

March 2022 Top Condo Sales

No.	PLACE	ADDRESS	CONDO DETAILS	DESCRIPTION
1	Hoboken	1000 MAXWELL LANE Unit # 9B	3 bedrooms , 2.5 baths, 1579 sq.ft. sold for \$1,975,000 on 3/25/2022. \$1,250.79/sq.ft.	Extended through Feb. 21st, we are having our National Sales Event! If you deposit / secure a home during this time, receive 1 year HOA fees paid as an incentive. Welcome home to 1000 Maxwell Place, developed by Toll Brothers City Living. This 3 bedroom / 2.5 bath 1579 sq. ft. southeast corner home offers an abundance of sunlight with great sunsets. Views of the Hudson River and parts of lower Manhattan - NYC. Open concept layout for the kitchen dining room & living room area, plenty of storage throughout. All homes feature 5" white oak flooring, abundant windows, and ceiling height up to 10'. Kitchens are equipped with Thermador and Bosch appliances, quartz countertop and custom walnut cabinetry crafted by Scavolini. Bathrooms feature a walnut vanity, Caesarstone countertop and a medicine cabinet with generous lighting. Amenities include a swimming pool with sun deck, fitness center, indoor residence lounge, shared workspace, children's play room, rooftop terrace with grills, private shuttle to the PATH, and 24-7 attended lobby. Off-site parking is available for purchase. Immediate Occupancy!
2	Downtown Jersey City	75 PARK LANE SOUTH Unit # 3403 JC Downtown.	3 bedrooms , 3 Full baths, 1808 sq.ft. sold for \$2,530,000 on 3/14/2022. \$1,399.34/sq.ft.	Unit 3403 is a corner unit with the perks of wrap around floor to ceiling windows and a kitchen exhaust fan ventilates outside. Intentionally positioned to frame panoramic views extending far beyond the Hudson River and Manhattan skyline, P&S instantly gives an overwhelming sense of higher living. Ultra-luxury residence finishes include Madreperola Quartzite countertop and waterfall-island, high-end Bosche appliance package, and millwork complete with satin nickel trim. Primary suites outfitted in Stellar White marble floors and walls, all-glass frameless showers, and carefully selected custom vanities. A celebration of the Newport neighborhood, P&S sits in the center of all that the Jersey City waterfront has to offer. The ease of travel with two PATH trains giving direct access in to Manhattan, train lines running throughout New Jersey only a short walking distance away, premiere restaurants and luxury stores located in Newport plaza, all while overlooking the award-winning Newport Green Park and Beach. Pushing the bar higher for state-of-the-art luxury buildings on the Gold Coast waterfront, P&S prioritizes entertainment, health, and wellness. The only year-round indoor heated lap pool on the Jersey City waterfront is now available, with a top-of-the-line fitness center complete with yoga room, teak-line spa, steam rooms, and saunas at your disposal. Entertain like nowhere else, welcoming guests at your wine-tasting lounge complete with a private dining room, or hosting at your landscaped rooftop lounge finished with a full prep kitchen. Make midtown Manhattan your backdrop for every unforgettable celebration. Additional co-working spaces, private conference room, and multi-media lounge make P&S ideal for live/work balance and convenience. A cultivated experience that the Gold Coast has been missing, the life you choose awaits at P&S.
3	Jersey City Heights	73 IRVING ST Unit # PH JC Heights	3 bedrooms, 2 full baths, 1835 sq.ft. sold for \$1,155,000 on 3/29/2022. \$629.43/sq.ft.	The watercolor sunset views from your large private rooftop with your 360 degree, truly unobstructed views of midtown Manhattan, lower Manhattan and the entire west side of New Jersey, and the warm amber glow that warms the entire top floor of your penthouse, must be experienced in person. This 4-story new construction building sits on a corner lot and clears every neighboring building in a multi-block radius. This building is actually situated at the highest elevation point in Jersey City of over 181 feet. Take the elevator to the 4th FL where you will exit the elevator into your unit. Greeting you is a very large window and a private laundry room with oversized units, ample cabinetry and sink. Walk the 8" white oak floors into the true definition of a great room! This entirely open layout concept features separate living & dining spaces, utterly enveloped in floor-to-ceiling windows. Your custom kitchen features Fisher Pykall appliances, custom cabinetry, custom quartz countertops, wine fridge, a large island with a custom, beautifully ribboned quartz countertop and an invisible dishwasher. The large master bedroom will be flooded with afternoon sunlight and features an inset wall lined with custom lighting, features a large walk-in closet and a bathroom offering custom floating quartz countertops/storage. There are 2 additional bedrooms surrounded by windows in a true split-plan perfect for children, guests or a private work space! Solid core 8-foot doors throughout, a 4 ton cooling/heating system, a custom accent wall, cement-fiber structural 3/4 tongue and groove sub flooring (mitigates floor movement) and deeded parking complete this truly unique Jersey City Heights condo living experience. HOA approximate and taxes TBD/should be independently verified by Jersey City tax assessor.

