



UPPER WEST SIDE FOR RENT IN NYC RIVERSIDE CENTER

Riverside Center rentals with over-the-top amenities ask from \$3,140

The 616 apartments of 21 West End are now up for grabs

BY ZOE ROSENBERG · @ZOE_ROSENBERG · AUG 16, 2016, 6:00P



All renderings by ICRAVE

The Upper West Side's five-tower Riverside Center megaproject is slowly becoming a reality, first with Silverstein and Elad's One West End Avenue which **hit the market in June 2015** now followed by Dermot Company's **21 West End Avenue** now renting from \$3,140.

The 43-story tower designed by SLCE Architects offers up 616 studios through three-bedroom apartments with building amenities that are as luxe as they get. And for those amenities and the building's Hudson River views, residents will pay: according to a press release, rents start at \$3,140 and will go up to \$10,060, although **two studios listed on StreetEasy** are being offered for \$2,972 and \$3,078.

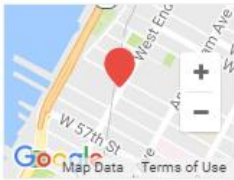
Here's what those high rents get tenants, in order of most to least over-the-top: a children's playroom with a life-size climbable dinosaur, an indoor dog run (with viewing windows from the playroom), an arcade with vintage video games, a 21,000-square-foot gym (not to mention a retail space leased for the next ten years by SoulCycle), a club room that includes a golf simulator, a wine tasting room, a swimming pool and spa, a screening room, and a communal kitchen and bar for events. In addition to all of those family-friendly amenities, the building's base has a new public school for P.S. 191, set to open for the 2017-2018 school year.

21 West End Avenue's apartments are designed by ICRAVE, and include Bosch washers and dryers, kitchens with stainless steel KitchenAid appliances, and kitchen and bathroom finishes by Kohler. Residents can also upgrade apartment finishes from a menu supplied by the building.

The lottery for the building's 127 affordable rentals **opened in September 2015**, with rents for studios starting at \$565, one-bedrooms at \$607, two-bedrooms at \$735, and three-bedrooms at \$835. **First reports of the buildings' market rate rents** pegged studios at \$90 per square foot, or roughly \$3,700. It appears they've come down slightly from there (thank goodness.)







21 West End

21 West End Avenue, New York, NY 10023

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