

Ritz-Carlton Residences near total completion

By **Teri West** - June 11, 2019



Construction at the Ritz-Carlton Residences will be complete in July. (Photo courtesy of RXR Realty)

The last phase of the RXR-owned Ritz-Carlton Residences in North Hills is coming to a close in July as work concludes at the sixth and final building.

Joseph Graziose, executive vice president of residential development and construction at RXR Realty, said the first residents will move in June 17. More than 70 percent of the building's units have been sold.

"It's bittersweet, isn't it?" he said. "These buildings are much like children to me. You watch them grow and flourish."

The luxury condos average \$2 million and range from about \$1.5 million to \$4.5 million.

They offer ease of living through services such as valet parking, a shuttle to the train station and the availability of porters, which is the primary reason residents have chosen to live there, Graziose said.

Amenities at the community clubhouse includes a fitness center, pool, film screening room and bar.

Many have recommended the community to friends or family who have, in turn, moved there as well, he said.

"It's just a real simple way of living and paying more attention to your business and your family and whatever it is that's important to you rather than parking a car, cutting the grass," Graziose said.

The community has a total of 230 residences. The first phase of construction, completed in early 2018, included 110.

The realtor anticipated that most residents would be empty-nesters and was surprised to discover that younger families chose to move in, Grazie. Many were people looking to move to Manhattan but instead chose Long Island.

“It’s not just the grandchildren we have at the pool on Saturdays and Sundays, but it’s also the children that live in the community, so it’s really worked out well,” he said.

Other residential RXR projects on Long Island include Garvies Point and Village Square in Glen Cove. The company purchased Roslyn Harbor’s Engineers Country Club in 2017. While 10 years ago RXR mostly developed office buildings, it is increasingly investing in residential properties, Grazie said.

There are fewer than 50 residences still on the market in the Ritz-Carlton, he said.

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