4	Jersey City - Journal Square	26 CONDUCT ST Unit # 1 JC Journal Square.	3 bedrooms , 2.5 baths , 1565 sq.ft sold for \$740,000 on 3/01/2022 \$472.84 /sq.ft.	Luxury living and thoughtful design encompass this newly constructed 3-bedroom home just one block from expansive Lincoln Park. Opening to a flowing floorplan, the oversized windows, high ceilings, and wide-plank hardwood flooring throughout bring spacious living, while crown molding and carefully curated pendant lighting create a sophisticated feel. Quartz counters gleam on the eat-in island, with kitchen finishes like white tile backsplash, neutral custom cabinets and stainless steel appliances. Primary ensuite offers sliding glass doors to private balcony, plus large walk-in closet. Bathrooms give style and functionality with quartz countertop vanities, shower with seat and bathtub with niche, plus matte black & chrome fixtures. Spread out into extra living space with the downstairs bonus room and additional half bath. Double glass doors open to a fully finished private backyard complete with patio pavers, lush lawn and wooden fence. Enjoy direct access to the two-car garage Constructed with confidence by accomplished local builders, this home is settled into a quiet residential street pocketed between an expansive park and 18-hole golf course. Surrounding Jersey City offers vibrant community, essential shops and easy access to surrounding areas and NYC transport.
5	Jersey City - Bergen Lafayette	300 COMMUNIPAW AVE Unit # 201	2 bedrooms , 1 full bath , 1006 sq.ft sold for \$562,200 on 3/16/2022 \$558.85 /sq.ft.	Awesome corner condo at the Foundry Lofts at Liberty State Park. Very bright and airy with south-eastern and south-western exposure. 9 ft. tall wall of windows facing NYC. Located on 2nd floor in elevator building. Low monthly condo fees (\$305) and low taxes (\$6,988 in 2021). Refinished hardwood flooring throughout, upgraded full-size washer & dryer. Stainless steel kitchen appliances. Central A/C and heating. Purchase price includes a deeded car parking space in gated Foundry parking lot. Building amenities include 24-hour front desk with package room, full size gym, and an outdoor patio/BBQ area for residents.
6	Jersey City - West Bergen	7 SOHO DR Unit #113 JC West Bergen	2 bedrooms, 2 full bath, 1,428 sq.ft sold for \$460,000 on 3/17/2022 \$322.13/sq.ft.	A commuter's dream! This young townhouse, originally built in 2005, is located only 1.5 blocks to the Bergen-Hudson Light rail. Boasting 1,428 sq ft, this unit has it all- in-unit washer/dryer, breakfast bar, terrace, and garage parking! Bonus family room on 1st floor with direct access to garage, and laundry room. Second floor features two bedrooms and two bathrooms with spacious eat-in kitchen and open floor plan living/dining room with access to terrace. Central AC/heating throughout. Low taxes due to tax abatement for remaining few years from when originally built, can be confirmed directly with Jersey City tax assessor.
