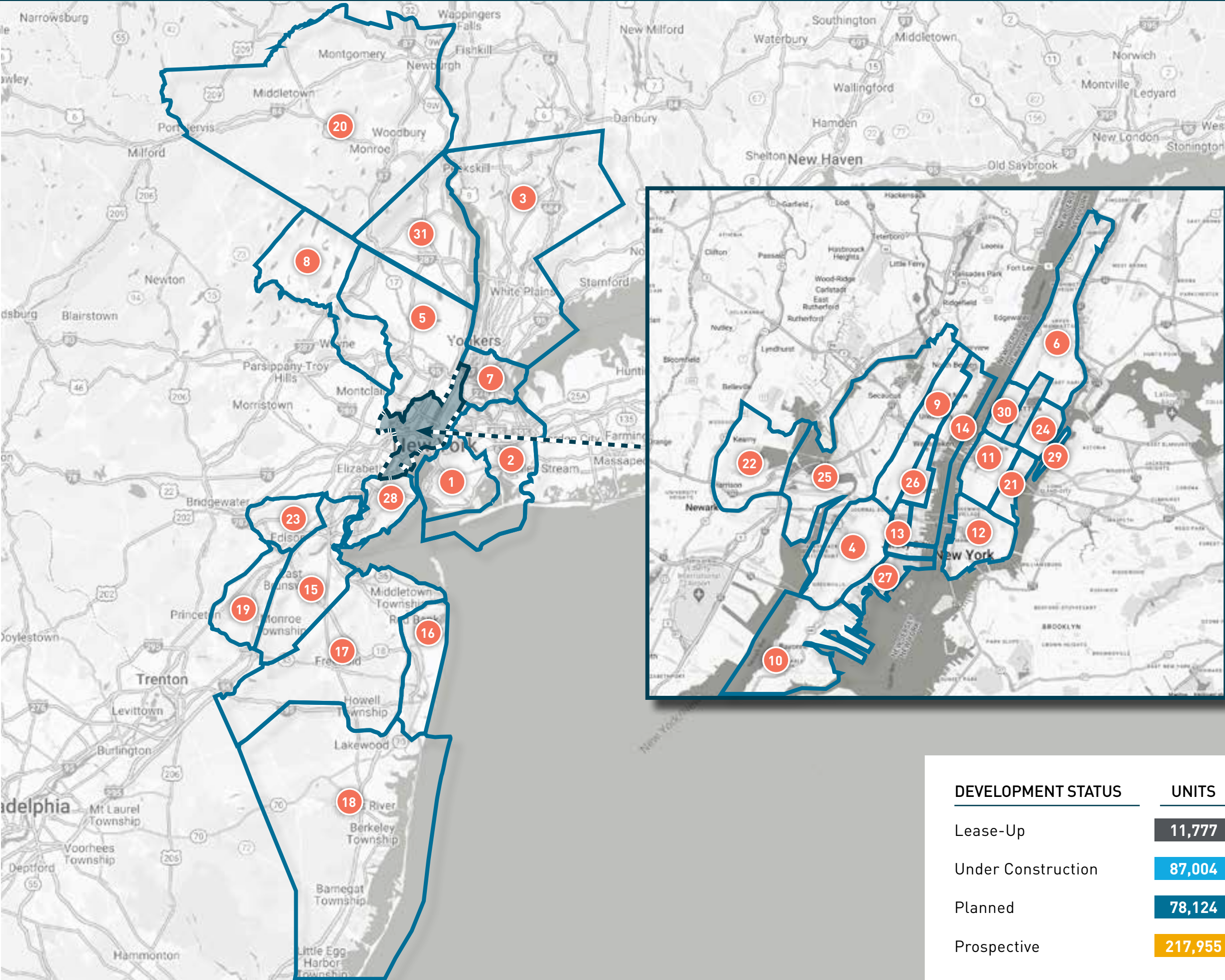


NEW YORK-JERSEY CITY-WHITE PLAINS | MULTIFAMILY QUARTERLY PIPELINE MAP

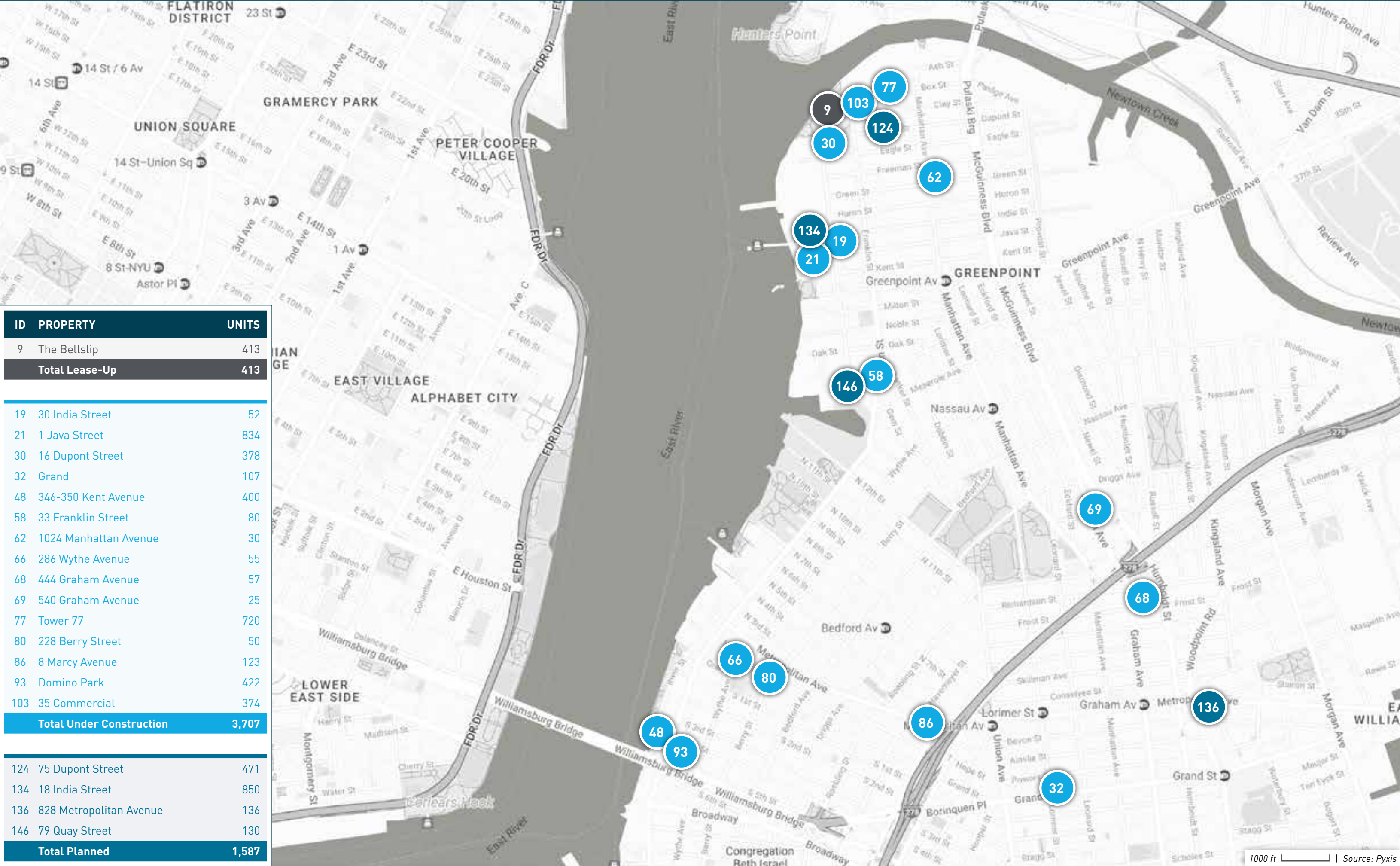
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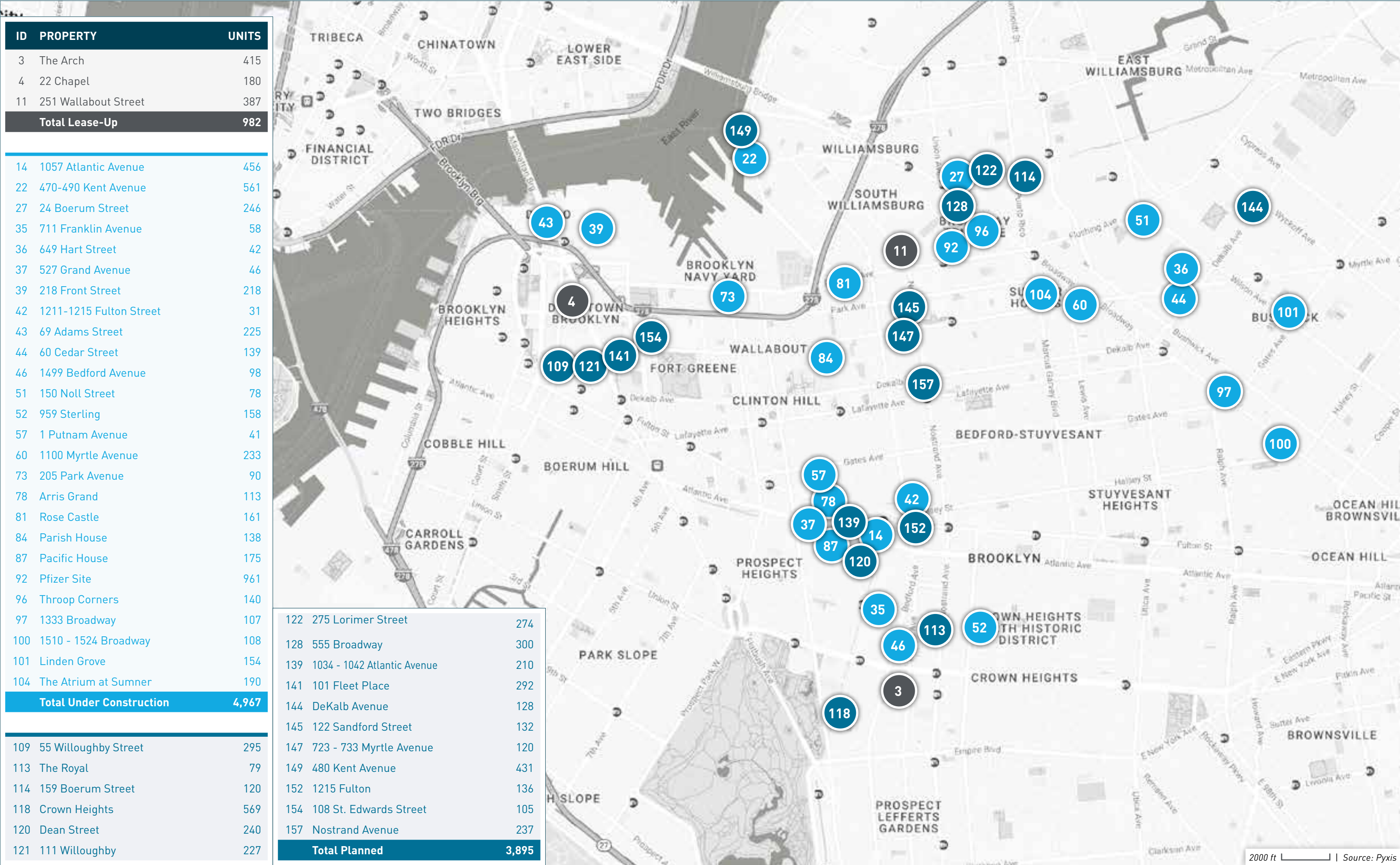
ID	SUBMARKET NAME	PAGE
1	Kings County	2
2	Queens County	12
3	Westchester / Putnam	19
4	Jersey City South	25
5	Bergen County	29
6	Morningside Heights / Washington Heights	32
7	Bronx County	36
8	Passaic County	39
9	Jersey City North	41
10	Bayonne	43
11	Midtown West	45
12	West Village / Downtown	47
13	Downtown Jersey City	49
14	Hudson Waterfront	51
15	East Middlesex	53
16	Shore	55
17	West Monmouth	57
18	Ocean County	59
19	Southwest Middlesex	61
20	Orange County	63
21	Stuyvesant / Turtle Bay	65
22	Harrison / Kearny	67
23	Northwest Middlesex	69
24	Upper East Side	71
25	Jersey City Other	73
Other Submarkets		75
26	Hoboken	
27	Liberty State Park	
28	Staten Island	
29	Roosevelt Island	
30	Upper West Side	
31	Rockland County	

Submarkets with less than five total projects in lease-up, under construction, or planned stages are combined on a single map. Maps exclude prospective projects. Submarkets with zero units in the pipeline don't have ID numbers.

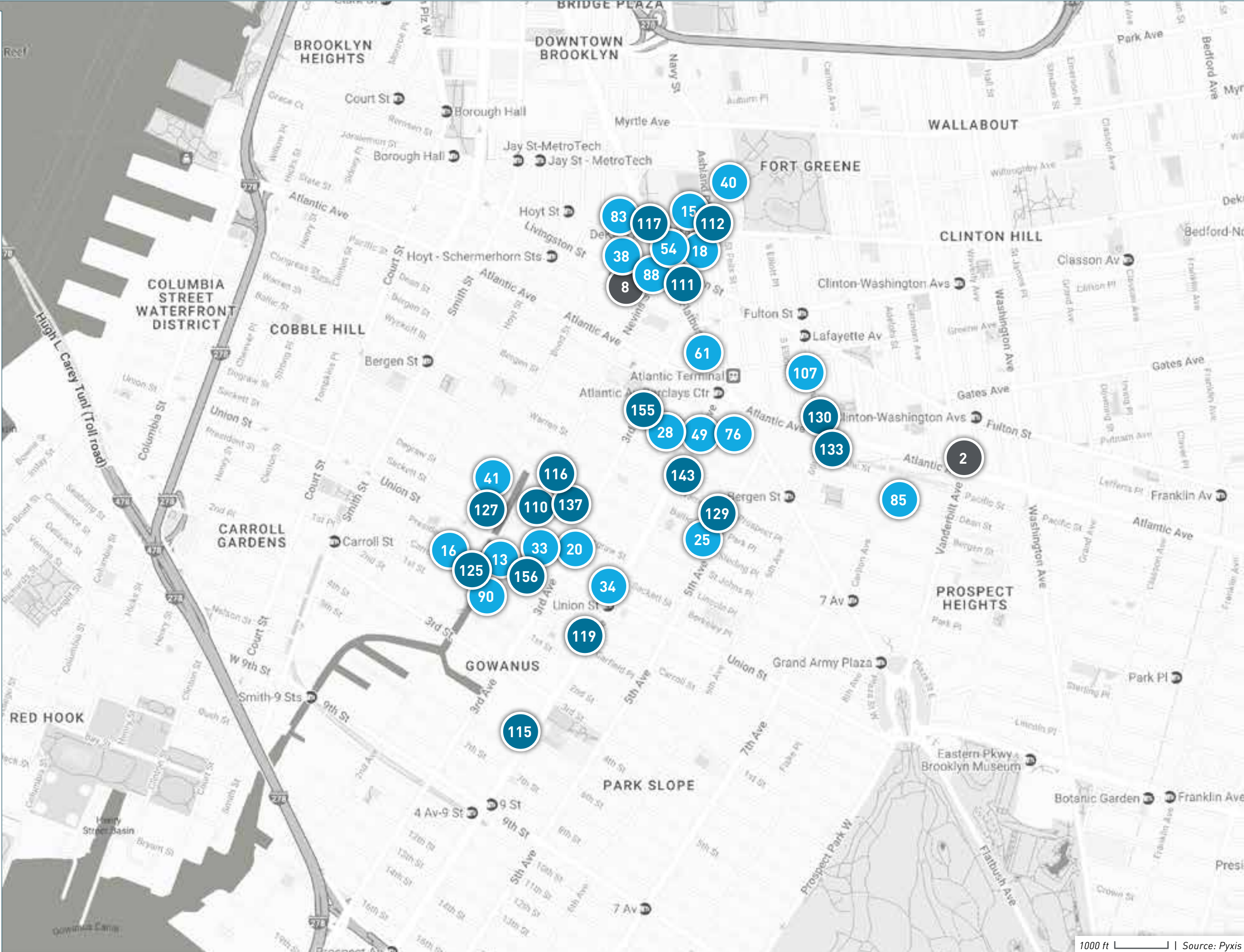


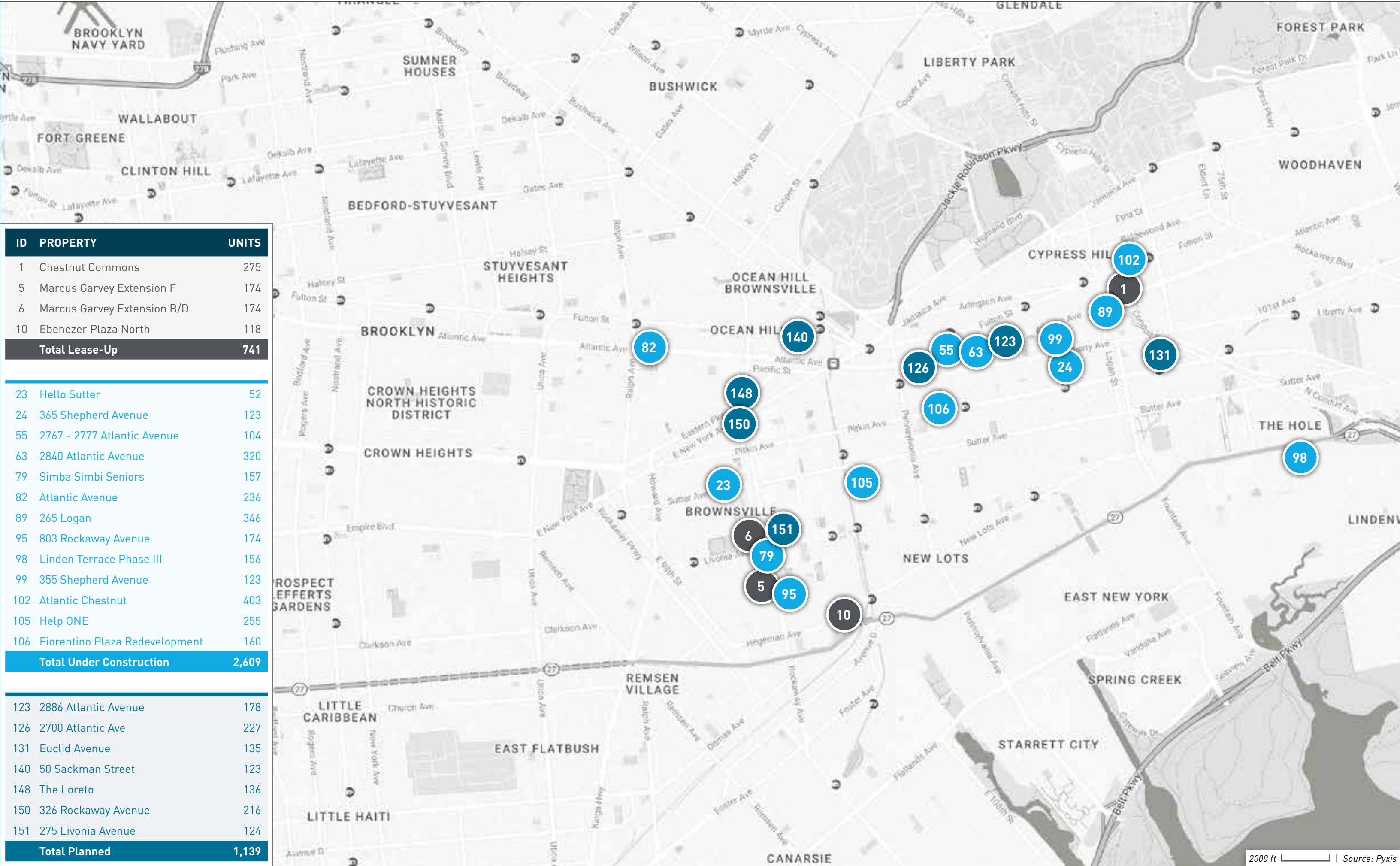
DEVELOPMENT STATUS	UNITS
Lease-Up	11,777
Under Construction	87,004
Planned	78,124
Prospective	217,955





ID	PROPERTY	UNITS
2	The Axel	284
8	The Guild Brooklyn	160
Total Lease-Up		444
13	300-318 Nevins Street	654
15	85-91 Dekalb Avenue	320
16	335 Bond Street	73
18	19 Rockwell Place	172
20	585 Union Street	224
25	680 Baltic Street	120
28	311 Bergen Street	104
33	469-499 President Street	350
34	204 4th Avenue	193
38	Hanover Place	314
40	240 Willoughby Street	50
41	Society Brooklyn	344
49	52 4th Avenue	52
54	625 Fulton	1,098
61	Alloy Block	441
76	Signum	143
83	The Brooklyn Tower	540
85	595 Dean Street	798
88	The Paxton	327
90	420 Carroll	360
107	Hanson Place Community Plaza	100
Total Under Construction		6,777
110	Majestic	268
111	570 Fulton Street	139
112	98 Dekalb	609
115	374 4th Avenue	196
116	239 Nevins Street	88
117	The Brook	591
119	4th Avenue	133
125	404 Carroll Street	360
127	The Gowanus Project	517
129	120 5th Avenue	180
130	B5	648
133	B6	682
137	251 Douglass Street	260
143	85 4th Avenue	188
155	325 Bergen Street	104
156	499 President Street	350
Total Planned		5,313





ID	PROPERTY	UNITS
7	BP Neptune 33	200
12	1601 Surf Avenue	77
Total Lease-Up		277
17	Hello Sutter	499
26	365 Shepherd Avenue	53
29	2767 - 2777 Atlantic Avenue	55
31	2840 Atlantic Avenue	57
45	Simba Simbi Seniors	191
47	Atlantic Avenue	37
50	265 Logan	46
53	803 Rockaway Avenue	375
56	Linden Terrace Phase III	463
59	355 Shepherd Avenue	171
64	Atlantic Chestnut	50
65	Help ONE	165
67	Fiorentino Plaza Redevelopment	40
70	265 Logan	75
71	803 Rockaway Avenue	131
72	Linden Terrace Phase III	248
74	355 Shepherd Avenue	150
75	Atlantic Chestnut	46
91	Help ONE	375
94	Fiorentino Plaza Redevelopment	446
108	Fiorentino Plaza Redevelopment	446
Total Under Construction		4,119
132	263 Prospect Avenue	147
135	1045 Flatbush	149
138	Clarkson Estates	291
142	975 Nostrand Avenue	178
153	665 New York Avenue Redevelopment	117
Total Planned		882



