



## Rose Associates and The Marmara Group continue leasing at 301 East 94th St.

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Manhattan, NY Rose Associates has leasing underway at 301 East 94th St. The property, a complete re-imagining of an existing hotel that has been fully renovated and transformed into a brand-new rental development by Rose and the Marmara Group, offers 106 apartments in studio-, one-, two- and three-bedroom configurations. In addition, there are 18 fully furnished, extended stay apartments in the building.

Since leasing began this summer, 50% of the building's apartments have been rented and the property is gearing up to introduce its "Live Larger" collection, which offers three-bedroom apartments featuring large open kitchens, in-unit full size washer/dryers, and private outdoor space. These premium units are being offered both furnished and unfurnished for those looking for more space and convenience.

Marc Ehrlich, chief investment officer of Rose Associates, said, "It has been a joy to transform this

property into a truly exceptional multifamily building that features impeccable design and close proximity to transit. Together with Marmara Group, we've fully re-imagined the building adding meaningful amenities and completely upgraded building systems in an eco-friendly manner."

301 E 94th St. is located in a prime Upper East Side location adjacent to the new Second Avenue Subway. The attended lobby features double-height ceilings and marble columns. Directly off the lobby is a co-working space and resident lounge with a fireplace situated peacefully under a curved glass atrium ceiling. A second lounge is found on 301 E 94th's penthouse level and it offers a dining area with catering kitchen, communal spaces with large televisions, and an outdoor, wraparound landscaped terrace with barbecue grills, lounge chairs and recliners. The windowed fitness center includes strength and cardio equipment as well as a separate class and studio space. The nearby children's playroom offers toys and activities for the youngest residents.

Apartments at 301 E 94th Street feature Calcatra gold polished silestone countertops with white etoile de rex backsplashes, and deep, undermount stainless sinks. Bathrooms include Kohler cast iron tubs and honed gray porcelain tile floors. Living areas feature umber oak wood flooring, and all apartments are equipped with individually controlled heating and cooling as well as new, operable windows with enhanced sound attenuation. Clothes washers and dryers are available in select apartments.

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