



MKRF, LLC develops 41-unit Ten63 Jackson Ave. condominium

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Sales are underway at Long Island City's Ten63, a nine-story, brick-clad triangular building. With its innovative design, this 41-unit condominium located at 1063 Jackson Ave., will "change the shape" of Long Island City's emerging residential market.

"Ten63 has the same qualities as the Flatiron Building in Manhattan, giving the units more light, air and views, creating a true haven for owners," said Andy Geringer, managing director of the Prudential Douglas Elliman Development Marketing Group, "Given this building's location, intelligent design and numerous amenities, we expect demand to be high."

A landscaped private roof deck affords residents a view of the Manhattan skyline, while the fully equipped fitness center and screening room provide convenience. Additional building amenities, including concierge, on-site garage, refrigerated and individual storage, will enhance the residents' ease of living.

Located one stop from Grand Central Station via the 7 subway and one stop from 59th Street on the nearby E/V train, the building is convenient to Manhattan and to Queens' shops, restaurants and culture, as well as nearby attractions including Water Taxi Beach and Gantry Waterfront Park.

Studio, one, two and three-bedroom penthouse apartments, ranging from 434 to over 2,000 s/f are available. Expected occupancy is in September 2008.

The developer of Ten63 is MKRF, LLC and H. Thomas O'Hara, Architect, PLLC is the architect.

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