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Chestnut Commons	110 Dinsmore Place	Brooklyn	NY	11208	Lease-Up	275	Kings County	11/30/2023	10/01/2022	
2	The Axel	545 Vanderbilt Avenue	Brooklyn	NY	11238	Lease-Up	284	Kings County	01/31/2024	08/02/2022	
3	The Arch	1101 President Street	Brooklyn	NY	11225	Lease-Up	415	Kings County	12/31/2023	08/01/2022	
4	22 Chapel	22 Chapel Street	Brooklyn	NY	11201	Lease-Up	180	Kings County	01/31/2024	06/01/2022	
5	Marcus Garvey Extension F	449 Chester Street	Brooklyn	NY	11212	Lease-Up	174	Kings County	12/31/2023	05/23/2022	
6	Marcus Garvey Extension B/D	215 Livonia Avenue	Brooklyn	NY	11212	Lease-Up	174	Kings County	11/30/2023	05/23/2022	
7	BP Neptune 33	2760 West 33rd	Brooklyn	NY	11224	Lease-Up	200	Kings County	12/31/2023	05/01/2022	
8	The Guild Brooklyn	310 Livingston Street	Brooklyn	NY	11217	Lease-Up	160	Kings County	01/31/2024	03/01/2022	
9	The Bellslip	1 Bell Slip	Brooklyn	NY	11222	Lease-Up	413	Kings County	01/31/2024	03/01/2022	05/01/2022
10	Ebenezer Plaza North	110 New Lots Avenue	Brooklyn	NY	11212	Lease-Up	118	Kings County	11/30/2023	03/11/2020	
11	251 Wallabout Street	251 Wallabout St	Brooklyn	NY	11206	Lease-Up	387	Kings County	12/01/2023		
12	1601 Surf Avenue	1601 Surf Ave	Brooklyn	NY	11224	Lease-Up	77	Kings County	11/01/2023		
13	300-318 Nevins Street	300-318 Nevins St	Brooklyn	NY	11215	Under Construction	654	Kings County	06/01/2026	04/01/2026	05/01/2026
14	1057 Atlantic Avenue	1057 Atlantic Avenue	Brooklyn	NY	11238	Under Construction	456	Kings County	12/31/2025	10/01/2025	11/01/2025
15	85-91 Dekalb Avenue	85-91 Dekalb Ave	Brooklyn	NY	11201	Under Construction	320	Kings County	09/01/2025	07/01/2025	08/01/2025
16	335 Bond Street	335 Bond St	Brooklyn	NY	11231	Under Construction	73	Kings County	08/01/2025	06/01/2025	07/01/2025
17	Sky III	532 Neptune Avenue	Brooklyn	NY	11224	Under Construction	499	Kings County	05/31/2026	05/01/2025	06/01/2025
18	19 Rockwell Place	19 Rockwell Pl	Brooklyn	NY	11217	Under Construction	172	Kings County	07/01/2025	05/01/2025	06/01/2025
19	30 India Street	30 India St	Brooklyn	NY	11222	Under Construction	52	Kings County	08/01/2025	04/01/2025	05/01/2025
20	585 Union Street	585 Union Street	Brooklyn	NY	11215	Under Construction	224	Kings County	12/31/2025	03/01/2025	04/01/2025
21	1 Java Street	1 Java St	Brooklyn	NY	11222	Under Construction	834	Kings County	07/01/2025	03/01/2025	04/01/2025
22	470-490 Kent Avenue	470-490 Kent Ave	Brooklyn	NY	11249	Under Construction	561	Kings County	06/01/2025	03/01/2025	04/01/2025
23	Hello Sutter	203 Sutter Ave	Brooklyn	NY	11212	Under Construction	52	Kings County	05/01/2025	03/01/2025	04/01/2025
24	365 Shepherd Avenue	365 Shepherd Ave	Brooklyn	NY	11208	Under Construction	123	Kings County	04/01/2025	02/01/2025	03/01/2025
25	680 Baltic Street	680 Baltic St	Brooklyn	NY	11217	Under Construction	120	Kings County	04/01/2025	02/01/2025	03/01/2025
26	5722 7th Avenue	5722 7th Ave	Brooklyn	NY	11220	Under Construction	53	Kings County	04/01/2025	02/01/2025	03/01/2025
27	24 Boerum Street	24 Boerum St	Brooklyn	NY	11206	Under Construction	246	Kings County	04/01/2025	02/01/2025	03/01/2025
28	311 Bergen Street	311 Bergen St	Brooklyn	NY	11217	Under Construction	104	Kings County	04/01/2025	02/01/2025	03/01/2025
29	2508 Foster Avenue	2508 Foster Ave	Brooklyn	NY	11210	Under Construction	55	Kings County	04/01/2025	02/01/2025	03/01/2025
30	16 Dupont Street	16 Dupont Street	Brooklyn	NY	11222	Under Construction	378	Kings County	12/31/2025	01/01/2025	02/01/2025
31	1730 Bedford Avenue	1730 Bedford Ave	Brooklyn	NY	11225	Under Construction	57	Kings County	03/01/2025	01/01/2025	02/01/2025
32	Grand	575 Grand Street	Brooklyn	NY	11211	Under Construction	107	Kings County	03/31/2025	12/01/2024	01/01/2025
33	469-499 President Street	469-499 President St	Brooklyn	NY	11215	Under Construction	350	Kings County	02/01/2025	12/01/2024	01/01/2025
34	204 4th Avenue	204 4th Avenue	Brooklyn	NY	11217	Under Construction	193	Kings County	07/31/2025	11/01/2024	12/01/2024

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
35	711 Franklin Avenue	711 Franklin Ave	Brooklyn	NY	11238	Under Construction	58	Kings County	02/01/2025	11/01/2024	01/01/2025
36	649 Hart Street	649 Hart St	Brooklyn	NY	11221	Under Construction	42	Kings County	01/01/2025	11/01/2024	12/01/2024
37	527 Grand Avenue	527 Grand Ave	Brooklyn	NY	11211	Under Construction	46	Kings County	01/01/2025	11/01/2024	12/01/2024
38	Hanover Place	15 Hanover Place	Brooklyn	NY	11201	Under Construction	314	Kings County	07/30/2025	10/01/2024	11/01/2024
39	218 Front Street	218 Front Street	Brooklyn	NY	11201	Under Construction	218	Kings County	05/31/2025	10/01/2024	11/01/2024
40	240 Willoughby Street	240 Willoughby St	Brooklyn	NY	11201	Under Construction	50	Kings County	12/01/2024	09/01/2024	11/01/2024
41	Society Brooklyn	267 Bond St	Brooklyn	NY	11217	Under Construction	344	Kings County	11/01/2024	09/01/2024	10/01/2024
42	1211-1215 Fulton Street	1211-1215 Fulton St	Brooklyn	NY	11216	Under Construction	31	Kings County	10/01/2024	07/01/2024	08/01/2024
43	69 Adams Street	69 Adams Street	Brooklyn	NY	11201	Under Construction	225	Kings County	03/31/2024	07/01/2024	08/01/2024
44	60 Cedar Street	60 Cedar Street	Brooklyn	NY	11221	Under Construction	139	Kings County	09/30/2025	06/01/2024	07/01/2024
45	2957 Shell Road	2957 Shell Road	Brooklyn	NY	11224	Under Construction	191	Kings County	10/31/2024	06/01/2024	07/01/2024
46	1499 Bedford Avenue	1499 Bedford Ave	Brooklyn	NY	11216	Under Construction	98	Kings County	09/01/2024	06/01/2024	07/01/2024
47	154 Lenox Road	154 Lenox Rd	Brooklyn	NY	11226	Under Construction	37	Kings County	08/01/2024	06/01/2024	07/01/2024
48	346-350 Kent Avenue	346-350 Kent Ave	Brooklyn	NY	11249	Under Construction	400	Kings County	08/01/2024	05/01/2024	06/01/2024
49	52 4th Avenue	52 4th Ave	Brooklyn	NY	11217	Under Construction	52	Kings County	07/01/2024	05/01/2024	06/01/2024
50	45 Lenox Road	45 Lenox Rd	Brooklyn	NY	11226	Under Construction	46	Kings County	07/01/2024	05/01/2024	06/01/2024
51	150 Noll Street	150 Noll St	Brooklyn	NY	11206	Under Construction	78	Kings County	07/01/2024	05/01/2024	06/01/2024
52	959 Sterling	959 Sterling Place	Brooklyn	NY	11213	Under Construction	158	Kings County	01/31/2025	04/01/2024	05/01/2024
53	11 Ocean Parkway	11 Ocean Pkwy	Brooklyn	NY	11218	Under Construction	375	Kings County	08/01/2024	04/01/2024	06/01/2024
54	625 Fulton	625 Fulton Street	Brooklyn	NY	11201	Under Construction	1,098	Kings County	12/31/2026	03/01/2024	04/01/2024
55	2767 - 2777 Atlantic Avenue	2767 Atlantic Avenue	Brooklyn	NY	11207	Under Construction	104	Kings County	05/31/2025	03/01/2024	04/01/2024
56	1515 Surf	1515 Surf Avenue	Brooklyn	NY	11224	Under Construction	463	Kings County	12/31/2024	03/01/2024	04/01/2024
57	1 Putnam Avenue	1 Putnam Ave	Brooklyn	NY	11238	Under Construction	41	Kings County	05/01/2024	03/01/2024	04/01/2024
58	33 Franklin Street	33 Franklin St	Brooklyn	NY	11205	Under Construction	80	Kings County	05/01/2024	03/01/2024	04/01/2024
59	1640 Flatbush	1640 Flatbush Avenue	Brooklyn	NY	11210	Under Construction	171	Kings County	04/30/2025	02/01/2024	03/01/2024
60	1100 Myrtle Avenue	1100 Myrtle Avenue	Brooklyn	NY	11206	Under Construction	233	Kings County	01/31/2025	02/01/2024	03/01/2024
61	Alloy Block	505 State Street	Brooklyn	NY	11217	Under Construction	441	Kings County	06/30/2024	02/01/2024	03/01/2024
62	1024 Manhattan Avenue	1024 Manhattan Ave	Brooklyn	NY	11222	Under Construction	30	Kings County	05/01/2024	02/01/2024	04/01/2024
63	2840 Atlantic Avenue	2840 Atlantic Avenue	Brooklyn	NY	11207	Under Construction	320	Kings County	05/31/2025	01/01/2024	02/01/2024
64	2045 Ocean Avenue	2045 Ocean Ave	Brooklyn	NY	11230	Under Construction	50	Kings County	04/01/2024	01/01/2024	02/01/2024
65	210 Clarkson	210 Clarkson Avenue	Brooklyn	NY	11226	Under Construction	165	Kings County	03/31/2024	01/01/2024	02/01/2024
66	286 Wythe Avenue	286 Wythe Ave	Brooklyn	NY	11249	Under Construction	55	Kings County	03/01/2024	01/01/2024	02/01/2024
67	8800 Bay Parkway	8800 Bay Pkwy	Brooklyn	NY	11214	Under Construction	40	Kings County	03/01/2024	01/01/2024	02/01/2024
68	444 Graham Avenue	444 Graham Ave	Brooklyn	NY	11211	Under Construction	57	Kings County	03/01/2024	01/01/2024	02/01/2024

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
69	540 Graham Avenue	540 Graham Ave	Brooklyn	NY	11222	Under Construction	25	Kings County	03/01/2024	01/01/2024	02/01/2024
70	1775 Coney Island Avenue	1775 Coney Island Ave	Brooklyn	NY	11230	Under Construction	75	Kings County	03/01/2024	01/01/2024	02/01/2024
71	57 Caton Place	57 Caton Pl	Brooklyn	NY	11218	Under Construction	131	Kings County	03/01/2024	01/01/2024	02/01/2024
72	2230 Cropsey Avenue	2230 Cropsey Avenue	Brooklyn	NY	11214	Under Construction	248	Kings County	01/31/2024	01/01/2024	02/01/2024
73	205 Park Avenue	205 Park Ave	Brooklyn	NY	11205	Under Construction	90	Kings County	03/01/2024	12/01/2023	01/01/2024
74	875 4th Avenue	875 4th Avenue	Brooklyn	NY	11232	Under Construction	150	Kings County	07/31/2024	11/01/2023	02/01/2024
75	584 4th Ave	584 4th Ave	Brooklyn	NY	11215	Under Construction	46	Kings County	02/01/2024	11/01/2023	12/01/2023
76	Signum	375 Dean Street	Brooklyn	NY	11217	Under Construction	143	Kings County	01/31/2024	09/01/2023	09/01/2023
77	Tower 77	77 Commercial Street	Brooklyn	NY	11222	Under Construction	720	Kings County	01/31/2024	09/01/2023	11/01/2023
78	Arris Grand	445 Grand Avenue	Brooklyn	NY	11211	Under Construction	113	Kings County	12/31/2023	09/01/2023	11/01/2023
79	Simba Simbi Seniors	381 Chester Street	Brooklyn	NY	11212	Under Construction	157	Kings County	11/30/2023	09/01/2023	
80	228 Berry Street	228 Berry St	Brooklyn	NY	11249	Under Construction	50	Kings County	11/01/2023	09/01/2023	10/01/2023
81	Rose Castle	376 Flushing Avenue	Brooklyn	NY	11205	Under Construction	161	Kings County	01/31/2024	08/31/2023	
82	Atlantic Avenue	1921 Atlantic Avenue	Brooklyn	NY	11233	Under Construction	236	Kings County	11/30/2023	06/01/2023	
83	The Brooklyn Tower	55 Fleet Street	Brooklyn	NY	11201	Under Construction	540	Kings County	12/31/2023	05/01/2023	
84	Parish House	249 Willoughby Avenue	Brooklyn	NY	11205	Under Construction	138	Kings County	01/31/2024	03/31/2023	03/01/2023
85	595 Dean Street	595 Dean Street	Brooklyn	NY	11238	Under Construction	798	Kings County	12/31/2024	03/01/2023	
86	8 Marcy Avenue	8 Marcy Avenue	Brooklyn	NY	11211	Under Construction	123	Kings County	02/29/2024	03/01/2023	
87	Pacific House	1010 Pacific Street	Brooklyn	NY	11238	Under Construction	175	Kings County	01/31/2024	01/02/2023	03/01/2023
88	The Paxton	540 Fulton Street	Brooklyn	NY	11201	Under Construction	327	Kings County	12/31/2023	12/01/2022	03/01/2023
89	265 Logan	265 Logan Street	Brooklyn	NY	11208	Under Construction	346	Kings County	05/31/2026		
90	420 Carroll	420 Carroll Street	Brooklyn	NY	11215	Under Construction	360	Kings County	11/30/2025		
91	312 Coney Island	312 Coney Island Avenue	Brooklyn	NY	11218	Under Construction	375	Kings County	07/31/2025		
92	Pfizer Site	334 Wallabout Street	Brooklyn	NY	11206	Under Construction	961	Kings County	06/30/2025		
93	Domino Park	346 Kent Avenue	Brooklyn	NY	11249	Under Construction	422	Kings County	04/30/2025		
94	2926 West 19th Phase II	2926 West 19th Street	Brooklyn	NY	11224	Under Construction	446	Kings County	12/31/2024		
95	803 Rockaway Avenue	803 Rockaway Avenue	Brooklyn	NY	11212	Under Construction	174	Kings County	12/31/2024		
96	Throop Corners	88 Throop Avenue	Brooklyn	NY	11206	Under Construction	140	Kings County	09/29/2024		
97	1333 Broadway	1333 Broadway	Brooklyn	NY	11221	Under Construction	107	Kings County	08/31/2024		
98	Linden Terrace Phase III	2858 Linden Blvd	Brooklyn	NY	11208	Under Construction	156	Kings County	08/31/2024		
99	355 Shepherd Avenue	355 Shepherd Avenue	Brooklyn	NY	11208	Under Construction	123	Kings County	08/31/2024		
100	1510 - 1524 Broadway	1520 Broadway	Brooklyn	NY	11221	Under Construction	108	Kings County	07/31/2024		
101	Linden Grove	223 Linden Street	Brooklyn	NY	11221	Under Construction	154	Kings County	05/31/2024		
102	Atlantic Chestnut	254 Euclid Avenue	Brooklyn	NY	11208	Under Construction	403	Kings County	04/30/2024		

Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
103	35 Commercial	35 Commercial Street	Brooklyn	NY	11222	Under Construction	374	Kings County	02/29/2024		
104	The Atrium at Sumner	57 Marcus Garvey Blvd	Brooklyn	NY	11206	Under Construction	190	Kings County	01/31/2024		
105	Help ONE	515 Blake Avenue	Brooklyn	NY	11207	Under Construction	255	Kings County	12/31/2023		
106	Fiorentino Plaza Redevelopment	2155 Pitkin Avenue	Brooklyn	NY	11207	Under Construction	160	Kings County	12/31/2023		
107	Hanson Place Community Plaza	142 South Portland Avenue	Brooklyn	NY	11217	Under Construction	100	Kings County	11/30/2023		
108	2926 West 19th	2926 West 19th Street	Brooklyn	NY	11224	Under Construction	446	Kings County	11/30/2023		
109	55 Willoughby Street	55 Willoughby Street	Brooklyn	NY	11201	Planned	295	Kings County	07/01/2026	04/01/2026	06/01/2026
110	Majestic	540 Degraw Street	Brooklyn	NY	11217	Planned	268	Kings County	10/01/2025	08/01/2025	09/01/2025
111	570 Fulton Street	570 Fulton Street	Brooklyn	NY	11217	Planned	139	Kings County	11/01/2025	07/01/2025	09/01/2025
112	98 Dekalb	98 Dekalb Avenue	Brooklyn	NY	11201	Planned	609	Kings County	10/01/2025	06/01/2025	08/01/2025
113	The Royal	827 Sterling Pl	Brooklyn	NY	11216	Planned	79	Kings County	08/01/2025	06/01/2025	07/01/2025
114	159 Boerum Street	159 Boerum Street	Brooklyn	NY	11206	Planned	120	Kings County	08/01/2025	05/01/2025	06/01/2025
115	374 4th Avenue	374 4th Avenue	Brooklyn	NY	11215	Planned	196	Kings County	08/01/2025	05/01/2025	06/01/2025
116	239 Nevins Street	239 Nevins St	Brooklyn	NY	11217	Planned	88	Kings County	07/01/2025	05/01/2025	06/01/2025
117	The Brook	585 Fulton Street	Brooklyn	NY	11201	Planned	591	Kings County	06/01/2025	03/01/2025	05/01/2025
118	Crown Heights	54 Crown Street	Brooklyn	NY	11225	Planned	569	Kings County	05/01/2025	03/01/2025	04/01/2025
119	4th Avenue	272 4th Avenue	Brooklyn	NY	11215	Planned	133	Kings County	05/01/2025	02/01/2025	03/01/2025
120	Dean Street	953 Dean Street	Brooklyn	NY	11238	Planned	240	Kings County	05/01/2025	02/01/2025	03/01/2025
121	111 Willoughby	111 Willoughby Street	Brooklyn	NY	11201	Planned	227	Kings County	05/01/2025	02/01/2025	04/01/2025
122	275 Lorimer Street	275 Lorimer Street	Brooklyn	NY	11206	Planned	274	Kings County	04/01/2025	02/01/2025	03/01/2025
123	2886 Atlantic Avenue	2886 Atlantic Avenue	Brooklyn	NY	11207	Planned	178	Kings County	03/01/2025	01/01/2025	02/01/2025
124	75 Dupont Street	75 Dupont Street	Brooklyn	NY	11222	Planned	471	Kings County	03/01/2025	01/01/2025	02/01/2025
125	404 Carroll Street	404 Carroll Street	Brooklyn	NY	11231	Planned	360	Kings County	03/01/2025	10/01/2024	12/01/2024
126	2700 Atlantic Ave	2700 Atlantic Avenue	Brooklyn	NY	11207	Planned	227	Kings County	12/01/2024	09/01/2024	10/01/2024
127	The Gowanus Project	498 Sackett Street	Brooklyn	NY	11231	Planned	517	Kings County	11/01/2024	09/01/2024	10/01/2024
128	555 Broadway	555 Broadway	Brooklyn	NY	11206	Planned	300	Kings County	11/01/2024	07/01/2024	08/01/2024
129	120 5th Avenue	120 5th Avenue	Brooklyn	NY	11217	Planned	180	Kings County	10/01/2024	07/01/2024	08/01/2024
130	B5	6th Avenue & Atlantic Avenue	Brooklyn	NY	11217	Planned	648	Kings County	05/31/2025		
131	Euclid Avenue	437 Euclid Avenue	Brooklyn	NY	11208	Planned	135	Kings County			
132	263 Prospect Avenue	263 Prospect Avenue	Brooklyn	NY	11215	Planned	147	Kings County			
133	B6	698 Atlantic Avenue	Brooklyn	NY	11217	Planned	682	Kings County			
134	18 India Street	18 India Street	Brooklyn	NY	11222	Planned	850	Kings County			
135	1045 Flatbush	1045 Flatbush Avenue	Brooklyn	NY	11226	Planned	149	Kings County			
136	828 Metropolitan Avenue	828 Metropolitan Avenue	Brooklyn	NY	11211	Planned	136	Kings County			

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
137	251 Douglass Street	251 Douglass Street	Brooklyn	NY	11217	Planned	260	Kings County			
138	Clarkson Estates	329 Clarkson Avenue	Brooklyn	NY	11226	Planned	291	Kings County			
139	1034 - 1042 Atlantic Avenue	1042 Atlantic Avenue	Brooklyn	NY	11238	Planned	210	Kings County			
140	50 Sackman Street	50 Sackman Street	Brooklyn	NY	11233	Planned	123	Kings County			
141	101 Fleet Place	101 Fleet Place	Brooklyn	NY	11201	Planned	292	Kings County			
142	975 Nostrand Avenue	975 Nostrand Avenue	Brooklyn	NY	11225	Planned	178	Kings County			
143	85 4th Avenue	85 4th Avenue	Brooklyn	NY	11217	Planned	188	Kings County			
144	DeKalb Avenue	1601 DeKalb Avenue	Brooklyn	NY	11237	Planned	128	Kings County			
145	122 Sandford Street	122 Sandford Street	Brooklyn	NY	11205	Planned	132	Kings County			
146	79 Quay Street	79 Quay Street	Brooklyn	NY	11222	Planned	130	Kings County			
147	723 - 733 Myrtle Avenue	733 Myrtle Avenue	Brooklyn	NY	11205	Planned	120	Kings County			
148	The Loreto	1677 Saint Marks Avenue	Brooklyn	NY	11233	Planned	136	Kings County			
149	480 Kent Avenue	484 Kent Avenue	Brooklyn	NY	11249	Planned	431	Kings County			
150	326 Rockaway Avenue	326 Rockaway Avenue	Brooklyn	NY	11212	Planned	216	Kings County			
151	275 Livonia Avenue	275 Livonia Avenue	Brooklyn	NY	11212	Planned	124	Kings County			
152	1215 Fulton	1215 Fulton Street	Brooklyn	NY	11216	Planned	136	Kings County			
153	665 New York Avenue Redevelopment	665 New York Avenue	Brooklyn	NY	11203	Planned	117	Kings County			
154	108 St. Edwards Street	108 St. Edwards Street	Brooklyn	NY	11205	Planned	105	Kings County			
155	325 Bergen Street	325 Bergen Street	Brooklyn	NY	11217	Planned	104	Kings County			
156	499 President Street	499 President Street	Brooklyn	NY	11215	Planned	350	Kings County			
157	Nostrand Avenue	270 Nostrand Avenue	Brooklyn	NY	11205	Planned	237	Kings County			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							36,342				

