, which includes a historic 10-story property built in 1881-1883

that is becoming The Beekman, a Thompson Hotel. It will be conjoined with a 51-story Residence luxury condo tower, with interiors by Thomas Juul-Hansen, to be operated by Thompson; both buildings will be LEED-certified.

Units available: about 50 percent of 68 units.

Size: 700 to 3,550 square feet, one to three bedrooms.

Pricing: \$1.2 million to more than \$15 million for one of two full-floor penthouses.

Amenities: private dining room with chef's table; media room; rooftop terrace; fitness center; concierge services at The Beekman; in-residence spa treatments and personal training sessions.

Expected occupancy: early 2016.

For more information: Thebeekman.com



ARCHPARTNERS

30 PARK PLACE

Project: Designed by Robert A.M. Stern Architects, Silverstein Properties' limestone-and-concrete condo building will offer 14-foot ceilings, white oak flooring and bay windows, along with finishes such as Bilotta cabinets in the kitchen and chinchilla mink marble slab bathtubs and radiant heat flooring in the bathrooms.

Units available: approximately 30 percent of 157 total.

Size: from 1,100 to 6,000 square feet, one- to six-bedroom units

Pricing: from \$3.4 million to over \$60 million for a combo, duplex penthouse with over 10,000 interior square feet and 800 exterior square feet.

Amenities: The residential portion, managed by the Four Seasons (the lower floors will house a 189-room Four Seasons hotel), gives buyers access to the hotel's room and concierge services; the 38th floor features amenities such as a vaulted conservatory with a baby grand piano, a children's playroom, a yoga studio, and two double-height loggias. Other amenities include a 75-foot swimming pool and access to the Four Seasons spa and salon.

Expected occupancy: early 2016.

For more information: thirtyparkplace.com



MCALLET DIGITAL

19 PARK PLACE

Project: Marketed by Halstead Property Development Marketing, this ultra-thin, futuristic tower from developer ABN Realty and architect Ismael Leyva features curved, frameless glass balconies and argon gas-filled windows for soundproofing, energy efficiency and UV ray blockage, as well as a living green wall, a 19-foot waterfall and custom art by Amanda Weil in the lobby.

Units available: 17 of 24.

Size: studios (half-floor, open lofts, 716 square feet) to three bedrooms, plus one penthouse with rooftop terrace (2,600 square feet plus of interior space and 1,200 square feet plus of exterior space).

Pricing: from \$1.35 to \$11.95 million.

Amenities: landscaped terrace; lounge with screening area; fitness room; children's play around; heated sidewalks at the entrance; separately purchased private "sky terraces."

Expected occupancy: fourth quarter 2015.

For more information: 19pptribeca.com ■