

LUXE PROPERTY

ONE FOR ALL

ELEGANCE MEETS CONTEMPORARY CHIC IN A NEW RENTAL COMMUNITY NESTLED IN ONE OF NORTH JERSEY'S FASTEST-GROWING DESTINATIONS BY LAURA D.C. KOLNOSKI



As Jersey City continues to rise like the proverbial phoenix, highly desirable rentals are coming to market in its burgeoning Arco District, bringing premier amenities for residents and neighbors alike. The One, for example, a 30-story apartment building near the city's vibrant waterfront, offers 438 studio, one and two-bedroom units.

A joint venture partnership of BLDG, Arco Management, L.P., and Urban Development Partners, the luxury residential development is further enhanced by ground floor retail establishments, an outdoor pool, rooftop lounge and terrace, and a variety of leisure games and activities, as well as an on-site parking garage. Scheduled to be open for tours and leasing in mid-May, its first residents are expected to move in shortly thereafter.

In March, developers announced the addition of the Riverside Medical Group in a 5,500-square-foot leased space, where it will offer residents and neighbors access to top-notch medical care with extended office hours. This will be Riverside Medical Group's third location in Jersey City, where it provides care in adult medicine, pediatrics, foot and ankle, and ear, nose, and throat. The facility will employ medical assistants, nurses, and board-certified physicians.

"Riverside Medical, which offers the longest hours of any pediatric practice in the country, is an ideal fit for The One's retail component," BLDG Principal Lloyd Goldman said. "As we work to incorporate amenities that contribute to the creation of a convenient lifestyle for our residents, we've been intently focused on identifying retail tenants that meet specific needs."

Indoors, The One's extensive array of lifestyle amenities includes a world-class fitness center with a yoga studio, media theater room, children's playroom, gaming room, and virtual golf simulator. A lounge with catering kitchen and billiards is flooded with natural light from large windows, and features sleek modern design, comfortable seating, and a large screen television, while the lobby beckons with an ambiance enhanced by a contemporary in-wall fireplace.

Outside, residents will enjoy a pool with private cabanas, lounge chairs, and an expansive landscaped sun deck with spectacular sunset views, an ample lawn area, barbecues, and a fire pit viewable from the glass-walled fitness room. The sky lounge with kitchen and adjacent roof deck will provide an ideal place for entertaining guests. The building, with a 24-hour attended lobby and bicycle storage, is also pet-friendly.

On the site of an historic warehouse that was demolished to make way for the project, The One is a short walk from Jersey City's Grove Street, Pavonia/Newport, and Exchange Place PATH stations. The light rail stop is located just outside the building, which is also just a short drive to the Holland Tunnel. Ground was broken on the approximately \$181 million project in March 2015, in a ceremony attended by local notables including then Mayor Jeremiah Healy, who praised the development for addressing the growing demand for quality rental properties in this city of 200,000.