SUBMARKET AT A GLANCE



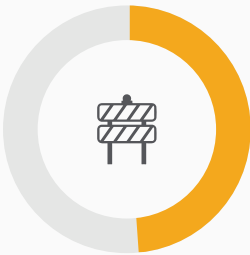
Lease-Up
2,857 Units



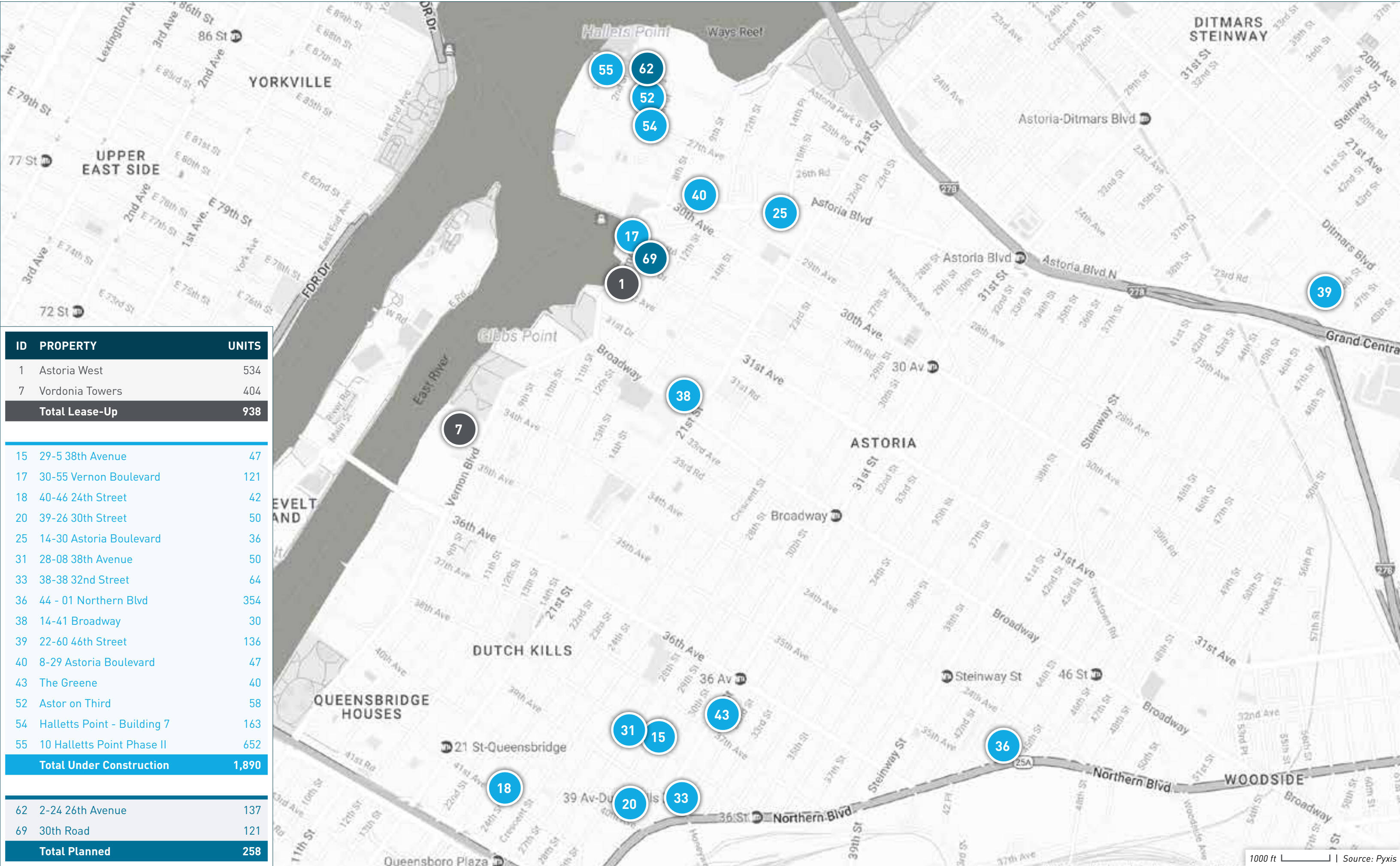
Under Construction
22,179 Units

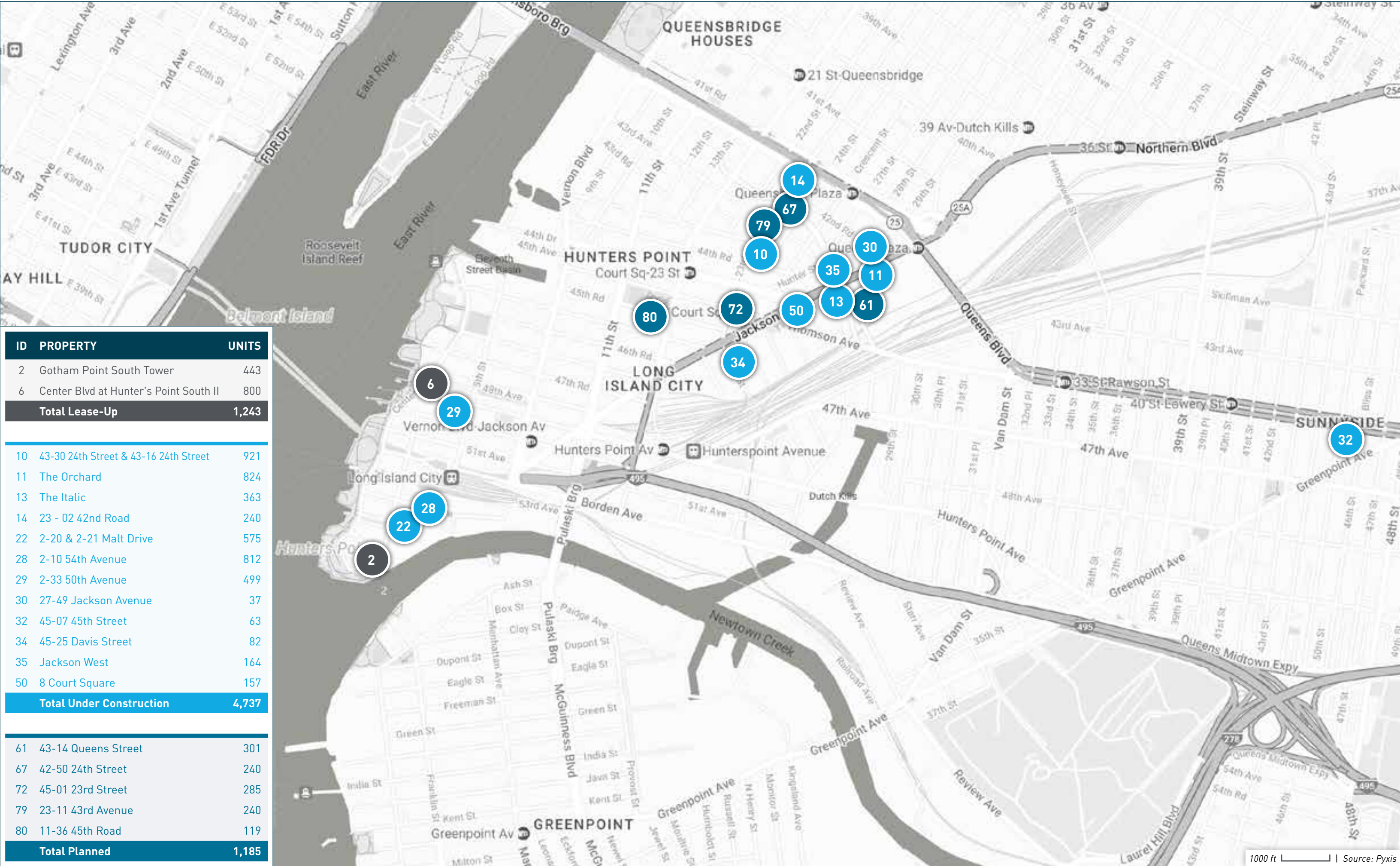


Planned
12,816 Units



Prospective
33,536 Units









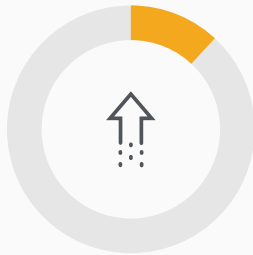
ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Astoria West	30-77 Vernon Blvd	Astoria	NY	11102	Lease-Up	534	Queens County	01/31/2024	05/20/2022	
2	Gotham Point South Tower	57-28 2nd Street	Long Island City	NY	11101	Lease-Up	443	Queens County	12/31/2023	04/15/2022	
3	T Building	82-41 Parsons Blvd	Jamaica	NY	11432	Lease-Up	200	Queens County	11/30/2023	04/01/2022	
4	The Far Rockaway Village Phase II	20-02 Mott Avenue	Far Rockaway	NY	11691	Lease-Up	457	Queens County	11/30/2023	03/01/2022	
5	The Far Rockaway Village	20-02 Mott Avenue	Far Rockaway	NY	11691	Lease-Up	457	Queens County	11/30/2023	03/01/2022	
6	Center Blvd at Hunter's Point South II	52-03 Center Blvd	Long Island City	NY	11101	Lease-Up	800	Queens County	11/30/2023	11/01/2021	
7	Vordonia Towers	34-46 Vernon Blvd	Astoria	NY	11106	Lease-Up	404	Queens County	01/31/2024	09/20/2021	
8	Apex Place	62-11 108th Street	Forest Hills	NY	11375	Lease-Up	442	Queens County	11/30/2023	09/20/2021	
9	105-02 Queens Boulevard	105-02 Queens Blvd	Queens	NY	11375	Lease-Up	166	Queens County	12/01/2023		
10	43-30 24th Street & 43-16 24th Street	43-30 24th St & 43-16 24th St	Long Island City	NY	11101	Under Construction	921	Queens County	09/01/2026	05/01/2026	07/01/2026
11	The Orchard	42-02 Orchard Street	Long Island City	NY	11101	Under Construction	824	Queens County	07/31/2026	01/01/2026	02/01/2026
12	147-35 95th Avenue	147-35 95th Ave	Jamaica	NY	11435	Under Construction	521	Queens County	11/01/2025	08/01/2025	09/01/2025
13	The Italic	26-32 Jackson Avenue	Long Island City	NY	11101	Under Construction	363	Queens County	12/31/2025	06/01/2025	07/01/2025
14	23 - 02 42nd Road	23-02 42nd Road	Long Island City	NY	11101	Under Construction	240	Queens County	06/30/2025	02/01/2025	03/01/2025
15	29-5 38th Avenue	29-5 38th Ave	Long Island City	NY	11101	Under Construction	47	Queens County	04/01/2025	02/01/2025	03/01/2025
16	83-07 Queens Boulevard	83-07 Queens Blvd	Queens	NY	11373	Under Construction	53	Queens County	04/01/2025	02/01/2025	03/01/2025
17	30-55 Vernon Boulevard	30-55 Vernon Blvd	Long Island City	NY	11102	Under Construction	121	Queens County	04/01/2025	02/01/2025	03/01/2025
18	40-46 24th Street	40-46 24th St	Long Island City	NY	11101	Under Construction	42	Queens County	03/01/2025	01/01/2025	02/01/2025
19	38-20 Parsons Blvd	38-20 Parsons Blvd	Flushing	NY	11354	Under Construction	175	Queens County	12/31/2024	01/01/2025	02/01/2025
20	39-26 30th Street	39-26 30th St	Long Island City	NY	11101	Under Construction	50	Queens County	02/01/2025	12/01/2024	01/01/2025
21	90Ninety	90-02 168th Street	Jamaica	NY	11432	Under Construction	614	Queens County	05/31/2025	11/01/2024	07/01/2025
22	2-20 & 2-21 Malt Drive	2-20 & 2-21 Malt Dr	Long Island City	NY	11101	Under Construction	575	Queens County	02/01/2025	11/01/2024	12/01/2024
23	98-81 Queens Boulevard	98-81 Queens Blvd	Rego Park	NY	11374	Under Construction	144	Queens County	01/01/2025	10/01/2024	11/01/2024
24	143-26 84th Road	143-26 84th Rd	Briarwood	NY	11435	Under Construction	42	Queens County	12/01/2024	10/01/2024	11/01/2024
25	14-30 Astoria Boulevard	14-30 Astoria Blvd	Long Island City	NY	11102	Under Construction	36	Queens County	11/01/2024	09/01/2024	10/01/2024
26	148-15 89th Avenue	148-15 89th Ave	Jamaica	NY	11435	Under Construction	69	Queens County	10/01/2024	08/01/2024	09/01/2024
27	153rd Street	88-20 153rd Street	Jamaica	NY	11433	Under Construction	207	Queens County	05/31/2024	08/01/2024	10/01/2024
28	2-10 54th Avenue	2-10 54th Avenue	Long Island City	NY	11101	Under Construction	812	Queens County	03/31/2026	07/01/2024	08/01/2024
29	2-33 50th Avenue	2-33 50th Avenue	Long Island City	NY	11101	Under Construction	499	Queens County	08/31/2025	07/01/2024	08/01/2024
30	27-49 Jackson Avenue	27-49 Jackson Ave	Long Island City	NY	11101	Under Construction	37	Queens County	09/01/2024	07/01/2024	08/01/2024
31	28-08 38th Avenue	28-08 38th Ave	Long Island City	NY	11101	Under Construction	50	Queens County	09/01/2024	07/01/2024	08/01/2024
32	45-07 45th Street	45-07 45th St	Queens	NY	11104	Under Construction	63	Queens County	08/01/2025	06/01/2024	07/01/2024
33	38-38 32nd Street	38-38 32nd St	Long Island City	NY	11101	Under Construction	64	Queens County	08/01/2024	06/01/2024	07/01/2024

Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
34	45-25 Davis Street	45-25 Davis St	Long Island City	NY	11101	Under Construction	82	Queens County	08/01/2024	05/01/2024	06/01/2024
35	Jackson West	27-01 Jackson Avenue	Long Island City	NY	11101	Under Construction	164	Queens County	07/31/2024	05/01/2024	06/01/2024
36	44 - 01 Northern Blvd	44-01 Northern Blvd	Long Island City	NY	11101	Under Construction	354	Queens County	10/31/2025	04/01/2024	05/01/2024
37	Woodside Green	72-01 Queens Blvd	Flushing	NY	11377	Under Construction	346	Queens County	03/31/2025	04/01/2024	05/01/2024
38	14-41 Broadway	14-41 Broadway	Long Island City	NY	11106	Under Construction	30	Queens County	07/01/2024	04/01/2024	05/01/2024
39	22-60 46th Street	22-60 46th St	Long Island City	NY	11105	Under Construction	136	Queens County	06/01/2024	04/01/2024	05/01/2024
40	8-29 Astoria Boulevard	8-29 Astoria Blvd	Long Island City	NY	11102	Under Construction	47	Queens County	06/01/2024	04/01/2024	05/01/2024
41	Rego 98	98-10 63rd Road	Rego Park	NY	11374	Under Construction	260	Queens County	02/28/2025	02/01/2024	03/01/2024
42	63-68 Austin Street	63-68 Austin St	Queens	NY	11374	Under Construction	78	Queens County	05/01/2024	02/01/2024	04/01/2024
43	The Greene	36-45 31st St	Queens	NY	11106	Under Construction	40	Queens County	04/01/2024	02/01/2024	03/01/2024
44	138-45 Jamaica Avenue	138-45 Jamaica Ave	Queens	NY	11435	Under Construction	81	Queens County	03/01/2024	01/01/2024	02/01/2024
45	Myrtle Point Tower	3-50 St Nicholas Ave	Queens	NY	11385	Under Construction	133	Queens County	03/01/2024	01/01/2024	02/01/2024
46	The Monarch I	92-29 Guy R Brewer Blvd	Jamaica	NY	11433	Under Construction	432	Queens County	03/01/2024	12/01/2023	02/01/2024
47	77-63 Vleigh Place	77-63 Vleigh Pl	Queens	NY	11367	Under Construction	79	Queens County	03/01/2024	12/01/2023	02/01/2024
48	Vista 65	98-08 Queens Blvd	Rego Park	NY	11374	Under Construction	186	Queens County	12/01/2023	10/01/2023	11/01/2023
49	Vida 52	43-15 52nd St	Flushing	NY	11377	Under Construction	87	Queens County	11/01/2023	09/01/2023	10/01/2023
50	8 Court Square	27-10 44th Drive	Long Island City	NY	11101	Under Construction	157	Queens County	11/30/2023	07/01/2023	08/01/2023
51	The Yellowstone	69-65 Yellowstone Blvd	Forest Hills	NY	11375	Under Construction	166	Queens County	01/31/2024	06/30/2023	08/01/2023
52	Astor on Third	26-35 3rd St	Long Island City	NY	11102	Under Construction	58	Queens County	12/01/2023	06/01/2023	11/01/2023
53	69-02 Queens Blvd	69-02 Queens Blvd	Flushing	NY	11377	Under Construction	478	Queens County	11/30/2023	06/01/2023	09/01/2023
54	Halletts Point - Building 7	3-24 27th Avenue	Astoria	NY	11102	Under Construction	163	Queens County	11/30/2023	05/01/2023	
55	10 Halletts Point Phase II	10 Halletts Point	Astoria	NY	11102	Under Construction	652	Queens County	12/31/2026		
56	Archer Towers	163-05 Archer Avenue	Jamaica	NY	11433	Under Construction	605	Queens County	11/30/2024		
57	Parkhill City Phase III	152-09 88th Avenue	Jamaica	NY	11432	Under Construction	207	Queens County	07/31/2024		
58	Edgemere Commons	51-15 Beach Channel Drive	Far Rockaway	NY	11691	Under Construction	194	Queens County	06/30/2024		
59	The Ridgewood	1607 Woodbine Street	Ridgewood	NY	11385	Under Construction	133	Queens County	12/31/2023		
60	Nameoke Avenue	20-50 Nameoke Avenue	Far Rockaway	NY	11691	Under Construction	117	Queens County	12/31/2023		
61	43-14 Queens Street	43-14 Queens Street	Long Island City	NY	11101	Planned	301	Queens County	06/01/2025	04/01/2025	05/01/2025
62	2-24 26th Avenue	2-24 26th Avenue	Astoria	NY	11102	Planned	137	Queens County	08/01/2024	05/01/2024	06/01/2024
63	The Far Rockaway Village Phase IV	20-02 Mott Avenue	Far Rockaway	NY	11691	Planned	457	Queens County		03/01/2022	
64	133-25 37th Avenue	133-25 37th Avenue	Flushing	NY	11354	Planned	150	Queens County			
65	Beach Channel Drive	13-12 Beach Channel Drive	Far Rockaway	NY	11691	Planned	147	Queens County			
66	Beach Green Dunes III	45-19 Rockaway Beach Blvd	Far Rockaway	NY	11691	Planned	146	Queens County			

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
67	42-50 24th Street	42-50 24th Street	Long Island City	NY	11101	Planned	240	Queens County			
68	34-20 Junction Blvd	34-20 Junction Blvd	Queens	NY	11372	Planned	125	Queens County			
69	30th Road	11 - 8 30th Road	Astoria	NY	11102	Planned	121	Queens County			
70	Jamaica Residence	97-04 Sutphin Blvd	Jamaica	NY	11435	Planned	173	Queens County			
71	112-51 Northern Blvd	112-51 Northern Blvd	Corona	NY	11368	Planned	191	Queens County			
72	45-01 23rd Street	45-01 23rd Street	Long Island City	NY	11101	Planned	285	Queens County			
73	Beach Chanel Drive	35-01 Beach Channel Drive	Far Rockaway	NY	11691	Planned	138	Queens County			
74	Edgemere Commons - E1	51-19 Beach Channel Drive	Far Rockaway	NY	11691	Planned	217	Queens County			
75	159-29 90th Avenue	159-29 90th Avenue	Jamaica	NY	11432	Planned	136	Queens County			
76	95-08 147th Place	95-08 147th Place	Queens	NY	11435	Planned	118	Queens County			
77	Willets Point	Main Street & Roosevelt Avenue	Flushing	NY	11354	Planned	100	Queens County			
78	Arverne East	Beach 34th & Rockaway Fwy	Far Rockaway	NY	11691	Planned	100	Queens County			
79	23-11 43rd Avenue	23-11 43rd Avenue	Long Island City	NY	11101	Planned	240	Queens County			
80	11-36 45th Road	11-36 45th Road	Long Island City	NY	11101	Planned	119	Queens County			
81	162nd Street	89-26 162nd Street	Jamaica	NY	11432	Planned	113	Queens County			
82	Trylon Tower	98-85 Queens Blvd	Flushing	NY	11374	Planned	170	Queens County			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							19,861				

