



Hakimian Org. launches leasing at Addition LIC; A 94-unit rental property

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Queens, NY The Addition LIC, one of Long Island City's newest rental buildings, has launched leasing for 94 studio, one, two and three-bedroom homes, located at 33-01 38th Ave. A collection of three townhouses and four penthouse apartments are also available for rent.

The project, which was formerly a commercial building, was designed by architect GreenbergFarrow and is being developed by The Hakimian Org. Modern Spaces is exclusively marketing and leasing the amenity-packed property.

"The Addition LIC was designed to transform an idle commercial building into 94 warm, welcoming homes by adding several floors above the existing property, hence the project's name, The Addition LIC," said Jay Hakimian of The Hakimian Org.

Stylish residences at The Addition LIC boast 9' to 11' ceilings, brushed oak hardwood floors and in-unit Bosch washers and dryers. Gourmet kitchens are equipped with Ceasarstone countertops, ceramic backsplashes, and stainless-steel appliances from GE and Frigidaire. Bathrooms at the rental building feature Italian porcelain tiles and sliding glass shower doors.

"The Addition LIC is bringing 94 units to a blossoming new residential area. As Long Island City swells with new development, renters are excited to explore what the largely-untouched Dutch Kills neighborhood has to offer," said Eric Benaim, CEO and Founder of Modern Spaces. "As the neighborhood grows and changes to accommodate new residents, there is an increasing demand for robust amenity collections at residential buildings and The Addition LIC will not disappoint."

Residents of The Addition LIC will have access to one of the most extensive, indoor/outdoor amenity collections in Long Island City. Anticipated indoor amenities include a fully-equipped fitness center with a Peloton bike, a billiards room, a game room with an arcade, a screening room with movie theater-style seating and a bike-storage room. The anticipated outdoor amenities include three rooftop terraces, a playground, a putting green, a dog run, an oversized chess gameboard, a shuffleboard court, a bocce ball court and a picnic area.

The Addition LIC is ideally located along the northern edge of Long Island City, just one block from Northern Boulevard and across the street from the M and R trains. The building is also within walking distance to a number of Long Island City and Astoria's best attractions, restaurants and

bars, including Smorgasburg Queens, Dutch Kills Central, LIC Beer Project, Dutch Kills Bar, Museum of the Moving Image and the Fisher Landau Center. The Addition LIC is located a few short blocks from the 7, N, W, R, M and F train lines.

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