



JCS Realty launches leasing at ONE38 - 579-units, 12-stories

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Bronx, NY JCS Realty has launched leasing at ONE38, a new 12-story ground-up rental development located in the Mott Haven neighborhood. Located at 138 Bruckner Blvd., between Bruckner Blvd. and St. Ann's Ave., the full-service luxury rental building offers 448 market-rate and 131 affordable modern apartments ranging from studios to two-bedroom residences. ONE38 also offers residents an extensive indoor and outdoor amenity collection spanning over 40,000 s/f. With first move-ins slated for June, prospective renters can view a suite of model residences furnished by Stage One NYC, a Brooklyn-based interior staging firm.

"With its extravagant amenity package, sweeping views of New York City and sophisticated design, ONE38 offers renters the spacious residences and the comprehensive wellness-focused lifestyle that they are looking for right now," said Joseph Friedman, CEO and partner of Nooklyn, the leasing firm for ONE38. "The Mott Haven neighborhood has transformed into a dynamic hub for

entertainment and is only a 15-minute subway ride from Midtown Manhattan. ONE38 is the latest addition to the thriving neighborhood, and we are excited to commence leasing and welcome our first residents in June.”

Designed by Greenberg Farrow in collaboration with a façade and interiors designed by London-based Michaelis Boyd, the award-winning architecture and interior design studio famed for its work on residential and commercial projects including 11 Hoyt, Battersea Power Station and Moxy Lower East Side, ONE38 boasts a façade with a brick pattern embracing the neighborhood’s industrial character. With minimalistic details and brick masonry featured throughout the building, ONE38’s interiors has a balance between industrial and playful elements, paying homage to neighborhood’s past.

Inspired by the Bronx’s cultural and urban movements, ONE38 was designed with custom wall coverings, art pieces and bold graphics from the graffiti movement inspired by famous American graffiti artist Keith Haring.

Each residence at ONE38 has been designed to ensure seamless living and functionality by providing open-concept floor plan layouts designed to maximize space. All apartments feature windows, bedroom and storage closet space, in-unit washer and dryer, a keyless entry system and energy-efficient home climate control thermostats. Kitchens feature premium stainless steel high-end appliances, light green and oak wood-finish cabinetry with ribbed groove detailing, quartz stone countertops with a scratch and stain-resistant surface, a porcelain mosaic tile backsplash, a dishwasher and more. The apartments also has spacious bathrooms with ample storage, beautiful vanities, as well as elegant porcelain wall and flooring tiles. Select residences at ONE38 also feature indoor/outdoor balconies and soaking bathtubs with a rain shower feature.

Creating an unparalleled lifestyle experience, ONE38 features an indoor and outdoor amenities program designed around an 9,000 s/f interior garden. Residents of ONE38 will have access to a fitness center spanning 5,000 s/f and equipped with weight-strengthening equipment, a sauna, steam and recovery rooms, various fitness and yoga studios and an Olympic size indoor pool. ONE38 also features a multipurpose indoor court that can be used to play basketball, volleyball, pickleball, handball, and squash. The building’s rooftop amenities include a tennis and paddle court as well as a barbecue, ping pong tables, private cabanas, and lounge areas perfect for entertaining and with views of the skyline. Entertainment spaces at ONE38 include a gaming and club room with billiards, cinema room, expansive outdoor courtyard with pet areas and a private children’s playground as well as plenty of work-from-home and social spaces throughout the lobby and amenity areas. Parking spaces are also available for residents for an additional fee.

Mott Haven is a hub for art enthusiasts with numerous galleries and creative spaces nearby, including The Bronx Museum of the Arts, Mott Haven Art Gallery, Longwood Art Gallery @ Hostos, and WallWork New York and more. In addition to its art scene, Mott Haven offers restaurants and nightlife, as well as parks and green spaces.

Residents at ONE38 will be one stop away from Manhattan on the 6 train, and it provides easy

access to Grand Central Station, Metro North at 125th Street in Harlem and Midtown. Additionally, with the Mott Haven-Port Morris waterfront redevelopment underway, ONE38 residents have access to the Harlem River waterfront which now features a new public access promenade as well as green spaces.

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