SUBMARKET AT A GLANCE



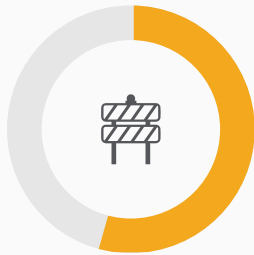
Lease-Up
3,903 Units



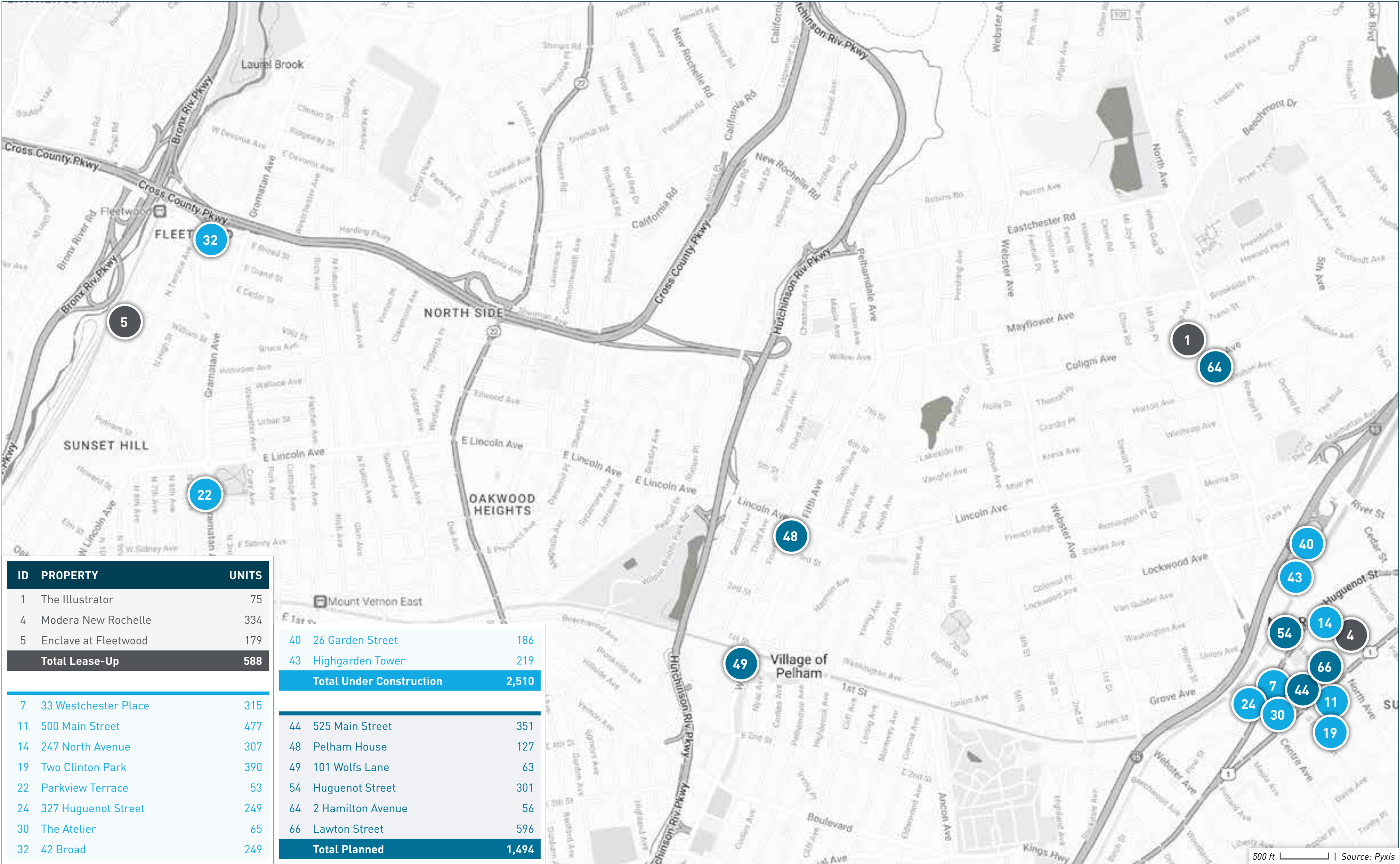
Under Construction
12,034 Units

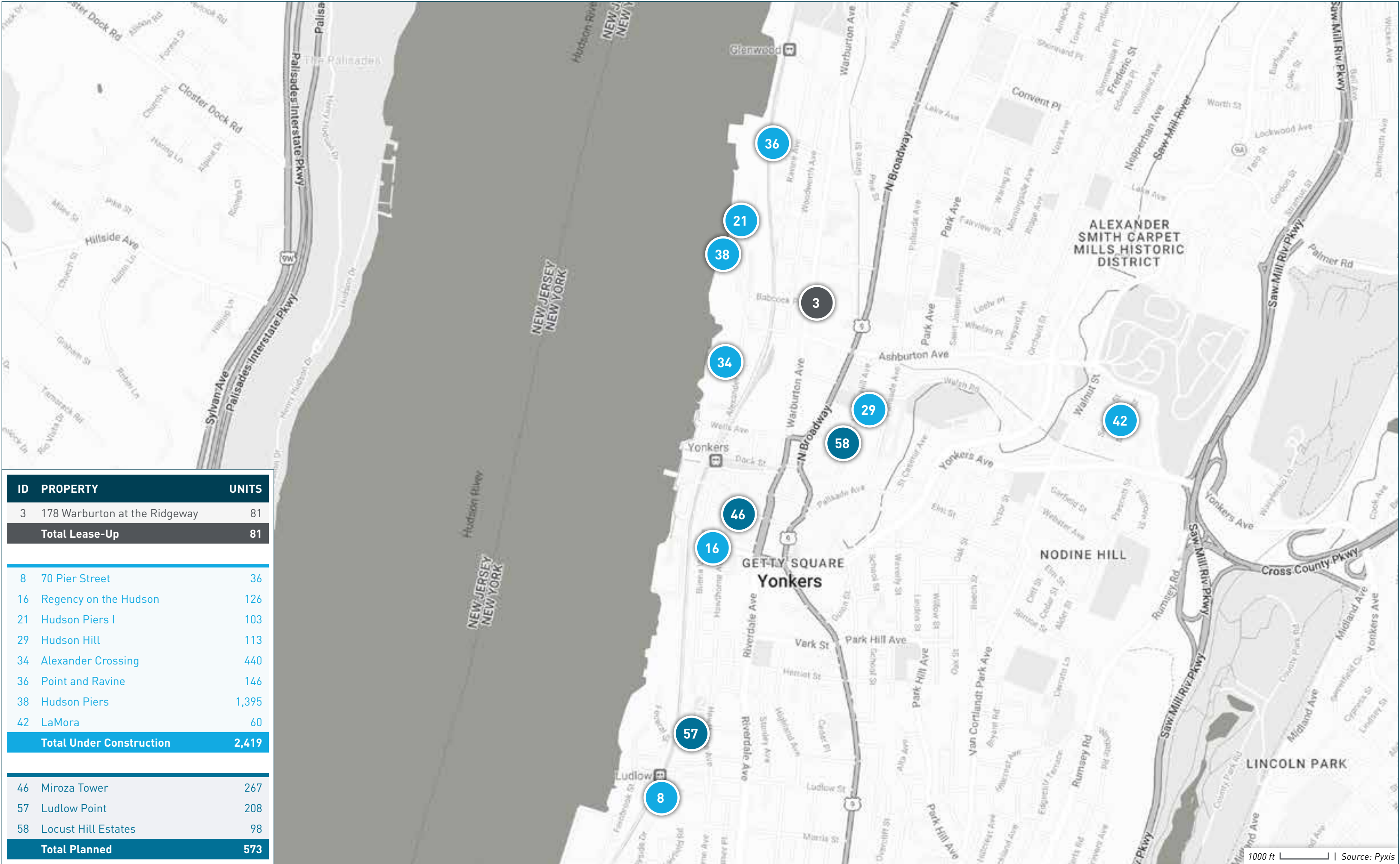


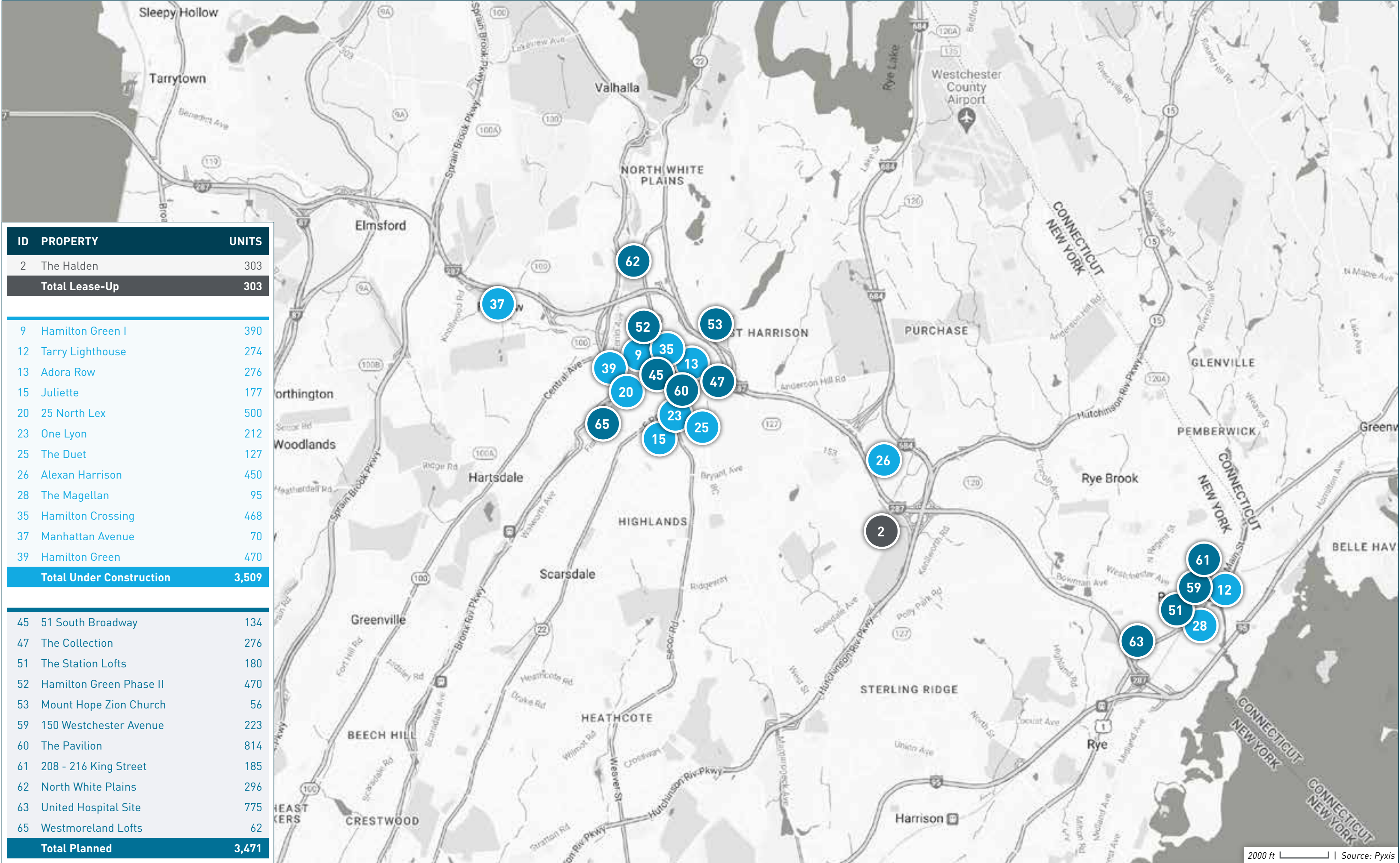
Planned
3,924 Units



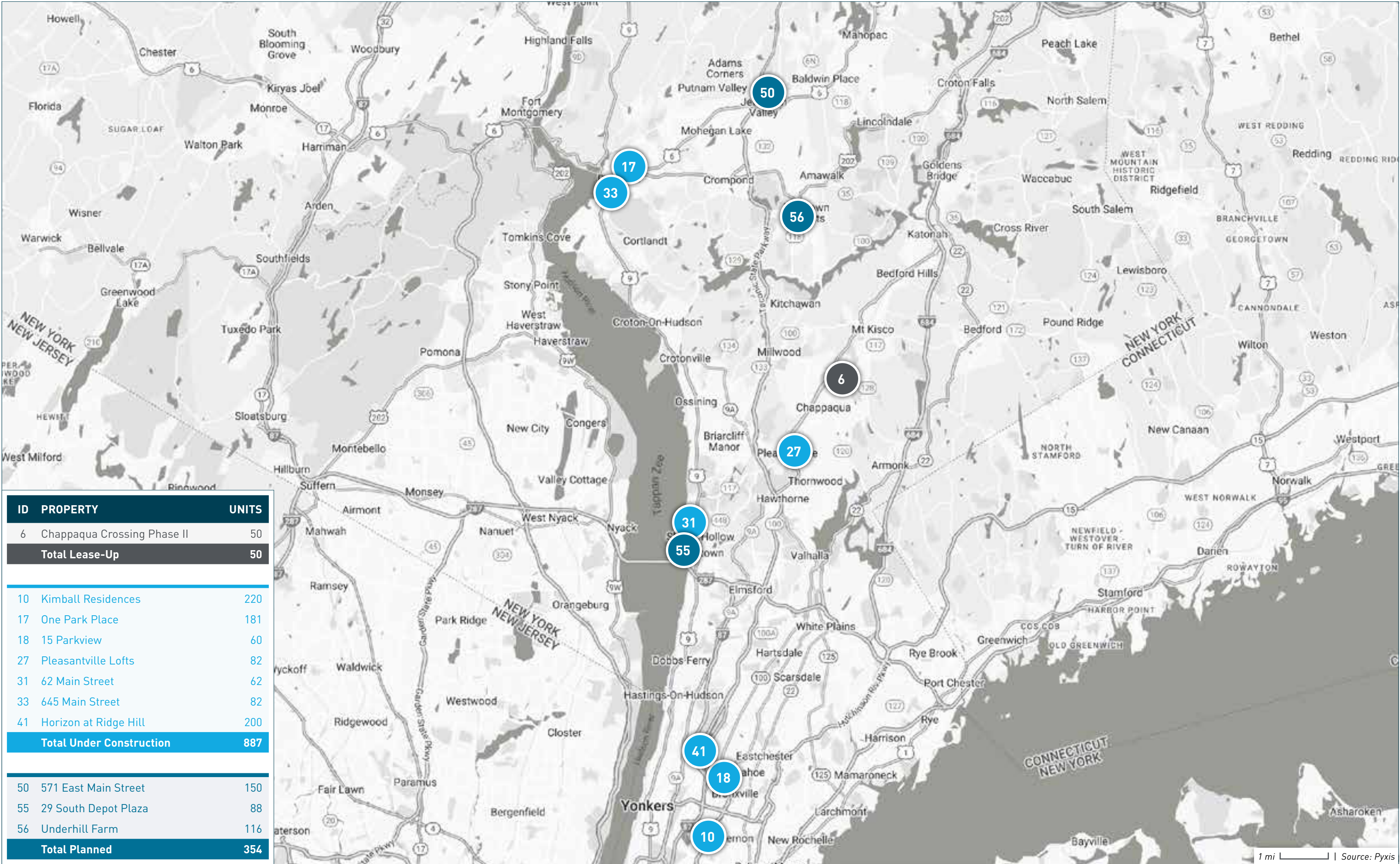
Prospective
21,638 Units







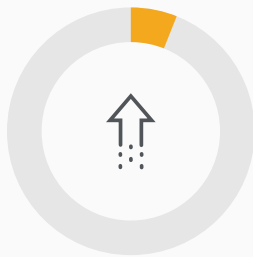
ID	PROPERTY	UNITS
2	The Halden	303
Total Lease-Up		303
9	Hamilton Green I	390
12	Tarry Lighthouse	274
13	Adora Row	276
15	Juliette	177
20	25 North Lex	500
23	One Lyon	212
25	The Duet	127
26	Alexan Harrison	450
28	The Magellan	95
35	Hamilton Crossing	468
37	Manhattan Avenue	70
39	Hamilton Green	470
Total Under Construction		3,509
45	51 South Broadway	134
47	The Collection	276
51	The Station Lofts	180
52	Hamilton Green Phase II	470
53	Mount Hope Zion Church	56
59	150 Westchester Avenue	223
60	The Pavilion	814
61	208 - 216 King Street	185
62	North White Plains	296
63	United Hospital Site	775
65	Westmoreland Lofts	62
Total Planned		3,471



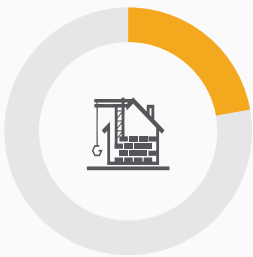
ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	The Illustrator	600 North Ave	New Rochelle	NY	10801	Lease-Up	75	Westchester / Putnam	11/01/2023	06/01/2023	10/01/2023
2	The Halden	1137 Westchester Avenue	White Plains	NY	10605	Lease-Up	303	Westchester / Putnam	12/31/2023	09/01/2022	10/02/2022
3	178 Warburton at the Ridgeway	178 Warburton Avenue	Yonkers	NY	10701	Lease-Up	81	Westchester / Putnam	11/30/2023	07/15/2022	
4	Modera New Rochelle	111 Centre Ave	New Rochelle	NY	10801	Lease-Up	334	Westchester / Putnam	11/30/2023	01/04/2022	04/01/2022
5	Enclave at Fleetwood	525 North MacQuesten Pkwy	Mount Vernon	NY	10552	Lease-Up	179	Westchester / Putnam	12/31/2023	06/01/2020	
6	Chappaqua Crossing Phase II	480 Bedford Road	Chappaqua	NY	10514	Lease-Up	50	Westchester / Putnam	11/30/2023	10/30/2018	
7	33 Westchester Place	316 Huguenot Street	New Rochelle	NY	10801	Under Construction	315	Westchester / Putnam	09/30/2025	04/01/2025	05/01/2025
8	70 Pier Street	70 Pier St	Yonkers	NY	10705	Under Construction	36	Westchester / Putnam	06/01/2025	04/01/2025	05/01/2025
9	Hamilton Green I	240 Hamilton Ave & 7 Cottage Pl	White Plains	NY	10601	Under Construction	390	Westchester / Putnam	07/01/2025	03/01/2025	04/01/2025
10	Kimball Residences	1217 & 1219 Yonkers Ave	Yonkers	NY	10704	Under Construction	220	Westchester / Putnam	04/01/2025	02/01/2025	03/01/2025
11	500 Main Street	500 Main Street	New Rochelle	NY	10801	Under Construction	477	Westchester / Putnam	09/30/2026	09/01/2024	10/01/2024
12	Tarry Lighthouse	179 North Main Street	Port Chester	NY	10573	Under Construction	274	Westchester / Putnam	11/30/2024	09/01/2024	10/01/2024
13	Adora Row	80-100 Westchester Ave	White Plains	NY	10601	Under Construction	276	Westchester / Putnam	09/01/2024	08/01/2024	09/01/2024
14	247 North Avenue	247 North Avenue	New Rochelle	NY	10801	Under Construction	307	Westchester / Putnam	06/30/2025	07/01/2024	08/01/2024
15	Juliette	250 Mamaroneck Avenue	White Plains	NY	10605	Under Construction	177	Westchester / Putnam	12/31/2024	06/01/2024	07/01/2024
16	Regency on the Hudson	56 Prospect Street	Yonkers	NY	10701	Under Construction	126	Westchester / Putnam	01/31/2024	06/01/2024	07/01/2024
17	One Park Place	1 Park Place	Peekskill	NY	10566	Under Construction	181	Westchester / Putnam	12/31/2023	05/01/2024	06/01/2024
18	15 Parkview	1 Garrett Place	Yonkers	NY	10708	Under Construction	60	Westchester / Putnam	03/31/2024	04/01/2024	05/01/2024
19	Two Clinton Park	50 Clinton Place	New Rochelle	NY	10801	Under Construction	390	Westchester / Putnam	02/28/2025	03/01/2024	04/01/2024
20	25 North Lex	25 North Lexington Avenue	White Plains	NY	10601	Under Construction	500	Westchester / Putnam	05/31/2024	03/01/2024	05/01/2024
21	Hudson Piers I	159 Alexander St	Yonkers	NY	10701	Under Construction	103	Westchester / Putnam	07/01/2024	02/01/2024	03/01/2024
22	Parkview Terrace	214 Gramatan Ave	Mount Vernon	NY	10550	Under Construction	53	Westchester / Putnam	04/01/2024	02/01/2024	03/01/2024
23	One Lyon	10 Lyon Place	White Plains	NY	10601	Under Construction	212	Westchester / Putnam	01/31/2025	01/01/2024	02/01/2024
24	327 Huguenot Street	327 Huguenot St	New Rochelle	NY	10801	Under Construction	249	Westchester / Putnam	04/01/2024	12/01/2023	02/01/2024
25	The Duet	111 Hale Avenue	White Plains	NY	10605	Under Construction	127	Westchester / Putnam	03/31/2024	12/01/2023	02/01/2024
26	Alexan Harrison	3 Westchester Park Drive	West Harrison	NY	10604	Under Construction	450	Westchester / Putnam	05/31/2024	11/01/2023	01/01/2024
27	Pleasantville Lofts	70 Memorial Plaza	Pleasantville	NY	10570	Under Construction	82	Westchester / Putnam	11/30/2023	11/01/2023	12/01/2023
28	The Magellan	108 South Main Street	Port Chester	NY	10573	Under Construction	95	Westchester / Putnam	05/31/2025	10/13/2023	09/01/2024
29	Hudson Hill	76 Locust Hill Avenue	Yonkers	NY	10701	Under Construction	113	Westchester / Putnam	01/31/2024	09/04/2023	
30	The Atelier	8 Westchester Place	New Rochelle	NY	10801	Under Construction	65	Westchester / Putnam	12/31/2023	08/07/2023	
31	62 Main Street	62 Main Street	Tarrytown	NY	10591	Under Construction	62	Westchester / Putnam	11/30/2023	07/17/2023	
32	42 Broad	42 Broad Street West	Mount Vernon	NY	10552	Under Construction	249	Westchester / Putnam	01/31/2024	05/31/2023	
33	645 Main Street	645 Main Street	Peekskill	NY	10566	Under Construction	82	Westchester / Putnam	11/30/2023	05/20/2023	
34	Alexander Crossing	57 Alexander Street	Yonkers	NY	10701	Under Construction	440	Westchester / Putnam	12/31/2023	05/01/2023	05/01/2023
35	Hamilton Crossing	440 Hamilton Avenue	White Plains	NY	10601	Under Construction	468	Westchester / Putnam	12/31/2023	04/15/2023	07/01/2023
36	Point and Ravine	76 Point Street	Yonkers	NY	10701	Under Construction	146	Westchester / Putnam	11/30/2023	04/15/2023	
37	Manhattan Avenue	48 Manhattan Avenue	White Plains	NY	10607	Under Construction	70	Westchester / Putnam	11/30/2023	03/07/2023	
38	Hudson Piers	161 Alexander Street	Yonkers	NY	10701	Under Construction	1,395	Westchester / Putnam	12/31/2028		
39	Hamilton Green	200 Hamilton Avenue	White Plains	NY	10601	Under Construction	470	Westchester / Putnam	08/31/2025		

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
40	26 Garden Street	26 Garden Street	New Rochelle	NY	10801	Under Construction	186	Westchester / Putnam	07/31/2025		
41	Horizon at Ridge Hill	601 Ridge Hill Blvd	Yonkers	NY	10710	Under Construction	200	Westchester / Putnam	05/31/2025		
42	LaMora	23 Mulberry Street	Yonkers	NY	10701	Under Construction	60	Westchester / Putnam	01/31/2025		
43	Highgarden Tower	11 Garden Street	New Rochelle	NY	10801	Under Construction	219	Westchester / Putnam	12/31/2023		
44	525 Main Street	525 Main St	New Rochelle	NY	10801	Planned	351	Westchester / Putnam	01/01/2026	11/01/2025	12/01/2025
45	51 South Broadway	51 South Broadway	White Plains	NY	10601	Planned	134	Westchester / Putnam	06/01/2025	03/01/2025	04/01/2025
46	Miroza Tower	44 Hudson Street	Yonkers	NY	10701	Planned	267	Westchester / Putnam	12/01/2024	08/01/2024	09/01/2024
47	The Collection	90 Westchester Avenue	White Plains	NY	10601	Planned	276	Westchester / Putnam	11/01/2024		
48	Pelham House	215 5th Avenue	Village of Pelham	NY	10803	Planned	127	Westchester / Putnam	09/01/2024		
49	101 Wolfs Lane	101 Wolfs Lane	Pelham	NY	10803	Planned	63	Westchester / Putnam			
50	571 East Main Street	571 East Main Street	Jefferson Valley	NY	10535	Planned	150	Westchester / Putnam			
51	The Station Lofts	67 New Broad Street	Port Chester	NY	10573	Planned	180	Westchester / Putnam			
52	Hamilton Green Phase II	200 Hamilton Avenue	White Plains	NY	10601	Planned	470	Westchester / Putnam			
53	Mount Hope Zion Church	65 Lake Street	White Plains	NY	10604	Planned	56	Westchester / Putnam			
54	Huguenot Street	255 Huguenot Street	New Rochelle	NY	10801	Planned	301	Westchester / Putnam			
55	29 South Depot Plaza	29 Depot Plaza	Tarrytown	NY	10591	Planned	88	Westchester / Putnam			
56	Underhill Farm	370 Underhill Avenue	Yorktown Heights	NY	10598	Planned	116	Westchester / Putnam			
57	Ludlow Point	150 Downing Street	Yonkers	NY	10705	Planned	208	Westchester / Putnam			
58	Locust Hill Estates	57 Locust Hill Avenue	Yonkers	NY	10701	Planned	98	Westchester / Putnam			
59	150 Westchester Avenue	150 Westchester Avenue	Port Chester	NY	10573	Planned	223	Westchester / Putnam			
60	The Pavilion	60 South Broadway	White Plains	NY	10601	Planned	814	Westchester / Putnam			
61	208 - 216 King Street	208 King Street	Port Chester	NY	10573	Planned	185	Westchester / Putnam			
62	North White Plains	20 Haarlem Avenue	White Plains	NY	10603	Planned	296	Westchester / Putnam			
63	United Hospital Site	406 Boston Post Road	Port Chester	NY	10573	Planned	775	Westchester / Putnam			
64	2 Hamilton Avenue	2 Hamilton Avenue	New Rochelle	NY	10801	Planned	56	Westchester / Putnam			
65	Westmoreland Lofts	136 Westmoreland Avenue	White Plains	NY	10606	Planned	62	Westchester / Putnam			
66	Lawton Street	11 Lawton Street	New Rochelle	NY	10801	Planned	596	Westchester / Putnam			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							16,239				

