

150 W 15th St

Single Family Townhouse :: Chelsea



More information available at www.150w15.com. 150 West 15th Street. A mint condition single family townhouse built to the highest caliber on a lush and tree-lined block. Over 8400 square feet, 6-7 oversized bedrooms, 10 baths. 8-person elevator, roof terrace and landscaped garden. The classical façade of Indiana limestone belies the fully reimagined interior. A gracious entry foyer leads to a dramatic great room awash in southern light. French doors open to a landscaped backyard trimmed with Brazilian ipe wood. The spacious eat-in Chef's kitchen features oversized work surfaces in polished travertine and high-performance appliances. Formal dining room accommodates entertaining on nearly any scale. Levels 3 and 4 house the oversized bedrooms, with walk-in closets and baths fitted in chrome, imported slab marble, and nickel. The well-appointed master suite is private to the fifth floor, including a separate library with 20-ft ceilings. The top-floor sunroom with butler's pantry is flanked by open-air roof terraces which include a Jacuzzi spa and outdoor shower. All mechanicals and systems are brand -new including central air, large-capacity laundry, full security, in-ceiling speakers and A/V control via iPad/smartphone. Close to subways, shopping, galleries, and schools, 150 West 15th is situated at the crossroads of Chelsea and Greenwich Village, downtown's premier neighborhoods.

FEATURES

- Gas fireplace

\$15,900,000 (Approx. \$1,893 /Sq.Ft.)

\$47,924 Annual RE Taxes

- 1 Unit
- 7 Floors
- 18 Rooms
- 10 Baths

Lot Dimensions: 20 x 100
Building Dimensions: 20 x 66
Bldg Sq. Footage: 8,400



1st floor: A landscaped wrought-iron gated entry court, ideal for the privacy-minded, leads to the formal reception foyer, which opens up to a grand double-height Great Room, complete with butler's pantry, 1000 bottle glass-enclosed wine room and gas fireplace. Through double-glass doors, entertain in grand style with a large landscaped garden with outdoor Bbq grill, Ipe wood, granite pavers, and custom outdoor lighting.

2nd floor: Eat-in kitchen countertop and backsplash in slab travertine marble with 48' Italian-engineered Bertazzoni range, Subzero system, dual Bosch dishwashers, and custom millwork open to double-height living area, creating an open loft ambience. Breakfast nook with custom banquette is perfect for casual dining. Off the kitchen is a large formal dining room with tree-top views from nearly floor-to-ceiling windows. Sublime powder bath with onyx vanity.

3rd & 4th floor: 2 enormous bedrooms on each floor (18 x 14 and 18 x 17) separated by a large versatile gallery which converts as an office, media room or library. Luxuriously tiled en-suite full baths accessed from all bedrooms with the creamiest Italian slab carrera marble. Beautiful garden and open sky views from oversized soundproofed picture windows. Walk-in closets on each floor. Washer/dryer on the 4th flr (in addition to a full laundry room in the cellar).

5th floor: 1300sqft of Master Suite royalty cloaked with brilliant Southern light. Charming wrought-iron juliet balcony. Walk-in closet, by itself, the size of a bedroom. Dramatic double-height (20 ft) Master library/sitting room with coffered ceilings, glamorous glass-rail catwalk, double glass doors leading to decorative juliet balcony. Full 5-fixture Master bath with steam room, wet area and dual slab marbletop vanity, radiant heated floors.

6th floor: 3 massive sun-flooded exposures. 6th bedroom has wall-to-wall picture window with expansive city views to

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the South, beamed ceilings, walk-in closet and elegant en-suite full bath. The 6th floor has a large open common space that can double as a gym or office with a wet-bar. An inspired space for work-at-home use for long desk configuration and multiple computer setups.

7th floor: The piece de resistance is on the top floor: a Sunroom with 12 foot ceilings, powder bath, and wet-bar. Floor-to-ceiling windows which function as accordion doors that fling open, converting the entire Sun Room into 1300sqft al fresco setting. The roof terrace becomes a 4-season experience with an 8-person Jacuzzi decked with Ipe wood cabinetry tastefully blending with wood-finished balcony walls and black granite pavers. Enclosed outdoor shower and large South-facing sun deck.

Cellar Level: Most luxurious townhouse cellars imaginable is 100 ft in length built to lot line with full-height ceilings, oversized laundry/utility room with slab marble countertops, 5 enormous storage spaces/wine cellars, 4 huge skylights from the garden area provide unexpected natural sunlight. This 1600sqft space easily functions as staff work rooms, assisted by the elevator servicing this level, therefore minimizing interruption of main household areas. Easy transport of art and furniture.