

REAL ESTATE

## 20 must-know residential developments hitting NYC this season

By Zachary Kussin

April 16, 2015 | 12:01am

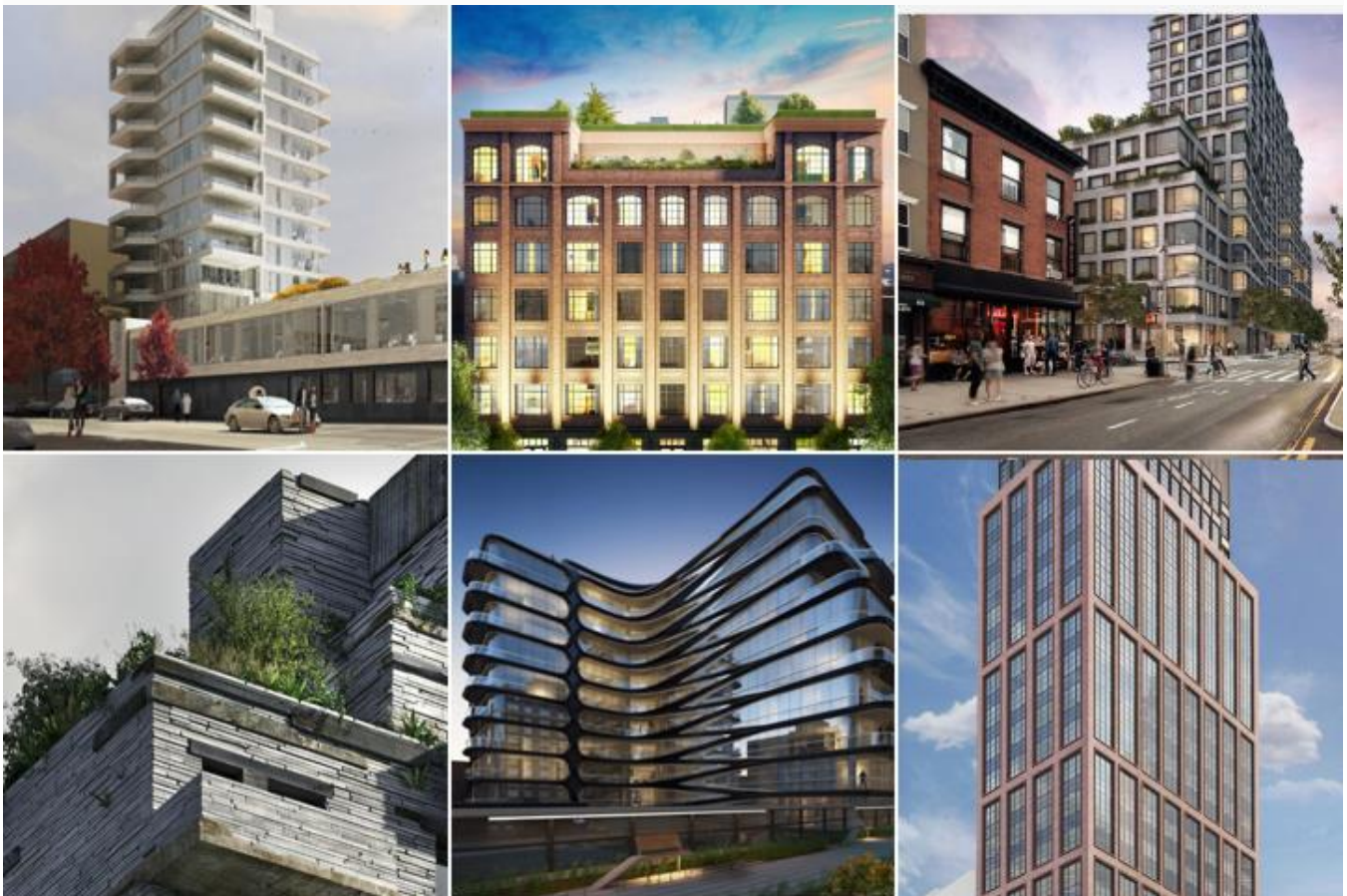


Photo: Labtop; PAPERFARMER; 550 Vanderbilt; 12 Warren; render by Visualarch; Toll Brothers City Living

If you're about to embark on the hunt to buy the perfect New York City pad, get excited.

A healthy stock of new residential buildings — some ground-up, some converted — are listing thousands of apartments for sale this spring. They range from the mega-glitzy, Robert A.M. Stern-designed 520 Park Ave. (whose sprawling penthouse will ask a stratospheric \$130 million) to the boutique, like 559 W. 23rd St., which will have six duplex units starting at \$4.5 million.

**AKA**



AKA Sutton Place.

Photo: Halkin Mason Studio

The AKA brand, known for its line of extended-stay hotels, will sell apartments in three of its five New York City locations. One of them is AKA United Nations at 234 E. 46th St., which late this spring will list 95 one-bedrooms ranging \$1.2 to \$1.5 million. They measure between 610 to 729 square feet. Closings are slated for late summer.

Another is AKA Sutton Place, at 330 E. 56th St., which will sell a select number of one- and two-bedroom units – with sizes ranging 700 to 2,000 square feet. One-bedrooms will start at \$1 million, while two-bedrooms will begin at \$2 million. Units here will have mahogany floors and coffered ceilings. Sutton Place sales are expected to launch in late spring/early summer.

Lastly, AKA Wall Street, at 84 William St., will list 137 units – spanning studios through two-bedrooms – late this spring. Prices will span \$766,900 to \$2.78 million. Closings here are also slated for fall.

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