SUBMARKET AT A GLANCE



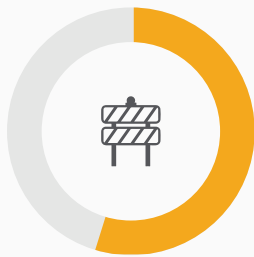
Lease-Up
1,022 Units



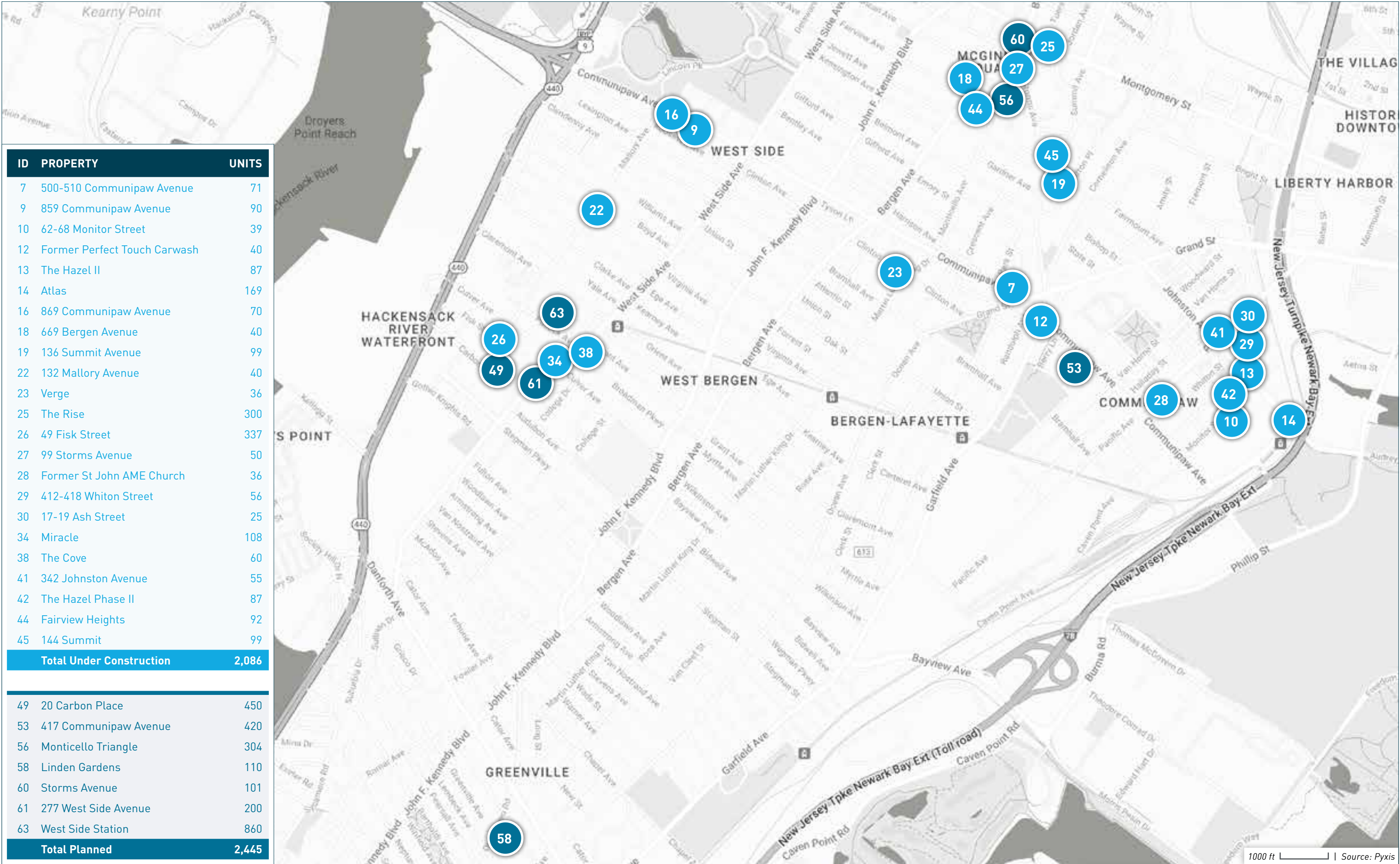
Under Construction
9,325 Units



Planned
5,892 Units

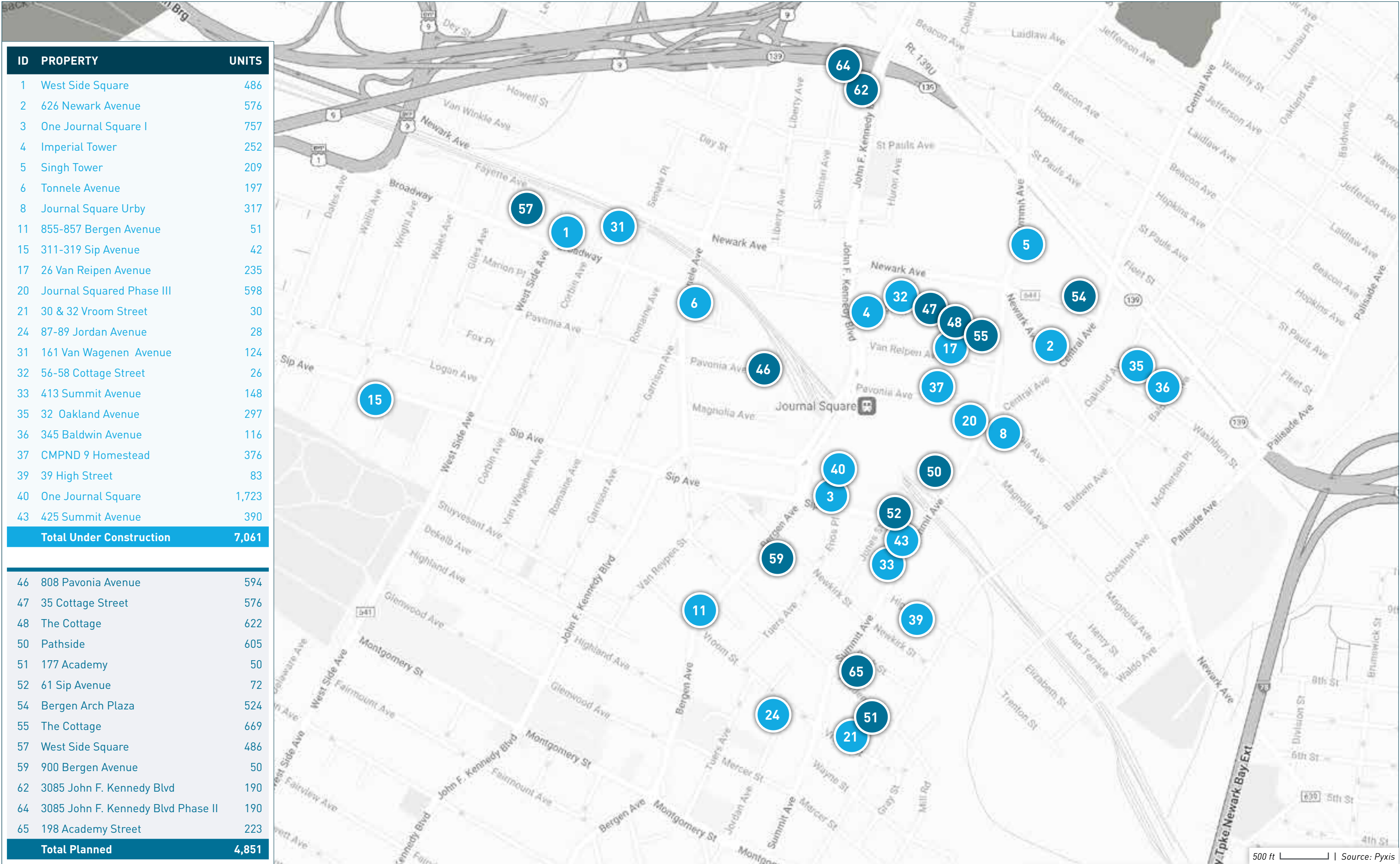


Prospective
20,589 Units



ID	PROPERTY	UNITS
7	500-510 Communipaw Avenue	71
9	859 Communipaw Avenue	90
10	62-68 Monitor Street	39
12	Former Perfect Touch Carwash	40
13	The Hazel II	87
14	Atlas	169
16	869 Communipaw Avenue	70
18	669 Bergen Avenue	40
19	136 Summit Avenue	99
22	132 Mallory Avenue	40
23	Verge	36
25	The Rise	300
26	49 Fisk Street	337
27	99 Storms Avenue	50
28	Former St John AME Church	36
29	412-418 Whiton Street	56
30	17-19 Ash Street	25
34	Miracle	108
38	The Cove	60
41	342 Johnston Avenue	55
42	The Hazel Phase II	87
44	Fairview Heights	92
45	144 Summit	99
Total Under Construction		2,086

49	20 Carbon Place	450
53	417 Communipaw Avenue	420
56	Monticello Triangle	304
58	Linden Gardens	110
60	Storms Avenue	101
61	277 West Side Avenue	200
63	West Side Station	860
Total Planned		2,445



ID	PROPERTY	UNITS
1	West Side Square	486
2	626 Newark Avenue	576
3	One Journal Square I	757
4	Imperial Tower	252
5	Singh Tower	209
6	Tonnele Avenue	197
8	Journal Square Urby	317
11	855-857 Bergen Avenue	51
15	311-319 Sip Avenue	42
17	26 Van Reipen Avenue	235
20	Journal Squared Phase III	598
21	30 & 32 Vroom Street	30
24	87-89 Jordan Avenue	28
31	161 Van Wagenen Avenue	124
32	56-58 Cottage Street	26
33	413 Summit Avenue	148
35	32 Oakland Avenue	297
36	345 Baldwin Avenue	116
37	CMPND 9 Homestead	376
39	39 High Street	83
40	One Journal Square	1,723
43	425 Summit Avenue	390
Total Under Construction		7,061
46	808 Pavonia Avenue	594
47	35 Cottage Street	576
48	The Cottage	622
50	Pathside	605
51	177 Academy	50
52	61 Sip Avenue	72
54	Bergen Arch Plaza	524
55	The Cottage	669
57	West Side Square	486
59	900 Bergen Avenue	50
62	3085 John F. Kennedy Blvd	190
64	3085 John F. Kennedy Blvd Phase II	190
65	198 Academy Street	223
Total Planned		4,851

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	West Side Square	1072-1075 West Side Ave	Jersey City	NJ	7306	Under Construction	486	Jersey City South	06/01/2026	07/01/2025	09/01/2025
2	626 Newark Avenue	626 Newark Ave	Jersey City	NJ	7306	Under Construction	576	Jersey City South	04/01/2026	05/01/2025	07/01/2025
3	One Journal Square I	1 Journal Square Plaza	Jersey City	NJ	7306	Under Construction	757	Jersey City South	01/01/2026	03/01/2025	06/01/2025
4	Imperial Tower	2966 John F Kennedy Blvd	Jersey City	NJ	7306	Under Construction	252	Jersey City South	08/01/2025	02/01/2025	04/01/2025
5	Singh Tower	622 Summit Avenue	Jersey City	NJ	7306	Under Construction	209	Jersey City South	08/31/2025	01/01/2025	04/01/2025
6	Tonnele Avenue	96 Tonnele Avenue	Jersey City	NJ	7306	Under Construction	197	Jersey City South	07/31/2025	12/01/2024	03/01/2025
7	500-510 Communipaw Avenue	500-510 Communipaw Ave	Jersey City	NJ	7304	Under Construction	71	Jersey City South	07/01/2025	12/01/2024	03/01/2025
8	Journal Square Urby	575 Pavonia Avenue	Jersey City	NJ	7306	Under Construction	317	Jersey City South	11/30/2025	09/01/2024	11/01/2024
9	859 Communipaw Avenue	859 Communipaw Avenue	Jersey City	NJ	7304	Under Construction	90	Jersey City South	12/31/2024	08/01/2024	10/01/2024
10	62-68 Monitor Street	62-68 Monitor St	Jersey City	NJ	7304	Under Construction	39	Jersey City South	12/01/2024	08/01/2024	10/01/2024
11	855-857 Bergen Avenue	855-857 Bergen Ave	Jersey City	NJ	7306	Under Construction	51	Jersey City South	01/01/2025	07/01/2024	10/01/2024
12	Former Perfect Touch Carwash	475 Communipaw Ave	Jersey City	NJ	7304	Under Construction	40	Jersey City South	12/01/2024	07/01/2024	08/01/2024
13	The Hazel II	99 Monitor St	Jersey City	NJ	7304	Under Construction	87	Jersey City South	09/01/2024	06/01/2024	08/01/2024
14	Atlas	270 Johnston Avenue	Jersey City	NJ	7304	Under Construction	169	Jersey City South	12/31/2024	05/01/2024	08/01/2024
15	311-319 Sip Avenue	311-319 Sip Ave	Jersey City	NJ	7306	Under Construction	42	Jersey City South	11/01/2024	05/01/2024	08/01/2024
16	869 Communipaw Avenue	869 Communipaw Ave	Jersey City	NJ	7304	Under Construction	70	Jersey City South	10/01/2024	05/01/2024	07/01/2024
17	26 Van Reipen Avenue	26 Van Reipen Avenue	Jersey City	NJ	7306	Under Construction	235	Jersey City South	02/29/2024	05/01/2024	07/01/2024
18	669 Bergen Avenue	669 Bergen Ave	Jersey City	NJ	7304	Under Construction	40	Jersey City South	08/01/2024	03/01/2024	05/01/2024
19	136 Summit Avenue	136 Summit Ave	Jersey City	NJ	7304	Under Construction	99	Jersey City South	08/01/2024	03/01/2024	05/01/2024
20	Journal Squared Phase III	615 Pavonia Avenue	Jersey City	NJ	7306	Under Construction	598	Jersey City South	06/30/2024	03/01/2024	05/01/2024
21	30 & 32 Vroom Street	30 & 32 Vroom St	Jersey City	NJ	7306	Under Construction	30	Jersey City South	06/01/2024	03/01/2024	05/01/2024
22	132 Mallory Avenue	132 Mallory Ave	Jersey City	NJ	7304	Under Construction	40	Jersey City South	07/01/2024	02/01/2024	05/01/2024
23	Verge	541 & 543-547 Martin Luther King Dr	Jersey City	NJ	7304	Under Construction	36	Jersey City South	06/01/2024	02/01/2024	04/01/2024
24	87-89 Jordan Avenue	87-89 Jordan Ave	Jersey City	NJ	7306	Under Construction	28	Jersey City South	05/01/2024	02/01/2024	04/01/2024
25	The Rise	711 Montgomery Street	Jersey City	NJ	7306	Under Construction	300	Jersey City South	03/31/2024	02/01/2024	04/01/2024
26	49 Fisk Street	49 Fisk Street	Jersey City	NJ	7305	Under Construction	337	Jersey City South	12/31/2024	01/01/2024	03/01/2024
27	99 Storms Avenue	99 Storms Ave	Jersey City	NJ	7306	Under Construction	50	Jersey City South	06/01/2024	01/01/2024	04/01/2024
28	Former St John AME Church	326 Pacific Ave	Jersey City	NJ	7304	Under Construction	36	Jersey City South	05/01/2024	01/01/2024	03/01/2024
29	412-418 Whiton Street	412-418 Whiton St	Jersey City	NJ	7304	Under Construction	56	Jersey City South	05/01/2024	01/01/2024	03/01/2024
30	17-19 Ash Street	17-19 Ash St	Jersey City	NJ	7304	Under Construction	25	Jersey City South	04/01/2024	01/01/2024	02/01/2024
31	161 Van Wagenen Avenue	161 Van Wagenen Avenue	Jersey City	NJ	7306	Under Construction	124	Jersey City South	03/31/2024	01/01/2024	03/01/2024
32	56-58 Cottage Street	56-58 Cottage St	Jersey City	NJ	7306	Under Construction	26	Jersey City South	03/01/2024	11/01/2023	01/01/2024
33	413 Summit Avenue	413 Summit Avenue	Jersey City	NJ	7306	Under Construction	148	Jersey City South	01/31/2024	10/01/2023	12/01/2023
34	Miracle	305 West Side Ave	Jersey City	NJ	7305	Under Construction	108	Jersey City South	01/01/2024	10/01/2023	12/01/2023
35	32 Oakland Avenue	32 Oakland Avenue	Jersey City	NJ	7306	Under Construction	297	Jersey City South	12/31/2023	09/01/2023	12/01/2023
36	345 Baldwin Avenue	345 Baldwin Avenue	Jersey City	NJ	7306	Under Construction	116	Jersey City South	11/30/2023	09/01/2023	10/01/2023
37	CMPND 9 Homestead	9 Homestead Place	Jersey City	NJ	7306	Under Construction	376	Jersey City South	03/31/2024	06/26/2023	
38	The Cove	340 West Side Avenue	Jersey City	NJ	7305	Under Construction	60	Jersey City South	05/31/2024	05/01/2023	09/01/2023
39	39 High Street	39 High Street	Jersey City	NJ	7306	Under Construction	83	Jersey City South	12/31/2023	03/31/2023	07/01/2023

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
40	One Journal Square	10 Journal Square Plaza	Jersey City	NJ	7306	Under Construction	1,723	Jersey City South	12/31/2027		
41	342 Johnston Avenue	342 Johnston Avenue	Jersey City	NJ	7304	Under Construction	55	Jersey City South	01/31/2025		
42	The Hazel Phase II	89 Monitor Street	Jersey City	NJ	7304	Under Construction	87	Jersey City South	11/30/2024		
43	425 Summit Avenue	425 Summit Avenue	Jersey City	NJ	7306	Under Construction	390	Jersey City South	06/30/2024		
44	Fairview Heights	47 Fairview Avenue	Jersey City	NJ	7304	Under Construction	92	Jersey City South	01/31/2024		
45	144 Summit	144 Summit Avenue	Jersey City	NJ	7304	Under Construction	99	Jersey City South	11/30/2023		
46	808 Pavonia Avenue	808 Pavonia Avenue	Jersey City	NJ	7306	Planned	594	Jersey City South	02/01/2027	03/01/2026	05/01/2026
47	35 Cottage Street	35 Cottage Street	Jersey City	NJ	7306	Planned	576	Jersey City South	09/01/2026	10/01/2025	12/01/2025
48	The Cottage	11-29 Cottage St	Jersey City	NJ	7306	Planned	622	Jersey City South	08/01/2026	09/01/2025	11/01/2025
49	20 Carbon Place	20 Carbon Place	Jersey City	NJ	7305	Planned	450	Jersey City South	08/01/2026	09/01/2025	11/01/2025
50	Pathside	501 Summit Avenue	Jersey City	NJ	7306	Planned	605	Jersey City South	05/01/2026	09/01/2025	12/01/2025
51	177 Academy	179 Academy Street	Jersey City	NJ	7306	Planned	50	Jersey City South	04/01/2025	01/01/2025	03/01/2025
52	61 Sip Avenue	61 Sip Avenue	Jersey City	NJ	7306	Planned	72	Jersey City South	01/01/2025		
53	417 Communipaw Avenue	417 Communipaw Avenue	Jersey City	NJ	7304	Planned	420	Jersey City South	01/01/2025		
54	Bergen Arch Plaza	414 Hoboken Avenue	Jersey City	NJ	7306	Planned	524	Jersey City South	12/31/2024		
55	The Cottage	11 Cottage Street	Jersey City	NJ	7306	Planned	669	Jersey City South			
56	Monticello Triangle	238 Monticello Avenue	Jersey City	NJ	7304	Planned	304	Jersey City South			
57	West Side Square	66 Broadway	Jersey City	NJ	7306	Planned	486	Jersey City South			
58	Linden Gardens	129 Linden Avenue	Jersey City	NJ	7305	Planned	110	Jersey City South			
59	900 Bergen Avenue	900 Bergen Avenue	Jersey City	NJ	7306	Planned	50	Jersey City South			
60	Storms Avenue	120 Storms Avenue	Jersey City	NJ	7306	Planned	101	Jersey City South			
61	277 West Side Avenue	277 West Side Avenue	Jersey City	NJ	7305	Planned	200	Jersey City South			
62	3085 John F. Kennedy Blvd	3085 John F. Kennedy Blvd	Jersey City	NJ	7306	Planned	190	Jersey City South			
63	West Side Station	365 West Side Avenue	Jersey City	NJ	7305	Planned	860	Jersey City South			
64	3085 John F. Kennedy Blvd Phase II	3085 John F. Kennedy Blvd	Jersey City	NJ	7306	Planned	190	Jersey City South			
65	198 Academy Street	198 Academy Street	Jersey City	NJ	7306	Planned	223	Jersey City South			
TOTAL UNDER CONSTRUCTION AND PLANNED							16,443				

