

August 24, 2016

## From Stroller Valets to Giant Playrooms: Family-Friendly NYC Buildings

Because a simple playroom isn't going to cut it anymore

BY KATHRYN HOPKINS ORIGINALLY PUBLISHED ON AUGUST 24, 2016 | [MANSION GLOBAL](#)



A rendering of the kids' playroom at The Kent on Manhattan's Upper East Side.  
*WILLIAMS NEW YORK*

As summer winds down, many families are finalizing their rental contracts ahead of the school year. If you're thinking of getting out of the rental round-robin and buying a place in time for the start of school in 2017 or 2018 here's a

round-up of some of the top new developments with large residences, located in family-friendly areas near top schools—and with kid-focused amenities included.

## **ON THE MARKET:**

### **THE KENT, UPPER EAST SIDE**



The Kent's music room  
*Williams New York*

[The Kent](#), developed by Extell, is a collection of 83 condos located in Manhattan's private school mecca, the Upper East Side. The area has long been considered among the best neighborhoods for families because of its proximity to high-performing schools, parks and world-class cultural institutions. The amenities package at The Kent also speaks to families, from the stroller valet to the indoor/outdoor children's playroom, aptly named Camp Kent, which has a huge treehouse. For older kids, there's a Lenny Kravitz-designed Sound Lounge multimedia room. It will be completed in 2017, with residences ranging from \$2.45 million to \$19.5 million.

## ONE WEST END, RIVERSIDE CENTER



A rendering of the playroom at One West End on the Upper West Side  
*DBOX*

[One West End](#), developed by Elad Group and Silverstein Properties, offers multiple spaces for children and teenagers and robust programming by a dedicated concierge specializing in coordinating unique activities for kids and families. Highlights include a customized play area for younger children, complete with plush upholstery and a beehive-inspired centerpiece, to spaces for swimming, movies and sports screenings, studying and parties for tweens and teens. A dedicated concierge will offer a-la-carte services including party planning, tutoring, cooking classes and lessons that can be booked at any time. Construction is expected to be completed in the first quarter of 2017, with prices ranging from \$3 million to over \$20 million.

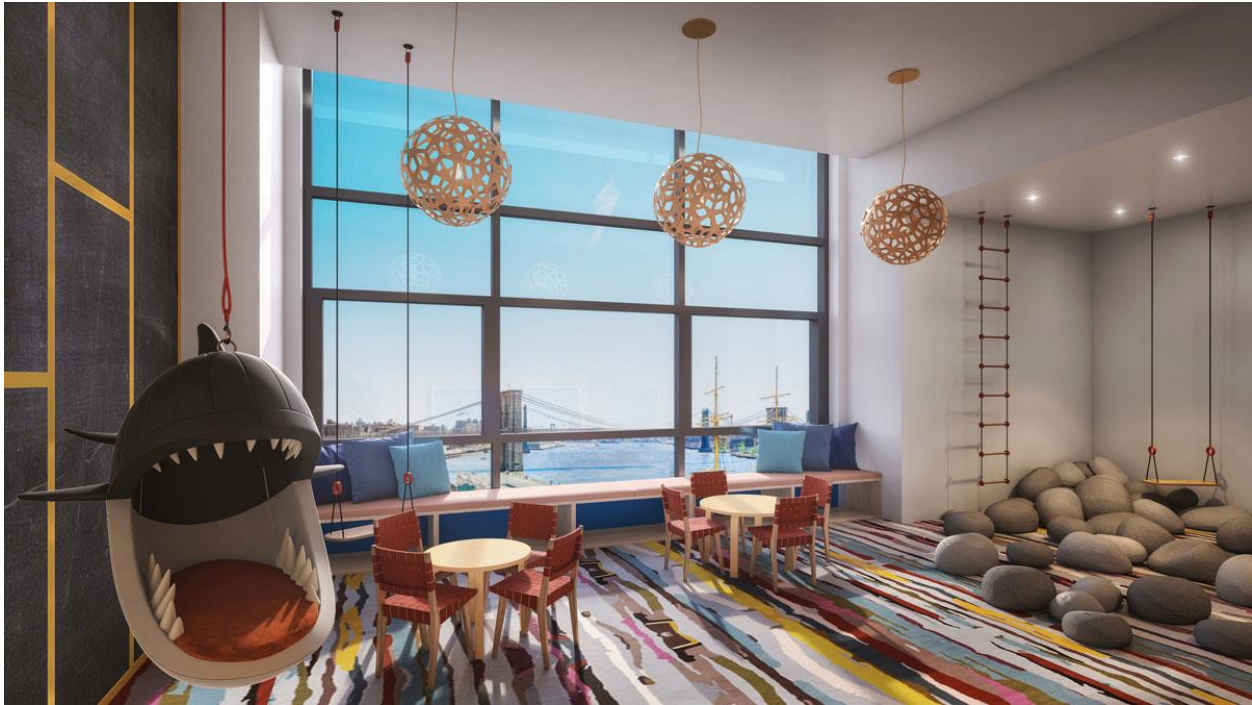
## 70 VESTRY, TRIBECA



A rendering of the swimming pools at 70 Vestry  
*DBOX*

The children of supermodel Gisele Bündchen and New England Patriots quarterback Tom Brady will no doubt be enjoying the children's pool at [70 Vestry](#), as the couple just paid \$20 million for a five-bedroom, 5,000-square-foot-home in the Robert A.M. Stern-designed building. The condominium, due for completion in 2018, stands along Hudson River Park and has a half-size Olympic swimming pool and a children's pool. It also has a 1,250-square-foot children's playroom called The Block, which will feature an art area, a climbing structure, a slide, a magnetic wall and a farmers market. The residences currently advertised range in price from \$7.25 million to \$29.5 million, but do not include the two penthouses.

## 1 SEAPORT, THE SEAPORT DISTRICT



A rendering of the playroom at 1 Seaport  
*Williams New York*

The Seaport District's [1 Seaport](#), where prices range from approximately \$1.8 million to nearly \$20 million, has a playroom where children can escape into the mouth of a shark, swing over rocks, climb to the top or color the boats. Developed by Fortis Property Group, the 60-story condominium, due for completion at the beginning of 2018, houses 80 light-filled residences in the historic Seaport District, with unobstructed views of the river and city.

## 251 FIRST STREET, PARK SLOPE



The exterior of 251 First Street where a dedicated room in the lobby will hold up to 45 strollers  
*DBOX*

[251 First Street](#) is a new luxury condominium building near Prospect Park in Brooklyn's Park Slope, a neighborhood coveted for its brownstones and tree-lined streets (and popular with the stroller set). The 11-story building, developed by Adam America Real Estate, Slate Property Group and Vanke U.S., will have 44 residences ranging from two to four bedrooms. However, while the apartment sizes are ideal for families, what makes the building especially family-friendly is the stroller valet. A dedicated room will hold up to 45 strollers, and residents will be able to call down to have their strollers ready and waiting.

<http://bit.ly/2bPpLPQ>