



GDC celebrates grand opening of \$34.7 million apartment complex; 110,436 s/f Riverside at Harbors-at-Haverstraw

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Rockland County and Haverstraw Town and Village officials joined with Ginsburg Development Companies (GDC) to celebrate the grand opening of the 110,436 s/f Riverside at Harbors-at-Haverstraw, a new resort-style rental apartment residence located at 4100 Southernly Pointe Dr., on the banks of the Hudson River. The total development cost for the project was \$34.7 million.

Riverside, which is the next phase of GDC's Harbors-at-Haverstraw riverfront community, features 106 studio, 1-, 2- and 3-bedroom apartments ranging in size from 621 to 1,546 s/f. Monthly rents at Riverside range from \$1,795 for a studio to \$3,595 for a 3-bedroom, 2.5-bath apartment.

The contemporary styled apartments feature the latest in kitchen designs with Euro-style cabinetry, stainless steel appliances, quartz countertops, glass mosaic backsplash and island breakfast bar. Other luxury features include designer bathrooms, wood laminate floors in living areas and premium carpet in bedrooms, large walk-in closets and washer and dryer in units. Most apartments have a view of the Hudson River.

The attractive Nantucket-style exterior of the five-story building emulates the award-winning architecture of the Harbors-at-Haverstraw community. Luxury amenities include an elegant double-height lobby, gym, club room and outdoor pool overlooking the Hudson. Parking is available in an enclosed garage and reserved outdoor spaces. The building is pet-friendly and smoke-free. GDC recently revealed that all of its new rental developments will be smoke-free.

In addition to Riverside's amenities, residents can also enjoy full access to the Harbor Club at Harbors-at-Haverstraw which boasts a fitness center, indoor basketball court, party room, billiards, cinema, spa and two outdoor pools.

Residents who want to take full advantage of the spectacular river views can stroll along the 1.5-mile long Waterfront Promenade at Harbors-at-Haverstraw with its sculpture trail including the works of internationally known sculptor Peter Lundberg. There is also a kayak launch and private marina slips.

Riverside is a short walk to the New York Waterways Commuter Ferry Dock which makes daily trips to the Metro-North train station in Ossining. Riverside is also conveniently located to the Palisades Parkway and nearby Bergen County, NJ.

"Riverside offers resort-style living at its very best with unparalleled amenities and Hudson River or Tor Mountain views from every residence. Living at Riverside is like being on vacation at a resort," said Martin Ginsburg, Principal of Ginsburg Development Companies. "There is a very active market for luxury rentals in the Hudson Valley region and we anticipate strong demand for the residences at Riverside," he added.

"We are so pleased to welcome this important development to Rockland County, which is in keeping

with my Administration's mission to improve our local quality of life," said Rockland County Executive Ed Day. "I want to commend Martin Ginsburg and his organization for their commitment to our community. Smart investments today make for a brighter Rockland County tomorrow. These spectacular rental apartments will contribute to our economic growth and will be another key component in Haverstraw's riverfront revitalization."

"The Harbors development continues to lead the luxury housing market in Rockland with exceptional value, style and amenities. The Riverside building has unparalleled views of the Hudson River and Hi-Tor, and its apartments are very well thought out. I anticipate many happy new residents in the Village of Haverstraw from the Riverside building," said Haverstraw Village Mayor Michael Kohut.

"This development has been an enormous boost to the economy of Haverstraw and Rockland County. The complex and location are absolutely beautiful. Ginsburg Development has hit another home run," said Haverstraw Town Supervisor Howard Phillips.

Riverside is the first new development to open as part of Ginsburg's new GDC Rentals brand of luxury rental apartment buildings that offer contemporary design and condo-quality finishes. GDC currently has three other resort-style luxury rental projects under construction in the Hudson Valley. Last year, GDC began construction of Harbor Square, a 188-unit luxury rental development on the Ossining waterfront, and River Tides at Greystone, a 330-unit luxury rental complex overlooking the Hudson in Yonkers. Both will be ready for occupancy in 2016. Last month, GDC broke ground on The Lofts on Saw Mill River in the Village of Hastings-on-Hudson. The Lofts will feature 66 loft-style rental apartments in three buildings.

Group Photo caption: Rockland County and Haverstraw Town and Village officials today joined with Ginsburg Development Companies (GDC) to celebrate the Grand Opening of Riverside at Harbors-at-Haverstraw, a new resort-style luxury rental apartment residence located directly on the banks of the scenic Hudson River. From left, Haverstraw Village Trustee Terrence Watson; Haverstraw Town Councilman John Gould; Haverstraw Town Supervisor Howard Phillips; Rockland County Executive Ed Day; GDC Principal Martin Ginsburg, Haverstraw Mayor Michael Kohut, Haverstraw Deputy Mayor Francisco Batista, GDC consultant Andrew Maniglia; and Rockland County Legislator Jay Hood

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