SUBMARKET AT A GLANCE



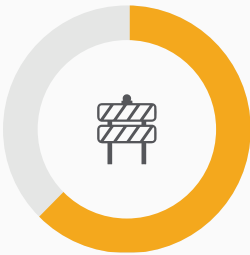
Lease-Up
0 Units



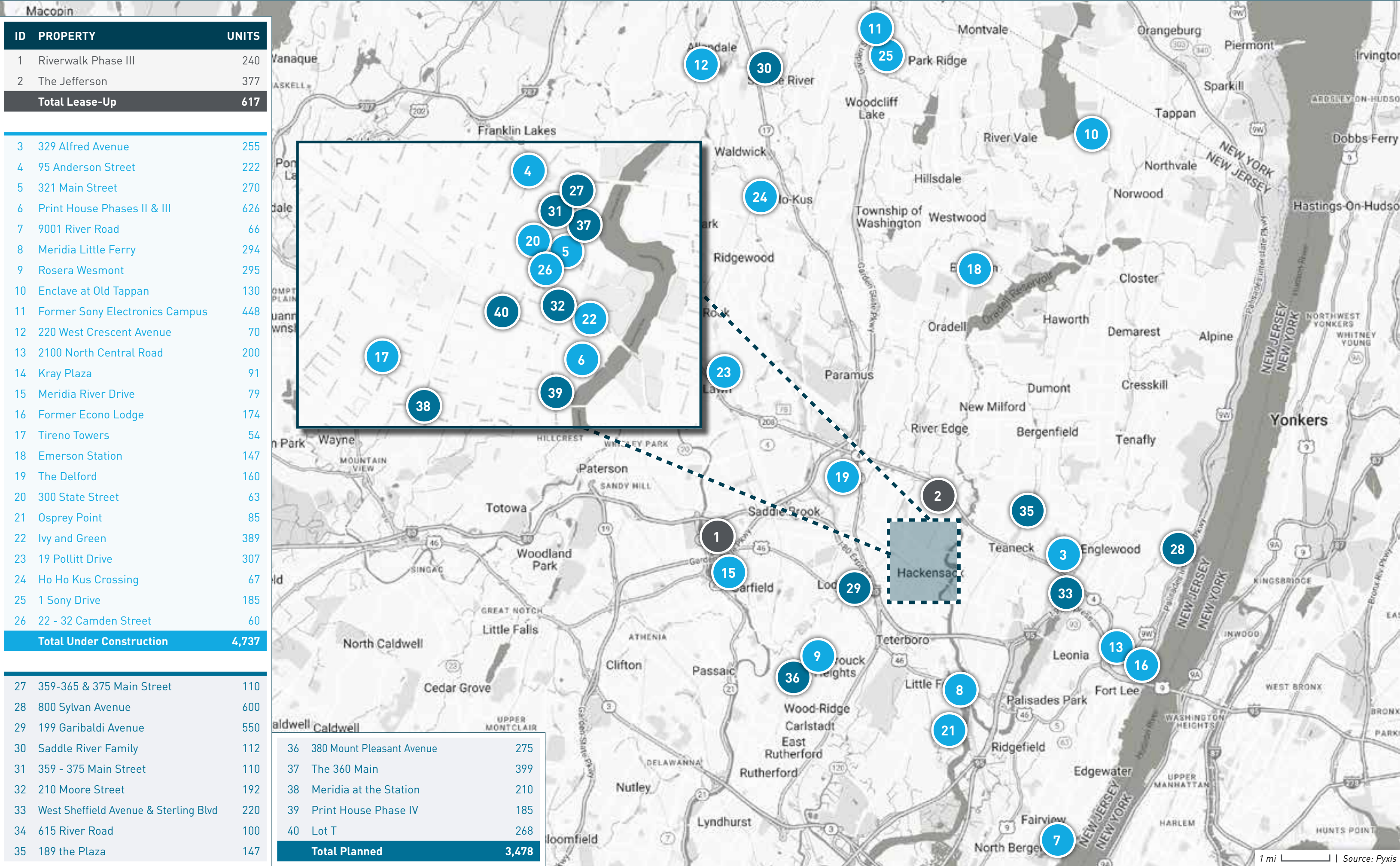
Under Construction
9,147 Units



Planned
7,296 Units



Prospective
23,227 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Riverwalk Phase III	400 Riverfront Blvd	Elmwood Park	NJ	7407	Lease-Up	240	Bergen County	12/31/2023	10/01/2022	07/01/2023
2	The Jefferson	2 Kinderkamack Road	Hackensack	NJ	7601	Lease-Up	377	Bergen County	12/31/2023	04/20/2022	10/01/2022
3	329 Alfred Avenue	329 Alfred Ave	Teaneck	NJ	7666	Under Construction	255	Bergen County	05/01/2025	11/01/2024	01/01/2025
4	95 Anderson Street	95 Anderson Street	Hackensack	NJ	7601	Under Construction	222	Bergen County	12/31/2024	11/01/2024	12/01/2024
5	321 Main Street	321 Main Street	Hackensack	NJ	7601	Under Construction	270	Bergen County	01/01/2024	10/01/2024	12/01/2024
6	Print House Phases II & III	160 River Street	Hackensack	NJ	7601	Under Construction	626	Bergen County	12/31/2024	08/01/2024	10/01/2024
7	9001 River Road	9001 River Rd	North Bergen	NJ	7407	Under Construction	66	Bergen County	11/01/2024	08/01/2024	10/01/2024
8	Meridia Little Ferry	110 Bergen Turnpike	Little Ferry	NJ	7643	Under Construction	294	Bergen County	12/31/2025	07/01/2024	09/01/2024
9	Rosera Wesmont	300 Wesmont Drive	Wood-Ridge	NJ	7075	Under Construction	295	Bergen County	05/31/2024	05/01/2024	07/01/2024
10	Enclave at Old Tappan	200 Old Tappan Road	Old Tappan	NJ	7675	Under Construction	130	Bergen County	02/29/2024	05/01/2024	07/01/2024
11	Former Sony Electronics Campus	1 Sony Dr	Park Ridge	NJ	7656	Under Construction	448	Bergen County	05/01/2025	04/01/2024	07/01/2024
12	220 West Crescent Avenue	220 West Crescent Avenue	Allendale	NJ	7401	Under Construction	70	Bergen County	01/31/2025	04/01/2024	06/01/2024
13	2100 North Central Road	2100 N Central Rd	Fort Lee	NJ	7024	Under Construction	200	Bergen County	09/01/2024	04/01/2024	06/01/2024
14	Kray Plaza	1000 Portside Drive	Edgewater	NJ	7020	Under Construction	91	Bergen County	11/30/2023	03/01/2024	05/01/2024
15	Meridia River Drive	848 River Drive	Garfield	NJ	7026	Under Construction	79	Bergen County	08/31/2024	02/01/2024	04/01/2024
16	Former Econo Lodge	Merkle St & Hudson Ter	Fort Lee	NJ	7024	Under Construction	174	Bergen County	08/01/2024	02/01/2024	04/01/2024
17	Tireno Towers	15 1st St	Hackensack	NJ	7601	Under Construction	54	Bergen County	06/01/2024	02/01/2024	04/01/2024
18	Emerson Station	190 Kinderkamack Road	Emerson	NJ	7630	Under Construction	147	Bergen County	03/31/2024	02/01/2024	04/01/2024
19	The Delford	120 West Passaic Street	Rochelle Park	NJ	7662	Under Construction	160	Bergen County	03/31/2024	02/01/2024	03/01/2024
20	300 State Street	300 State St	Hackensack	NJ	7601	Under Construction	63	Bergen County	04/01/2024	01/01/2024	02/01/2024
21	Osprey Point	250 Mehrhof Road	Little Ferry	NJ	7643	Under Construction	85	Bergen County	11/30/2023	05/15/2023	
22	Ivy and Green	1 Park Avenue	Hackensack	NJ	7601	Under Construction	389	Bergen County	12/31/2023	02/01/2023	03/02/2023
23	19 Pollitt Drive	19 Pollitt Drive	Fair Lawn	NJ	7410	Under Construction	307	Bergen County	07/31/2025		
24	Ho Ho Kus Crossing	619 North Maple Avenue	Ho-Ho-Kus	NJ	7423	Under Construction	67	Bergen County	05/31/2024		
25	1 Sony Drive	12 Van Riper Road	Montvale	NJ	7645	Under Construction	185	Bergen County	02/29/2024		
26	22 - 32 Camden Street	22 Camden Street	Hackensack	NJ	7601	Under Construction	60	Bergen County	11/30/2023		
27	359-365 & 375 Main Street	359-365 & 375 Main St	Hackensack	NJ	7601	Planned	110	Bergen County	09/01/2025	04/01/2025	07/01/2025
28	800 Sylvan Avenue	800 Sylvan Avenue	Englewood Cliffs	NJ	7632	Planned	600	Bergen County	12/01/2025	03/01/2025	06/06/2025
29	199 Garibaldi Avenue	199 Garibaldi Avenue	Lodi	NJ	7644	Planned	550	Bergen County	01/01/2025		
30	Saddle River Family	3 Choctau Trail	Saddle River	NJ	7458	Planned	112	Bergen County			
31	359 - 375 Main Street	359 Main Street	Hackensack	NJ	7601	Planned	110	Bergen County			
32	210 Moore Street	210 Moore Street	Hackensack	NJ	7601	Planned	192	Bergen County			
33	West Sheffield Avenue & Sterling Blvd	West Sheffield Avenue & Sterling Blvd	Englewood	NJ	7631	Planned	220	Bergen County			

Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
34	615 River Road	615 River Road	Edgewater	NJ	7020	Planned	100	Bergen County			
35	189 the Plaza	189 State Street	Teaneck	NJ	7666	Planned	147	Bergen County			
36	380 Mount Pleasant Avenue	380 Mt Pleasant Avenue	Wallington	NJ	7057	Planned	275	Bergen County			
37	The 360 Main	360 Main Street	Hackensack	NJ	7601	Planned	399	Bergen County			
38	Meridia at the Station	9 Green Street	Hackensack	NJ	7601	Planned	210	Bergen County			
39	Print House Phase IV	160 River Street	Hackensack	NJ	7601	Planned	185	Bergen County			
40	Lot T	Trinity Place & Union Street	Hackensack	NJ	7601	Planned	268	Bergen County			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							8,832				

SUBMARKET AT A GLANCE



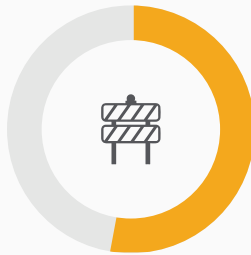
Lease-Up
617 Units



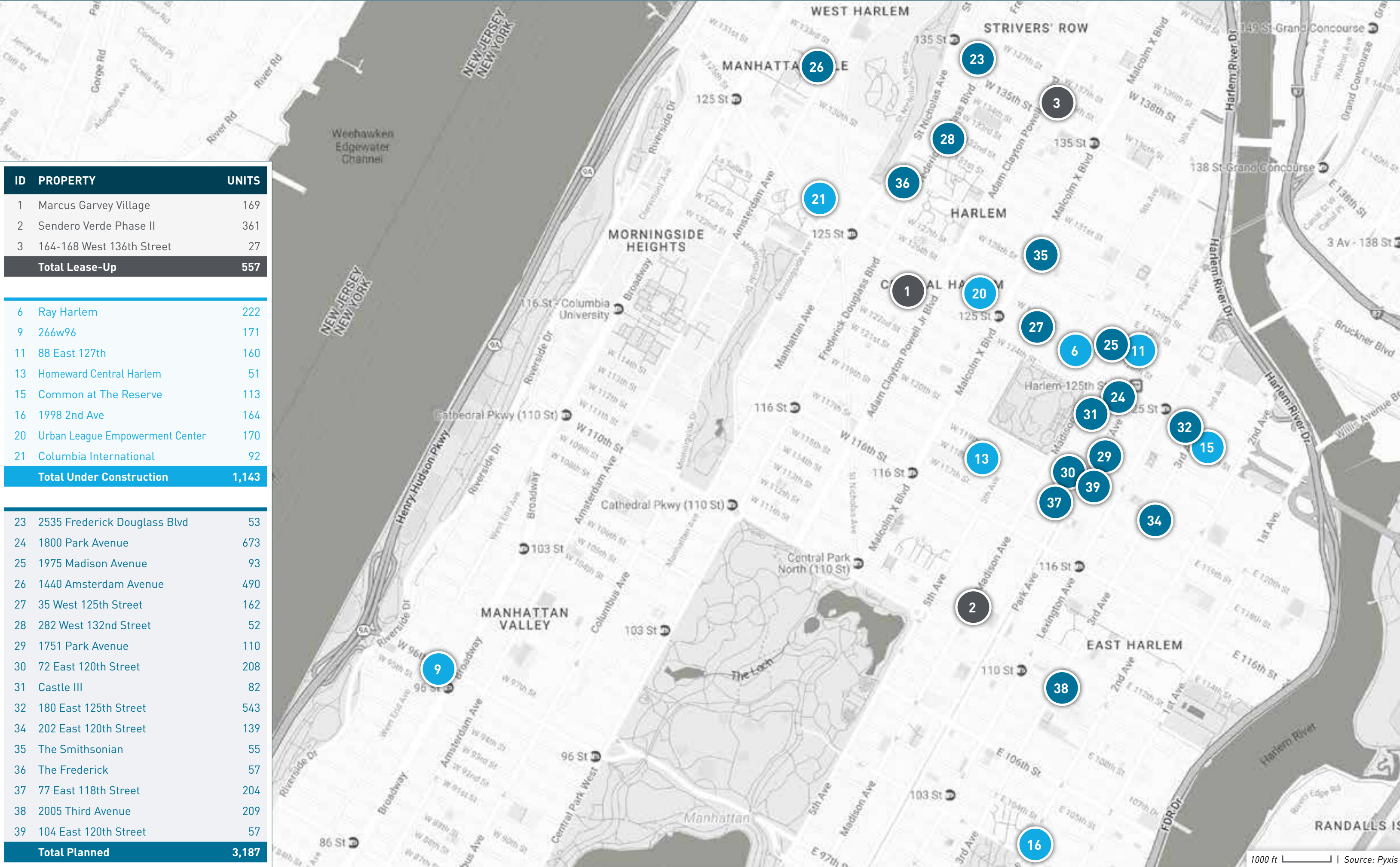
Under Construction
4,737 Units

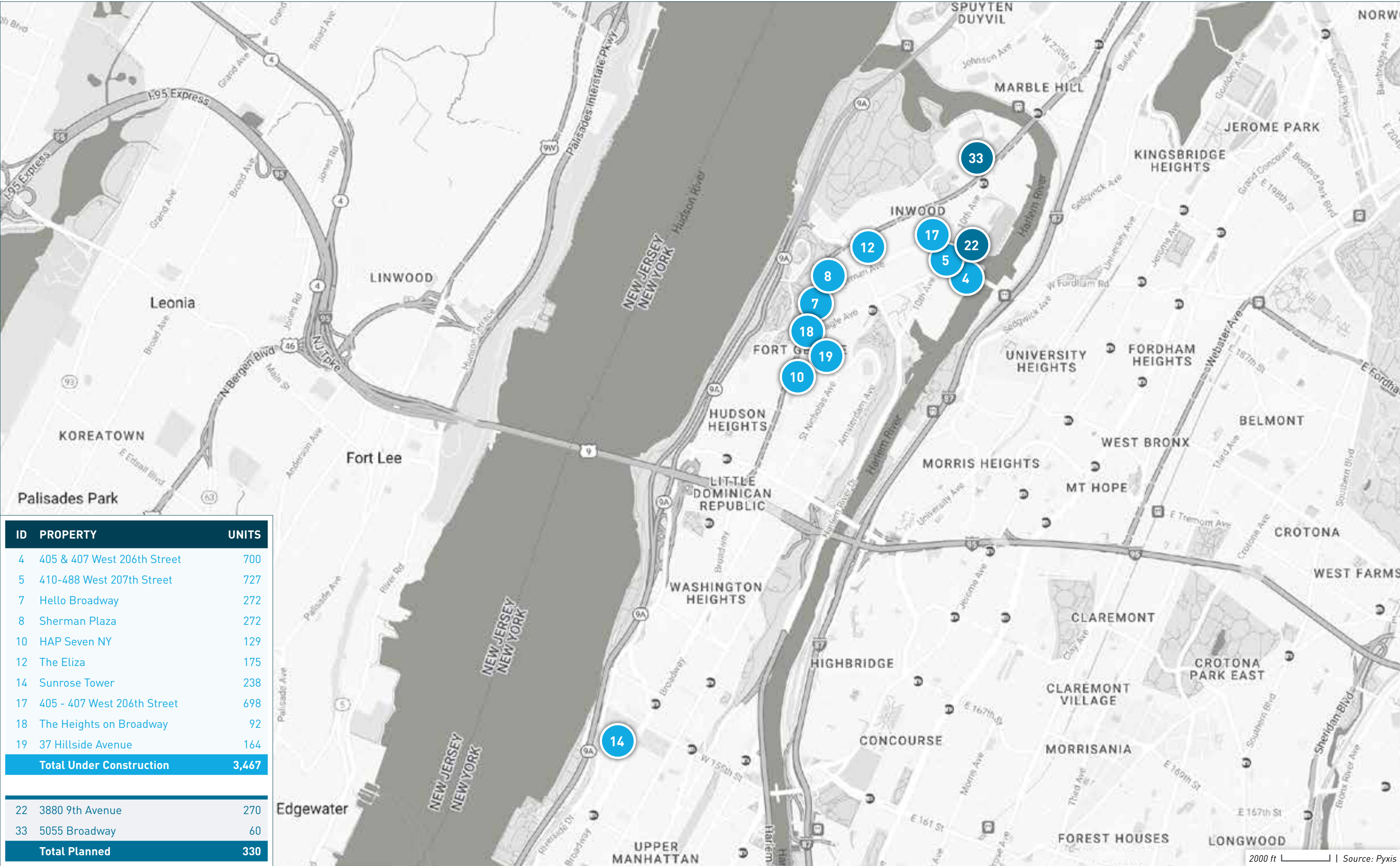


Planned
3,478 Units



Prospective
10,921 Units





ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Marcus Garvey Village	224 West 124th Street	New York	NY	10027	Lease-Up	169	Morningside Heights / Washington Heights	10/31/2024	10/14/2022	
2	Sendero Verde Phase II	60 East 112th Street	New York	NY	10029	Lease-Up	361	Morningside Heights / Washington Heights	07/31/2024	01/03/2022	
3	164-168 West 136th Street	168 W 136th St	New York	NY	10030	Lease-Up	27	Morningside Heights / Washington Heights	12/01/2023		
4	405 & 407 West 206th Street	405 & 407 W 206th St	New York	NY	10034	Under Construction	700	Morningside Heights / Washington Heights	02/01/2026	11/01/2025	12/01/2025
5	410-488 West 207th Street	410-488 W 207th St	New York	NY	10034	Under Construction	727	Morningside Heights / Washington Heights	06/01/2025	04/01/2025	05/01/2025
6	Ray Harlem	2031 5th Avenue	New York	NY	10035	Under Construction	222	Morningside Heights / Washington Heights	11/30/2024	10/01/2024	11/01/2024
7	Hello Broadway	4560 Broadway	New York	NY	10040	Under Construction	272	Morningside Heights / Washington Heights	12/01/2024	09/01/2024	10/01/2024
8	Sherman Plaza	4560 Broadway	New York	NY	10040	Under Construction	272	Morningside Heights / Washington Heights	09/01/2024	09/01/2024	10/01/2024
9	266w96	266 West 96th Street	New York	NY	10025	Under Construction	171	Morningside Heights / Washington Heights	05/31/2024	01/01/2024	02/01/2024
10	HAP Seven NY	4452 Broadway	New York	NY	10040	Under Construction	129	Morningside Heights / Washington Heights	12/31/2023	01/01/2024	02/01/2024
11	88 East 127th	88 East 127th Street	New York	NY	10035	Under Construction	160	Morningside Heights / Washington Heights	02/29/2024	10/02/2023	02/01/2024
12	The Eliza	4790 Broadway	New York	NY	10034	Under Construction	175	Morningside Heights / Washington Heights	12/31/2023	08/17/2023	
13	Homeward Central Harlem	15 West 118th Street	New York	NY	10026	Under Construction	51	Morningside Heights / Washington Heights	11/30/2023	08/10/2023	
14	Sunrose Tower	620 West 153rd Street	New York	NY	10031	Under Construction	238	Morningside Heights / Washington Heights	12/31/2023	07/01/2023	08/01/2023
15	Common at The Reserve	212 E 124th St	New York	NY	10035	Under Construction	113	Morningside Heights / Washington Heights	11/01/2023	07/01/2023	08/01/2023
16	1998 2nd Ave	1998 2nd Avenue	New York	NY	10029	Under Construction	164	Morningside Heights / Washington Heights	12/31/2023	05/30/2023	
17	405 - 407 West 206th Street	407 West 206th Street	New York	NY	10034	Under Construction	698	Morningside Heights / Washington Heights	03/31/2026		
18	The Heights on Broadway	4566 Broadway	New York	NY	10040	Under Construction	92	Morningside Heights / Washington Heights	05/31/2025		
19	37 Hillside Avenue	37 Hillside Avenue	New York	NY	10040	Under Construction	164	Morningside Heights / Washington Heights	03/31/2024		
20	Urban League Empowerment Center	121 West 125th Street	New York	NY	10027	Under Construction	170	Morningside Heights / Washington Heights	03/31/2024		
21	Columbia International	410 West 126th Street	New York	NY	10027	Under Construction	92	Morningside Heights / Washington Heights	12/31/2023		
22	3880 9th Avenue	3880 9th Avenue	New York	NY	10034	Planned	270	Morningside Heights / Washington Heights	06/01/2025	04/01/2025	05/01/2025
23	2535 Frederick Douglass Blvd	2535 Frederick Douglass Blvd	New York	NY	10030	Planned	53	Morningside Heights / Washington Heights	09/01/2024	06/01/2024	08/01/2024
24	1800 Park Avenue	1800 Park Avenue	New York	NY	10035	Planned	673	Morningside Heights / Washington Heights			
25	1975 Madison Avenue	1975 Madison Avenue	New York	NY	10035	Planned	93	Morningside Heights / Washington Heights			
26	1440 Amsterdam Avenue	1440 Amsterdam Avenue	New York	NY	10027	Planned	490	Morningside Heights / Washington Heights			
27	35 West 125th Street	35 West 125th Street	New York	NY	10027	Planned	162	Morningside Heights / Washington Heights			
28	282 West 132nd Street	282 West 132nd Street	New York	NY	10027	Planned	52	Morningside Heights / Washington Heights			
29	1751 Park Avenue	1751 Park Avenue	New York	NY	10035	Planned	110	Morningside Heights / Washington Heights			
30	72 East 120th Street	72 East 120th Street	New York	NY	10035	Planned	208	Morningside Heights / Washington Heights			
31	Castle III	107 East 123rd Street	New York	NY	10035	Planned	82	Morningside Heights / Washington Heights			
32	180 East 125th Street	180 East 125th Street	New York	NY	10035	Planned	543	Morningside Heights / Washington Heights			
33	5055 Broadway	5055 Broadway	New York	NY	10034	Planned	60	Morningside Heights / Washington Heights			

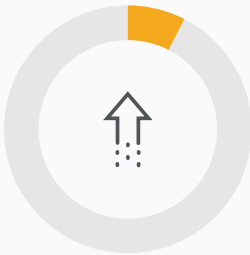
Source: Pyxis

MORNINGSIDE HEIGHTS / WASHINGTON HEIGHTS SUBMARKET

Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
34	202 East 120th Street	202 East 120th Street	New York	NY	10035	Planned	139	Morningside Heights / Washington Heights			
35	The Smithsonian	60 West 129th Street	New York	NY	10027	Planned	55	Morningside Heights / Washington Heights			
36	The Frederick	305 West 128th Street	New York	NY	10027	Planned	57	Morningside Heights / Washington Heights			
37	77 East 118th Street	77 East 118th Street	New York	NY	10035	Planned	204	Morningside Heights / Washington Heights			
38	2005 Third Avenue	2005 3rd Avenue	New York	NY	10029	Planned	209	Morningside Heights / Washington Heights			
39	104 East 120th Street	104 East 120th Street	New York	NY	10035	Planned	57	Morningside Heights / Washington Heights			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							8,684				

