



With a long and rich history, Riverdale, NY 10471 is one of New York City's premier zip codes

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In the lore of New York City, Riverdale, NY 10471, the "Real Riverdale" is well recognized for having one of the highest property values in the city-yes, in the Bronx.

Riverdale has a long and rich storied history as an oasis for Manhattanites and other well-heeled leaders of industry who've looked to "fast flee" the mental and physical stresses of the city, wishing to escape. Riverdale became a 19th Century estate district for some of Manhattan's elite business moguls due to the popularity and ease of rail commuting. Today the Riverdale Metro North Hudson line railroad station located at West 254th St. is only 25 minutes to Grand Central Station. There's a local Metro link jitney that meets every train Monday thru Friday for an easy commute.

Could you just imagine enjoying majestic Hudson River views from your own terrace and at an affordable price? It's your choice, to rent or purchase-all are available: studios, one to four-bedrooms. There are all types of apartment communities available as well, from the deluxe country club life style with its all amenities, classic art deco elevator enclaves with private park surroundings and lovely two story garden apartment retreats. These properties are all convenient to transportation, shopping, schools, culture and the great outdoors.

Do you yearn to live in the countryside with rolling hills and mature lush landscapes, to walk or bike on unpaved country trails and maybe own a small to mid-size single family or two-family house? Or do you wish for the added security of Fieldston's private guarded and land marked streets, perhaps a secluded gated enclave or historic community? This may be the best time to invest (while interest rates are at a record low) in a handyman's special, an estate sale, in a new cul-de-sac; or to rent or buy a new ultra luxurious mega mansion.

The rich history of Riverdale led to the creation of two preserved areas. The Riverdale Historic District is roughly bound by 252nd and 254th Sts. and Palisade and Independence Aves. This American romantic "suburb" of the mid-19th Century has picturesque home sites, magnificent architecture and landscaping adapted to the natural features of the property. Tucked around the grand estates are hidden private lanes and cul-de-sacs that are gated-no trespassing. Yes, there's property for sale here, too.

The Hudson Hill neighborhood still retains many historic Civil War era estates and mansions. Wave Hill, a public botanical garden and cultural arts center overlooking the Hudson River, was once the home of the George Perkins, the vice president of New York Life Insurance Co. The property is across the street from where John F. Kennedy lived, as did Arturo Toscanini whose estate is now a religious foundation.

On the east side of the Henry Hudson Pwy. is Fieldston, the upscale gated Fieldston Property Owners Association section of Riverdale well known for its varied architectural styles. These styles include Mediterranean villas, Storybook Tudors, Spanish-mission styling, neoclassical,

contemporary and traditional center hall colonials with some estates dating back to the 1800s. Another sub-section of Riverdale called North Riverdale is located east of Riverdale Ave., north of 254th St. and east to Van Cortlandt Park. There is a wide variety of mostly one-and two-family houses, semi-attached houses, a few apartment buildings and shopping. You'll feel comfortable in this clean and neat relaxed old town community, and it's affordable too. The streets here also seem to have a quiet quality village attitude.

Education and campus life abounds in Riverdale. There are two Catholic colleges, Mount Saint Vincent and Manhattan College; and some of the most expensive private elementary thru high schools in the city are Riverdale Country, Fieldston Ethical Culture, Horace Mann, and SAR Academy.

In all, Riverdale is known as a wholesome bedroom community - yes, it's a little boring unless you love nature and the outdoors. For entertainment check out: Wave Hill, the Riverdale Y, or The Sinfonietta of Riverdale our very own grand scale chamber ensemble, you'll love it! Riverdale is a must see part of the big apple. I say this as not only as an agent but as a resident too!

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