7	Jersey City - Greenville	32 CONSTITUTION WAY Unit # 32 Greenville	3 bedrooms, 3.5 baths, 2485 sq.ft sold for \$1,300,000 on 3/1/2022. \$523.14/sq.ft.	Rare and highly desirable corner townhome – One of Port Liberte's premier homes with direct Championship Golf Course Views, Skyline and Water. Its' corner layout offers an abundance of windows and light in all four seasons. This brick triplex has been newly renovated. Gracious formal entryway with tray ceilings with an abundance of space to settle in, as you enter. The mid-level of the home is graced with a brand new kitchen. All new fingerprint resistant black stainless appliances surrounded by redesigned quartz counters and Carrera marble backsplash. Large quartz workspace with counter-height stools and eat-in area. The kitchen offers access to a private balcony. Home was designed with entertaining in mind. There is an abundance of kitchen cabinets and all flooring throughout the home is engineered water-resistant hardwood. The mid grey toned flooring will enhance any decorating style. The upper floor of the home offers a primary bedroom with views of the NY Skyline and golf course. The en suite bath is spa like with soaking tub, separate shower and double sinks. Large walk-in closet for two, in the primary bedroom. Two additional bedrooms share the urbanesque hallway bath with subway tile, upgraded lighting and granite counters. For convenience, the laundry is located on the bedroom level and both full size washer and dryer are brand new. Laundry offers storage and shelving with a hallway linen closet. The lower lever of the homes can be used as a fourth bedroom or media center. Classic mantled gas fireplace with a full bath and storage. This townhome is elegant and understated. Your private garden awaits! Sliding doors to your garden oasis. The flagstone patio beckons the would-be grillmaster or gardener. There are two storage stations outside that offer a place for your patio planters or chairs for winter storage. 2 car side by side garage plus driveway parking Easy lifestyle with 24 hour gated security, roving security and on-site shuttle to the Grove St. Path Station. Great lifestyle amenities are offered including professional gym, two resort style pools, landscaped walkways, basketball and tennis courts. The community also offers some other on-site convenience features like deli, dry cleaners, nursery school and soon to be open gourmet up-scale restaurant. Minutes from everything! You can have it all!

8	Weehawken	8 CAMBRIDGE WAY Unit # 8 Weehawken	3 bedrooms, 3.5 baths, 2646 sq.ft sold for \$1,820,000 on 3/2/2022. \$687.83/sq.ft.	Sensibly designed and sitting in a terrific neighborhood, 8 Cambridge Way is now available. Townhomes such as this one are quite special, as not many exist in this coveted location. Plus, the wonderful smart home is an end unit, which allows for more windows and lots of natural light. All four floors of living space comfortably achieve their purpose. A wall was removed between the kitchen and living room to create an open space. The kitchen is equipped with custom cabinets, Perla Venata quartzite countertops, and Hunter Douglass shades. Every bedroom is en suite. The primary suite's two closets are designed by California Closets. Multiple cars fit in your garage. The elevator is awesomely useful. And the rooftop deck is perfect to entertain or lounge while overlooking New York City's newest neighborhood, Hudson Yards. 8 is a proud member of Henley On Hudson, a well-manicured, community of luxury homes whose amenities include a concierge, swimming pool, two fitness centers, children's playroom and cinema. Residents relish the direct access to the New York Waterway and unparalleled views of The Greatest City in the World.
9	West New York	9 AVENUE AT PORT IMPERIAL Unit # PH4 West New York	2 bedrooms, 2 Full bath, 1500 sq.ft sold for \$1,335,000 on 3/18/2022. \$890.00/sq.ft.	Sleek and stylish Penthouse level unit is offering open concept of two bedrooms and two bathrooms, spacious kitchen with high-end appliances, huge island is just perfect for entertaining. Custom built closets, extra large den w/sliding door for privacy, large walk-in closet, washer/dryer in the unit. Floor to ceiling windows and hardwood floors. Balcony w/River view. Smart home control. This luxurious new building is offering endless amenities. From beautiful terrace w/pool, BBQ, fitness, lounge, roof top.2 car parking, just minutes away from Ferry, shopping and major highways. Create lifetime memories at Nine on the Hudson.
10	North Bergen	8125 River RD Unit # 6C North Bergen	3 bedrooms, 3.5 Full baths, 2075 sq.ft sold for \$863,000 on 3/4/2022. \$415.90/sq.ft.	PENTHOUSE? Check!...DUPLEX? Check!...NYC & HUDSON RIVER VIEWS? Check! Welcome yourself home to this massive 2,075sf duplex penthouse unit located at the luxury boutique development Mirabelle on the Hudson. With a prestigious River Rd. address, this unit faces DIRECTLY east, and is flooded with natural light! Beautiful dark rich hardwood flooring flows throughout the entire space, and complemented by the double height floor-to-ceiling windows, creating a postcard view of the city, as your daily view. The kitchen is perfect for entertaining, or just enjoying quality time at home, outfitted by the by the large wood cabinetry & stainless steel appliances. A kitchen Gordon Ramsey would be proud of. 3 bedrooms are spread over 2 floors, & in addition the unit has not 1, not 2, but 3 private terraces, to allow enjoyment of the views externally! The building is just minutes from NYC by way of car, NJ Transit bus right at your door front, or a short drive to the NY Waterway Ferry. Whole Foods & Trader Joe's are both less than a 5 minute drive, as well as many great waterfront restaurant dining options. Contact today to schedule an in-person private tour and/or have a full video walkthrough texted directly to you.