SUBMARKET AT A GLANCE



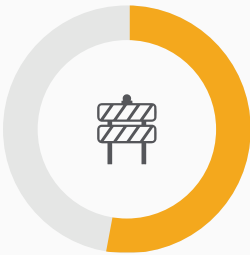
Lease-Up
557 Units



Under Construction
4,610 Units

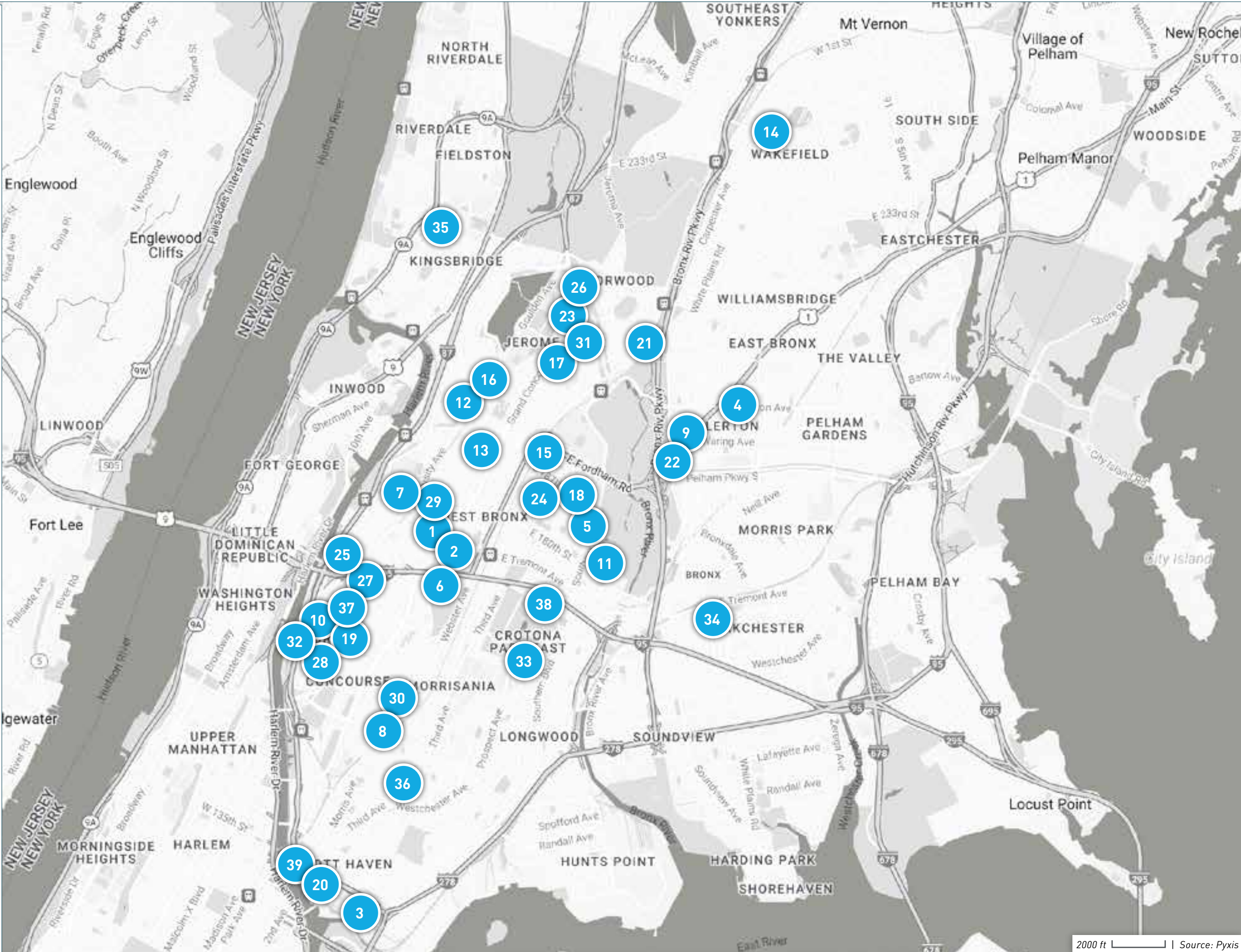


Planned
3,517 Units



Prospective
8,610 Units

ID	PROPERTY	UNITS
1	66 East 177th Street	55
2	130 East 177th Street	78
3	138 Bruckner Boulevard	447
4	2721 Colden Avenue	43
5	773 Grote Street	34
6	1688 Weeks Avenue	68
7	1896 University Avenue	47
8	299 East 161 Street	155
9	2311 White Plains Road	50
10	128 West 167th Street	33
11	2136 Honeywell Avenue	69
12	115 West 190th Street	37
13	2361 Morris Avenue	45
14	4427 White Plains Road	59
15	The Arabella	165
16	2621 Grand Avenue	34
17	2895 Valentine Avenue	62
18	2330 Cambreleng Avenue	45
19	1245 Edward L Grant Highway	121
20	40 Bruckner Boulevard	365
21	3184 Webster Avenue	70
22	2270 Bronx Park East	33
23	3160-3166 Villa Avenue	66
24	536 East 183rd Street	58
25	1526 Sedgwick Avenue	39
26	3187 Grand Concourse	33
27	1472 Shakespeare Avenue	34
28	1047 Ogden Avenue	45
29	53 East 177th Street	81
30	301 East 165th Street	67
31	3020 Valentine Avenue	42
32	1058 University Avenue	26
33	1420 Stebbins Avenue	73
34	1550 White Plains Road	39
35	The Riverdale Tower	89
36	The Jacqueline	69
37	1258-1268 Shakespeare Avenue	50
38	1818 Prospect Avenue	46
39	Maven	200
Total Under Construction		3,172



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	66 East 177th Street	66 E 177th St	Bronx	NY	10453	Under Construction	55	Bronx County	03/01/2025	01/01/2025	02/01/2025
2	130 East 177th Street	130 E 177th St	Bronx	NY	10453	Under Construction	78	Bronx County	03/01/2025	01/01/2025	02/01/2025
3	138 Bruckner Boulevard	138 Bruckner Blvd	Bronx	NY	10454	Under Construction	447	Bronx County	02/01/2025	11/01/2024	12/01/2024
4	2721 Colden Avenue	2721 Colden Ave	Bronx	NY	10469	Under Construction	43	Bronx County	01/01/2025	10/01/2024	12/01/2024
5	773 Grote Street	773 Grote St	Bronx	NY	10460	Under Construction	34	Bronx County	12/01/2024	10/01/2024	11/01/2024
6	1688 Weeks Avenue	1688 Weeks Ave	Bronx	NY	10457	Under Construction	68	Bronx County	11/01/2024	09/01/2024	10/01/2024
7	1896 University Avenue	1896 University Ave	Bronx	NY	10453	Under Construction	47	Bronx County	09/01/2024	06/01/2024	08/01/2024
8	299 East 161 Street	299 E 161 St	Bronx	NY	10451	Under Construction	155	Bronx County	07/01/2024	05/01/2024	06/01/2024
9	2311 White Plains Road	2311 White Plains Rd	Bronx	NY	10467	Under Construction	50	Bronx County	07/01/2024	04/01/2024	06/01/2024
10	128 West 167th Street	128 W 167th St	Bronx	NY	10452	Under Construction	33	Bronx County	06/01/2024	04/01/2024	05/01/2024
11	2136 Honeywell Avenue	2136 Honeywell Ave	Bronx	NY	10460	Under Construction	69	Bronx County	06/01/2024	04/01/2024	05/01/2024
12	115 West 190th Street	115 W 190th St	Bronx	NY	10468	Under Construction	37	Bronx County	06/01/2024	03/01/2024	04/01/2024
13	2361 Morris Avenue	2361 Morris Ave	Bronx	NY	10468	Under Construction	45	Bronx County	05/01/2024	03/01/2024	04/01/2024
14	4427 White Plains Road	4427 White Plains Rd	Bronx	NY	10470	Under Construction	59	Bronx County	05/01/2024	03/01/2024	04/01/2024
15	The Arabella	4720 3rd Ave	Bronx	NY	10458	Under Construction	165	Bronx County	05/01/2024	03/01/2024	04/01/2024
16	2621 Grand Avenue	2621 Grand Ave	Bronx	NY	10468	Under Construction	34	Bronx County	05/01/2024	03/01/2024	04/01/2024
17	2895 Valentine Avenue	2895 Valentine Ave	Bronx	NY	10458	Under Construction	62	Bronx County	05/01/2024	03/01/2024	04/01/2024
18	2330 Cambreleng Avenue	2330 Cambreleng Ave	Bronx	NY	10458	Under Construction	45	Bronx County	05/01/2024	03/01/2024	04/01/2024
19	1245 Edward L Grant Highway	1245 Edward L Grant Hwy	Bronx	NY	10452	Under Construction	121	Bronx County	05/01/2024	02/01/2024	03/01/2024
20	40 Bruckner Boulevard	40 Bruckner Blvd	Bronx	NY	10454	Under Construction	365	Bronx County	05/01/2024	02/01/2024	04/01/2024
21	3184 Webster Avenue	3184 Webster Ave	Bronx	NY	10467	Under Construction	70	Bronx County	04/01/2024	02/01/2024	03/01/2024
22	2270 Bronx Park East	2270 Bronx Park E	Bronx	NY	10467	Under Construction	33	Bronx County	04/01/2024	02/01/2024	03/01/2024
23	3160-3166 Villa Avenue	3160-3166 Villa Ave	Bronx	NY	10468	Under Construction	66	Bronx County	04/01/2024	02/01/2024	03/01/2024
24	536 East 183rd Street	536 E 183rd St	Bronx	NY	10458	Under Construction	58	Bronx County	04/01/2024	02/01/2024	03/01/2024
25	1526 Sedgwick Avenue	1526 Sedgwick Ave	Bronx	NY	10453	Under Construction	39	Bronx County	04/01/2024	01/01/2024	02/01/2024
26	3187 Grand Concourse	3187 Grand Concourse	Bronx	NY	10468	Under Construction	33	Bronx County	04/01/2024	01/01/2024	02/01/2024
27	1472 Shakespeare Avenue	1472 Shakespeare Ave	Bronx	NY	10452	Under Construction	34	Bronx County	04/01/2024	01/01/2024	02/01/2024
28	1047 Ogden Avenue	1047 Ogden Ave	Bronx	NY	10452	Under Construction	45	Bronx County	03/01/2024	01/01/2024	02/01/2024
29	53 East 177th Street	53 E 177th St	Bronx	NY	10453	Under Construction	81	Bronx County	03/01/2024	01/01/2024	02/01/2024
30	301 East 165th Street	301 E 165th St	Bronx	NY	10456	Under Construction	67	Bronx County	03/01/2024	01/01/2024	02/01/2024
31	3020 Valentine Avenue	3020 Valentine Ave	Bronx	NY	10458	Under Construction	42	Bronx County	03/01/2024	01/01/2024	02/01/2024
32	1058 University Avenue	1058 University Ave	Bronx	NY	10452	Under Construction	26	Bronx County	03/01/2024	01/01/2024	02/01/2024
33	1420 Stebbins Avenue	1420 Stebbins Ave	Bronx	NY	10459	Under Construction	73	Bronx County	03/01/2024	01/01/2024	02/01/2024

Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
34	1550 White Plains Road	1550 White Plains Rd	Bronx	NY	10462	Under Construction	39	Bronx County	03/01/2024	01/01/2024	02/01/2024
35	The Riverdale Tower	3745 Riverdale Ave	Bronx	NY	10463	Under Construction	89	Bronx County	03/01/2024	12/01/2023	02/01/2024
36	The Jacqueline	2980 3rd Ave	Bronx	NY	10455	Under Construction	69	Bronx County	02/01/2024	12/01/2023	01/01/2024
37	1258-1268 Shakespeare Avenue	1258-1268 Shakespeare Ave	Bronx	NY	10452	Under Construction	50	Bronx County	01/01/2024	11/01/2023	12/01/2023
38	1818 Prospect Avenue	1818 Prospect Ave	Bronx	NY	10457	Under Construction	46	Bronx County	01/01/2024	11/01/2023	12/01/2023
39	Maven	2413 3rd Ave	Bronx	NY	10451	Under Construction	200	Bronx County	11/01/2023	09/01/2023	10/01/2023
TOTAL UNDER CONSTRUCTION							3,172				

SUBMARKET AT A GLANCE



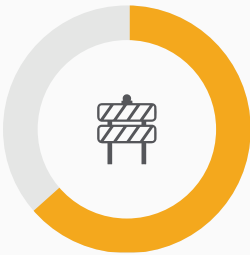
Lease-Up
0 Units



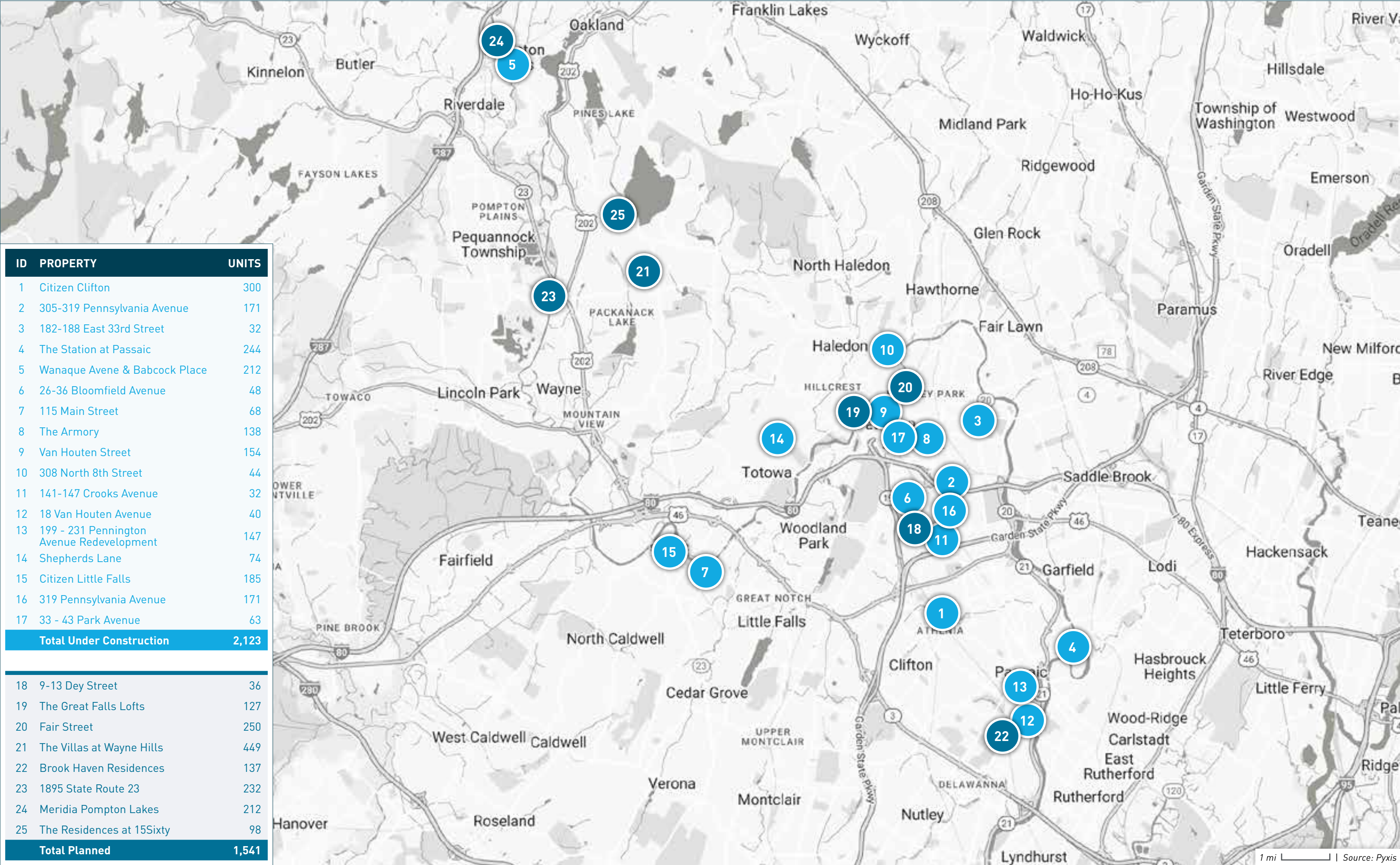
Under Construction
3,172 Units



Planned
0 Units



Prospective
5,510 Units



ID	PROPERTY	UNITS
1	Citizen Clifton	300
2	305-319 Pennsylvania Avenue	171
3	182-188 East 33rd Street	32
4	The Station at Passaic	244
5	Wanaque Avene & Babcock Place	212
6	26-36 Bloomfield Avenue	48
7	115 Main Street	68
8	The Armory	138
9	Van Houten Street	154
10	308 North 8th Street	44
11	141-147 Crooks Avenue	32
12	18 Van Houten Avenue	40
13	199 - 231 Pennington Avenue Redevelopment	147
14	Shepherds Lane	74
15	Citizen Little Falls	185
16	319 Pennsylvania Avenue	171
17	33 - 43 Park Avenue	63
Total Under Construction		2,123
18	9-13 Dey Street	36
19	The Great Falls Lofts	127
20	Fair Street	250
21	The Villas at Wayne Hills	449
22	Brook Haven Residences	137
23	1895 State Route 23	232
24	Meridia Pompton Lakes	212
25	The Residences at 15Sixty	98
Total Planned		1,541

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Citizen Clifton	691 Clifton Avenue	Clifton	NJ	7011	Under Construction	300	Passaic County	03/31/2025	12/01/2024	01/01/2025
2	305-319 Pennsylvania Avenue	305-319 Pennsylvania Ave	Paterson	NJ	7503	Under Construction	171	Passaic County	04/01/2025	11/01/2024	12/01/2024
3	182-188 East 33rd Street	182-188 E 33rd St	Paterson	NJ	7504	Under Construction	32	Passaic County	01/01/2025	10/01/2024	12/01/2024
4	The Station at Passaic	99 Passaic Street	Passaic	NJ	7055	Under Construction	244	Passaic County	11/30/2025	09/01/2024	11/01/2024
5	Wanaque Avene & Babcock Place	Wanaque Ave & Babcock Pl	Pompton Lakes	NJ	7442	Under Construction	212	Passaic County	03/01/2025	09/01/2024	11/01/2024
6	26-36 Bloomfield Avenue	26-36 Bloomfield Ave	Paterson	NJ	7503	Under Construction	48	Passaic County	09/01/2024	06/01/2024	08/01/2024
7	115 Main Street	115 Main St	Little Falls	NJ	7424	Under Construction	68	Passaic County	10/01/2024	05/01/2024	07/01/2024
8	The Armory	461 Market Street	Paterson	NJ	7501	Under Construction	138	Passaic County	12/31/2023	05/01/2024	08/01/2024
9	Van Houten Street	103 Washington Street	Paterson	NJ	7505	Under Construction	154	Passaic County	07/31/2024	03/01/2024	05/01/2024
10	308 North 8th Street	308 N 8th St	Prospect Park	NJ	7508	Under Construction	44	Passaic County	06/01/2024	02/01/2024	04/01/2024
11	141-147 Crooks Avenue	141-147 Crooks Ave	Paterson	NJ	7503	Under Construction	32	Passaic County	06/01/2024	02/01/2024	04/01/2024
12	18 Van Houten Avenue	18 Van Houten Ave	Passaic	NJ	7055	Under Construction	40	Passaic County	06/01/2024	01/01/2024	04/01/2024
13	199 - 231 Pennington Avenue Redevelopment	199 Pennington Avenue	Passaic	NJ	7055	Under Construction	147	Passaic County	02/29/2024	01/01/2024	03/01/2024
14	Shepherds Lane	95 Shepherds Lane	Totowa	NJ	7512	Under Construction	74	Passaic County	11/30/2023	01/01/2024	04/01/2024
15	Citizen Little Falls	405 Main Street	Little Falls	NJ	7424	Under Construction	185	Passaic County	12/31/2023	06/15/2023	05/02/2023
16	319 Pennsylvania Avenue	319 Pennsylvania Avenue	Paterson	NJ	7503	Under Construction	171	Passaic County	12/31/2024		
17	33 - 43 Park Avenue	33 Park Avenue	Paterson	NJ	7501	Under Construction	63	Passaic County	11/30/2023		
18	9-13 Dey Street	9-13 Dey St & 382-392 Dakota St	Paterson	NJ	7522	Planned	36	Passaic County	03/01/2025	09/01/2024	11/01/2024
19	The Great Falls Lofts	468 Totowa Avenue	Paterson	NJ	7501	Planned	127	Passaic County	09/01/2024		
20	Fair Street	105 Fair Street	Paterson	NJ	7470	Planned	250	Passaic County			
21	The Villas at Wayne Hills	1361 Alps Road	Wayne	NJ	7055	Planned	449	Passaic County			
22	Brook Haven Residences	217 Brook Avenue	Passaic	NJ	7470	Planned	137	Passaic County			
23	1895 State Route 23	1895 State Route 23	Wayne	NJ	7442	Planned	232	Passaic County			
24	Meridia Pompton Lakes	NEC Lenox Avenue & Wanaque Avenue	Pompton Lakes	NJ	7470	Planned	212	Passaic County			
25	The Residences at 15Sixty	1560 Hamburg Turnpike	Wayne	NJ	7055	Planned	98	Passaic County			
TOTAL UNDER CONSTRUCTION AND PLANNED							3,664				

SUBMARKET AT A GLANCE





ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	3309-3323 Liberty Avenue	3309-3323 Liberty Ave	North Bergen	NJ	7047	Under Construction	44	Jersey City North	06/01/2025	11/01/2024	12/01/2024
2	415-425 Summit Avenue	415-425 Summit Ave	Jersey City	NJ	7306	Under Construction	390	Jersey City North	07/01/2025	10/01/2024	12/01/2024
3	6806-6810 Polk Street	6806-6810 Polk St	Guttenberg	NJ	7093	Under Construction	36	Jersey City North	12/01/2024	08/01/2024	10/01/2024
4	The Grand	508 51st Street	West New York	NJ	7093	Under Construction	156	Jersey City North	12/31/2023	08/01/2024	10/01/2024
5	4525 Bergenwood Avenue	4525 Bergenwood Ave	North Bergen	NJ	7047	Under Construction	33	Jersey City North	08/01/2024	05/01/2024	06/01/2024
6	6116 Harrison Place	6116 Harrison Pl	West New York	NJ	7093	Under Construction	48	Jersey City North	07/01/2024	02/01/2024	05/01/2024
7	345 Central Avenue	345 Central Ave	Jersey City	NJ	7307	Under Construction	27	Jersey City North	06/01/2024	02/01/2024	04/01/2024
8	Liberty Park at Union City	649 38th St	Union City	NJ	7087	Under Construction	48	Jersey City North	05/01/2024	02/01/2024	04/01/2024
9	1435 51st Street	1435 51st Street	North Bergen	NJ	7047	Under Construction	86	Jersey City North	11/30/2023	02/01/2024	03/01/2024
10	53rd Street	1600 53rd Street	North Bergen	NJ	7047	Under Construction	52	Jersey City North	11/30/2023	02/01/2024	04/01/2024
11	8501 John F Kennedy Boulevard	8501 John F Kennedy Blvd	North Bergen	NJ	7047	Under Construction	25	Jersey City North	03/01/2024	01/01/2024	02/01/2024
12	3437 John F. Kennedy Blvd	3437 John F. Kennedy Blvd	Jersey City	NJ	7307	Under Construction	60	Jersey City North	12/31/2023	01/01/2024	04/01/2024
13	70 Central Lofts	70 Central Ave	Jersey City	NJ	7306	Under Construction	31	Jersey City North	05/01/2024	12/01/2023	01/01/2024
14	E Residences at 6800 Polk St	6800 Polk St	Guttenberg	NJ	7093	Under Construction	53	Jersey City North	03/01/2024	11/01/2023	12/01/2023
15	Madison Lofts	6901 Madison St	Guttenberg	NJ	7093	Under Construction	32	Jersey City North	01/01/2024	11/01/2023	12/01/2023
16	5711 Kennedy	5711 John F Kennedy Blvd	North Bergen	NJ	7047	Under Construction	128	Jersey City North	12/01/2023	10/01/2023	11/01/2023
17	Renaissance at Meadow Hill	6725 Columbia Avenue	North Bergen	NJ	7047	Under Construction	61	Jersey City North	03/31/2024		
18	The Braddock	8619 Bergenline Avenue	North Bergen	NJ	7047	Planned	135	Jersey City North	05/01/2025	11/01/2024	01/01/2025
19	The Metro	511 52nd Street	West New York	NJ	7093	Planned	156	Jersey City North	12/01/2023		
20	The Cool Green	416 69th Street	Guttenberg	NJ	7093	Planned	50	Jersey City North			
21	420 53rd Street	420 53rd Street	West New York	NJ	7093	Planned	60	Jersey City North			
22	E Residences on Madison	6207 Madison Street	West New York	NJ	7093	Planned	98	Jersey City North			
23	E Residences at Arts District	7000 Adams Street	Guttenberg	NJ	7093	Planned	156	Jersey City North			

