



In Gramercy, condos with an eco-friendly flair ask from \$1.5M

Alfa Development's 200 East 21st Street will use consciously sourced materials and energy

By Zoe Rosenberg

Impressions: 317,844



Courtesy Alfa Development

A new eco-friendly building has hit the market in Gramercy, with condos priced from about \$1.5 million. The building is the work of Alfa Development, whose made it its mission to incorporate sustainable practices and consumption-conscious finishes into its development projects throughout the city.

BKSK designed the building at [200 East 21st Street](#) (link warning: aggressive music that auto-plays) at the corner of Third Avenue, and Champalimaud is responsible for the interiors of the 67-condo building. But don't expect anything less than new-build luxury here.

As the *New York Times* [notes](#), the apartments green touches are prevalent, but not always obvious: Alfa opted for oak floors came from trees that were “selectively cut” rather than clear-cut in the deforestation kind of way. And kitchen countertops are engineered Caesarstone rather than quarried marble slab. (The same can't be said for the master bathrooms, which are coated in

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polished white Macedonian Sivec marble floors, Turkish lilac stone walls, and double vanities with white Macedonian Sivec marble tops.)



The apartments will also feature Miele appliances—they're in good standing with Energy Star—and the building will use electricity from wind power, and hot water mostly heated by solar panels on the building's roof.

The extra energy-efficient measures didn't add too much cost to the building for Alfa (read: condos are not out-of-line for the area.) Condos currently for sale in the building range from a 713-square-foot one-bedroom asking \$1.445 million to a 1,823-square-foot three-bedroom, three-bathroom on the market for \$4.25 million. The building will also have a four-bedroom penthouse with an 1,800-square-foot terrace that will ask about \$12 million.

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Move-ins are slated for late 2018. And now, a first look at the floorplans, and some new interior renderings.





200E21
CHARLES



15' x 10' x 10' 1/2'
13' x 10' x 10' 1/2'
13' x 10' x 10' 1/2'
13' x 10' x 10' 1/2'



200E21
GRAMERCY



BRONX
KITCHEN
LIVING ROOM
BATHROOM
BED ROOM
BALCONY



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200E21
GRAMERCY



200E21
GRAMERCY
3 BEDROOM
1 BATHROOM
1,000 SQ FT



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