11	Guttenberg	102 ABBIE CT, Guttenberg	2 bedrooms, 2.5 baths, 1,482 sq.ft sold for \$675,000 on 3/07/2022. \$455.47/sq.ft.	Showcase Bull's Ferry Bergen !! Hardwood floors on main floor and carpet upstairs. Granite counters, 42" cabinets and new stainless steel appliances in gourmet kitchen. Custom built entertainment unit around fireplace with pre wiring done for all your hifi sound needs and recessed lighting all through the house. Fully refurbished powder room on main floor. The open floor plan boasts an open living/dining area leading to sliding glass doors and backyard; perfect for entertaining! Master bedroom suite with large walk-in California style closet (both rooms) and sumptuous bathroom leads to a view balcony. Parking for two cars; one in private garage and one in driveway. This popular community features two pools with jacuzzis, tot lot, waterfront promenade and free shuttle to the NY Waterway Ferry and Light Rail. It is steps to the 158 bus to Port Authority. Close to restaurants and shopping. A Commuter's Dream Home!!

12	Union City	801 PALISADE AVE # 305 Union City Unit	2 bedrooms, 2 full bath, 1199 sq.ft sold for \$799,000 on 3/25/2022. \$666.39/sq.ft.	Spectacular east-facing two bedroom and two bath corner condo with two garage parking spots, offering breathtaking panoramic New York City and Hudson River Views. This condo is bathed in sunshine and offers almost 1,200 square feet of living space with oversized Pella windows to take in the incredible view. The living area is spacious and wide-open to the chef's kitchen, which has been superbly designed with quartz countertops, double depth under mounted sinks, white cabinets and stainless steel appliances. This condo comes equipped with seven inch hardwood plank floors throughout, in unit washer and dryer, bedroom ceiling fans, central air and heat. The stunning master bath is surrounded by imported tile, marble, quartz and a frameless glass shower enclosure with a rain shower head. This elevator building offers a stylish lobby, beautifully landscaped backyard and patio perfect for barbequing and entertaining. Conveniently located to New York City and metro area transportation with a bus stop in front of the building. Close to shops, dining, parks and minutes from Trader Joes in uptown Hoboken.
13	Secaucus	817 7TH ST Unit #B Secaucus	3 bedrooms, 3.5 baths, sold for \$665,000 on 3/18/2022.	Exquisite 3 bedroom/3.5 bath duplex style townhome built in 2012 with all of the bells and whistles. This 3 story home offers an open floor plan with hardwood floors throughout and sliders to balcony off rear. Gourmet kitchen with stainless steel appliances and granite countertops and island. Venture upstairs to find a beautiful and spacious master suite with walk-in closet and master bath along with two large bedrooms and additional full bath off hallway. The ground floor offers another huge living area with a full bathroom. 1 car attached garage. No monthly HOA fee. Central AC/forced hot air. Steps to NYC bus and schools.
14	Bayonne	18 WEST 20TH ST Unit # 102	4 bedrooms, 2 full baths ,2635 sq.ft sold for \$520,000 on 3/09/2022. \$197.34/sq.ft.	Prepare to be amazed! Welcome to this massive duplex unit in the heart of town. This 2700 square foot hip and stylish converted warehouse is unlike any other. Oozing with character and drenched with natural light, including exposed brick, high ceilings and two wood burning stoves, you have the opportunity to enjoy two floors of convertible living space. Featuring an artist loft and recording studio with sound booth. Enjoy two parking spots and a zen outdoor space with coi pond add to its allure. Located just a short distance from shops, gyms, restaurants and transportation. You have found your match! Parking for 2 cars.