TOTAL UNDER CONSTRUCTION AND PLANNED							1,965
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SUBMARKET AT A GLANCE



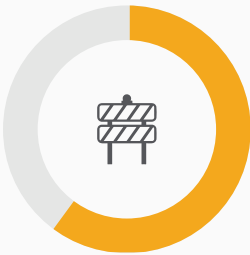
Lease-Up
0 Units



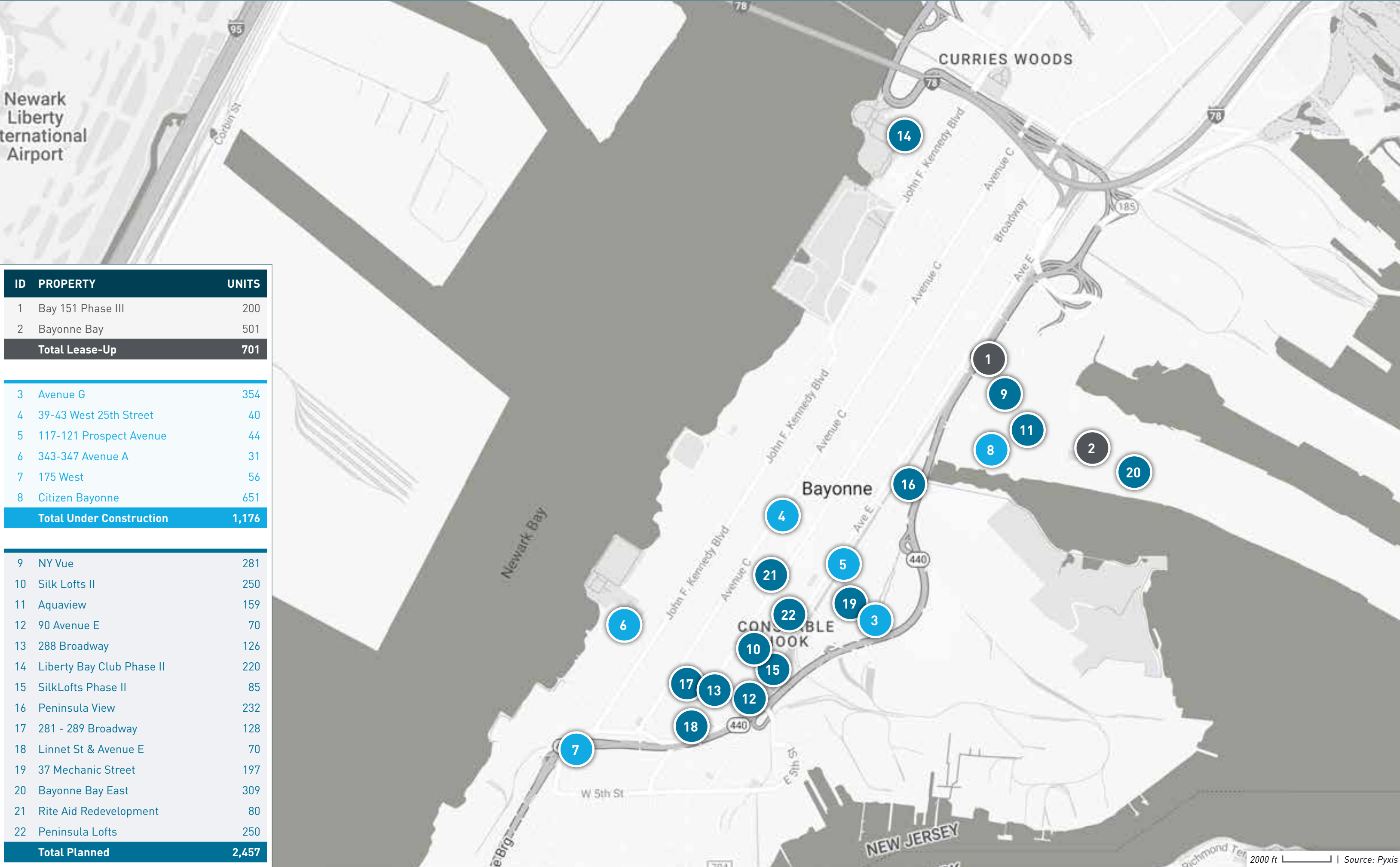
Under Construction
1,310 Units



Planned
655 Units



Prospective
2,972 Units



ID	PROPERTY	UNITS
1	Bay 151 Phase III	200
2	Bayonne Bay	501
Total Lease-Up		701
3	Avenue G	354
4	39-43 West 25th Street	40
5	117-121 Prospect Avenue	44
6	343-347 Avenue A	31
7	175 West	56
8	Citizen Bayonne	651
Total Under Construction		1,176
9	NY Vue	281
10	Silk Lofts II	250
11	Aquaview	159
12	90 Avenue E	70
13	288 Broadway	126
14	Liberty Bay Club Phase II	220
15	SilkLofts Phase II	85
16	Peninsula View	232
17	281 - 289 Broadway	128
18	Linnet St & Avenue E	70
19	37 Mechanic Street	197
20	Bayonne Bay East	309
21	Rite Aid Redevelopment	80
22	Peninsula Lofts	250
Total Planned		2,457

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Bay 151 Phase III	151 Centre Street	Bayonne	NJ	7002	Lease-Up	200	Bayonne	01/31/2024	01/24/2022	02/01/2024
2	Bayonne Bay	500 Liberty Way	Bayonne	NJ	7002	Lease-Up	501	Bayonne	12/31/2023	11/14/2019	
3	Avenue G	101 East 22nd Street	Bayonne	NJ	7002	Under Construction	354	Bayonne	12/31/2024	08/01/2024	10/01/2024
4	39-43 West 25th Street	39-43 W 25th St	Bayonne	NJ	7002	Under Construction	40	Bayonne	10/01/2024	05/01/2024	07/01/2024
5	117-121 Prospect Avenue	117-121 Prospect Ave	Bayonne	NJ	7002	Under Construction	44	Bayonne	10/01/2024	03/01/2024	06/01/2024
6	343-347 Avenue A	343-347 Ave A	Bayonne	NJ	7002	Under Construction	31	Bayonne	07/01/2024	02/01/2024	05/01/2024
7	175 West	175 West 7th Street	Bayonne	NJ	7002	Under Construction	56	Bayonne	11/30/2023	11/01/2023	12/01/2023
8	Citizen Bayonne	155 Goldsborough Dr	Bayonne	NJ	7002	Under Construction	651	Bayonne	11/01/2023	11/01/2022	02/01/2023
9	NY Vue	East 40th Street & Chosin Few Way	Bayonne	NJ	7002	Planned	281	Bayonne	10/01/2025	04/01/2025	06/01/2025
10	Silk Lofts II	134 & 136 & 138 & 140 Ave E	Bayonne	NJ	7002	Planned	250	Bayonne	09/01/2025	03/01/2025	05/01/2025
11	Aquaview	54 Flagship Street	Bayonne	NJ	7002	Planned	159	Bayonne	05/01/2025	12/01/2024	03/01/2025
12	90 Avenue E	90 Avenue E	Bayonne	NJ	7002	Planned	70	Bayonne	03/01/2025	11/01/2024	01/01/2025
13	288 Broadway	288 Broadway	Bayonne	NJ	7002	Planned	126	Bayonne	03/01/2025	08/01/2024	11/01/2024
14	Liberty Bay Club Phase II	190 West 54th Street	Bayonne	NJ	7002	Planned	220	Bayonne		06/12/2019	
15	SilkLofts Phase II	154 Avenue E	Bayonne	NJ	7002	Planned	85	Bayonne		12/01/2013	
16	Peninsula View	77 East 31st Street	Bayonne	NJ	7002	Planned	232	Bayonne			
17	281 - 289 Broadway	281 Broadway	Bayonne	NJ	7002	Planned	128	Bayonne			
18	Linnet St & Avenue E	9 Avenue E	Bayonne	NJ	7002	Planned	70	Bayonne			
19	37 Mechanic Street	37 Mechanic Street	Bayonne	NJ	7002	Planned	197	Bayonne			
20	Bayonne Bay East	NEC Baker Company Street & Goldsborough Drive	Bayonne	NJ	7002	Planned	309	Bayonne			
21	Rite Aid Redevelopment	471 Broadway	Bayonne	NJ	7002	Planned	80	Bayonne			
22	Peninsula Lofts	197 Avenue E	Bayonne	NJ	7002	Planned	250	Bayonne			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							4,334				

SUBMARKET AT A GLANCE



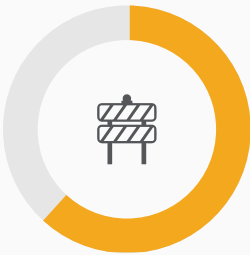
Lease-Up
701 Units



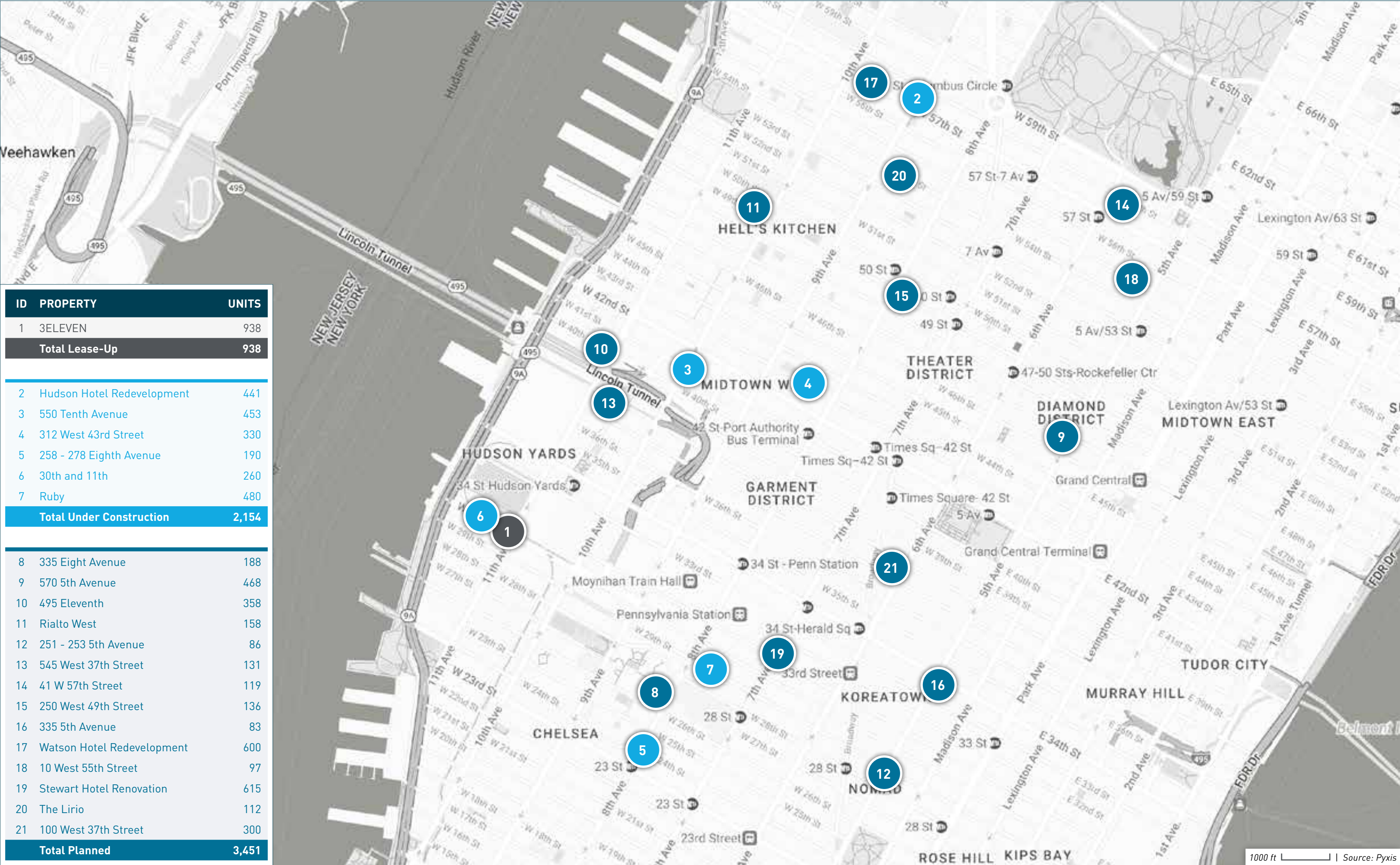
Under Construction
1,176 Units



Planned
2,457 Units



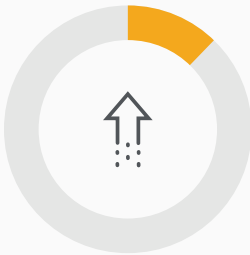
Prospective
6,788 Units



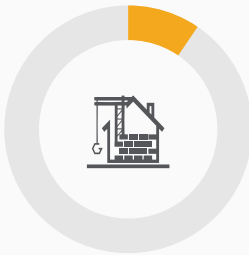
ID	PROPERTY	UNITS
1	3ELEVEN	938
Total Lease-Up		938
2	Hudson Hotel Redevelopment	441
3	550 Tenth Avenue	453
4	312 West 43rd Street	330
5	258 - 278 Eighth Avenue	190
6	30th and 11th	260
7	Ruby	480
Total Under Construction		2,154
8	335 Eight Avenue	188
9	570 5th Avenue	468
10	495 Eleventh	358
11	Rialto West	158
12	251 - 253 5th Avenue	86
13	545 West 37th Street	131
14	41 W 57th Street	119
15	250 West 49th Street	136
16	335 5th Avenue	83
17	Watson Hotel Redevelopment	600
18	10 West 55th Street	97
19	Stewart Hotel Renovation	615
20	The Lirio	112
21	100 West 37th Street	300
Total Planned		3,451

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	3ELEVEN	311 11th Avenue	New York	NY	10001	Lease-Up	938	Midtown West	12/31/2023	08/22/2022	
2	Hudson Hotel Redevelopment	353 West 58th Street	New York	NY	10019	Under Construction	441	Midtown West	06/30/2025	09/01/2025	10/01/2025
3	550 Tenth Avenue	550 10th Avenue	New York	NY	10018	Under Construction	453	Midtown West	06/30/2025	03/01/2025	04/01/2025
4	312 West 43rd Street	312 West 43rd Street	New York	NY	10036	Under Construction	330	Midtown West	11/30/2024	04/01/2024	05/01/2024
5	258 - 278 Eighth Avenue	278 8th Avenue	New York	NY	10011	Under Construction	190	Midtown West	05/31/2024	03/01/2024	04/01/2024
6	30th and 11th	606 West 30th Street	New York	NY	10001	Under Construction	260	Midtown West	02/29/2024	01/01/2024	02/01/2024
7	Ruby	243 West 28th Street	New York	NY	10001	Under Construction	480	Midtown West	12/31/2023	02/03/2023	06/01/2023
8	335 Eight Avenue	335 8th Avenue	New York	NY	10001	Planned	188	Midtown West	04/01/2026	02/01/2026	03/01/2026
9	570 5th Avenue	570 5th Avenue	New York	NY	10036	Planned	468	Midtown West	05/01/2027		
10	495 Eleventh	495 11th Avenue	New York	NY	10018	Planned	358	Midtown West	03/01/2025		
11	Rialto West	504 West 49th Street	New York	NY	10019	Planned	158	Midtown West			
12	251 - 253 5th Avenue	251 5th Avenue	New York	NY	10016	Planned	86	Midtown West			
13	545 West 37th Street	545 West 37th Street	New York	NY	10018	Planned	131	Midtown West			
14	41 W 57th Street	41 West 57th Street	New York	NY	10019	Planned	119	Midtown West			
15	250 West 49th Street	250 West 49th Street	New York	NY	10019	Planned	136	Midtown West			
16	335 5th Avenue	335 5th Avenue	New York	NY	10016	Planned	83	Midtown West			
17	Watson Hotel Redevelopment	440 West 57th Street	New York	NY	10019	Planned	600	Midtown West			
18	10 West 55th Street	10 West 55th Street	New York	NY	10019	Planned	97	Midtown West			
19	Stewart Hotel Renovation	371 7th Avenue	New York	NY	10001	Planned	615	Midtown West			
20	The Lirio	806 9th Avenue	New York	NY	10019	Planned	112	Midtown West			
21	100 West 37th Street	100 West 37th Street	New York	NY	10018	Planned	300	Midtown West			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							6,543				

SUBMARKET AT A GLANCE



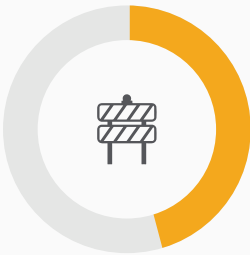
Lease-Up
938 Units



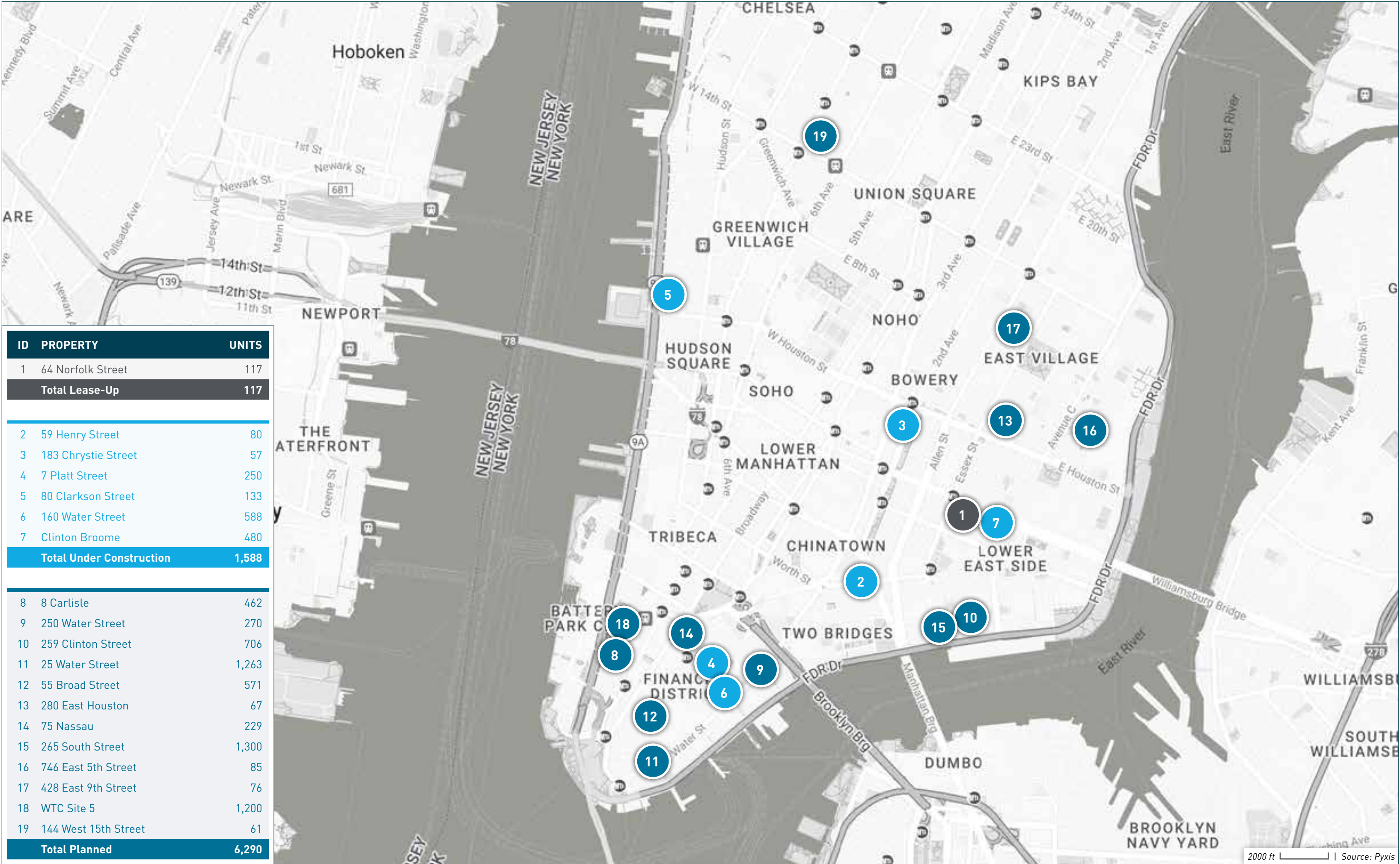
Under Construction
2,154 Units



Planned
3,451 Units



Prospective
6,678 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	64 Norfolk Street	64 Norfolk Street	New York	NY	10002	Lease-Up	117	West Village / Downtown	12/31/2023	10/01/2022	
2	59 Henry Street	59 Henry Street	New York	NY	10002	Under Construction	80	West Village / Downtown	04/30/2024	08/01/2025	09/01/2025
3	183 Chrystie Street	183 Chrystie St	New York	NY	10002	Under Construction	57	West Village / Downtown	06/01/2025	04/01/2025	05/01/2025
4	7 Platt Street	7 Platt Street	New York	NY	10038	Under Construction	250	West Village / Downtown	05/31/2025	02/01/2025	03/01/2025
5	80 Clarkson Street	80 Clarkson St	New York	NY	10014	Under Construction	133	West Village / Downtown	04/01/2025	12/01/2024	02/01/2025
6	160 Water Street	160 Water Street	New York	NY	10038	Under Construction	588	West Village / Downtown	09/30/2024	08/01/2024	09/01/2024
7	Clinton Broome	151 Broome Street	New York	NY	10002	Under Construction	480	West Village / Downtown	11/30/2024		
8	8 Carlisle	111 Washington Street	New York	NY	10006	Planned	462	West Village / Downtown	08/01/2026	05/01/2026	06/01/2026
9	250 Water Street	250 Water Street	New York	NY	10038	Planned	270	West Village / Downtown	04/01/2026	02/01/2026	03/01/2026
10	259 Clinton Street	259 Clinton Street	New York	NY	10002	Planned	706	West Village / Downtown	02/01/2026	09/01/2025	10/01/2025
11	25 Water Street	25 Water Street	New York	NY	10041	Planned	1,263	West Village / Downtown	11/01/2025	08/01/2025	09/01/2025
12	55 Broad Street	55 Broad Street	New York	NY	10004	Planned	571	West Village / Downtown	09/01/2025	06/01/2025	08/01/2025
13	280 East Houston	280 East Houston Road	New York	NY	10002	Planned	67	West Village / Downtown	12/01/2024	10/01/2024	11/01/2024
14	75 Nassau	75 Nassau Street	New York	NY	10038	Planned	229	West Village / Downtown			
15	265 South Street	265 South Street	New York	NY	10004	Planned	1,300	West Village / Downtown			
16	746 East 5th Street	746 East 5th Street	New York	NY	10009	Planned	85	West Village / Downtown			
17	428 East 9th Street	428 East 9th Street	New York	NY	10009	Planned	76	West Village / Downtown			
18	WTC Site 5	130 Liberty Street	New York	NY	10006	Planned	1,200	West Village / Downtown			
19	144 West 15th Street	144 West 15th Street	New York	NY	10011	Planned	61	West Village / Downtown			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							7,995				

SUBMARKET AT A GLANCE



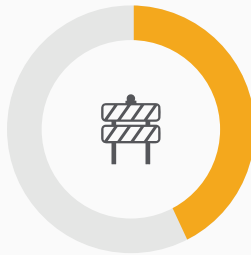
Lease-Up
117 Units



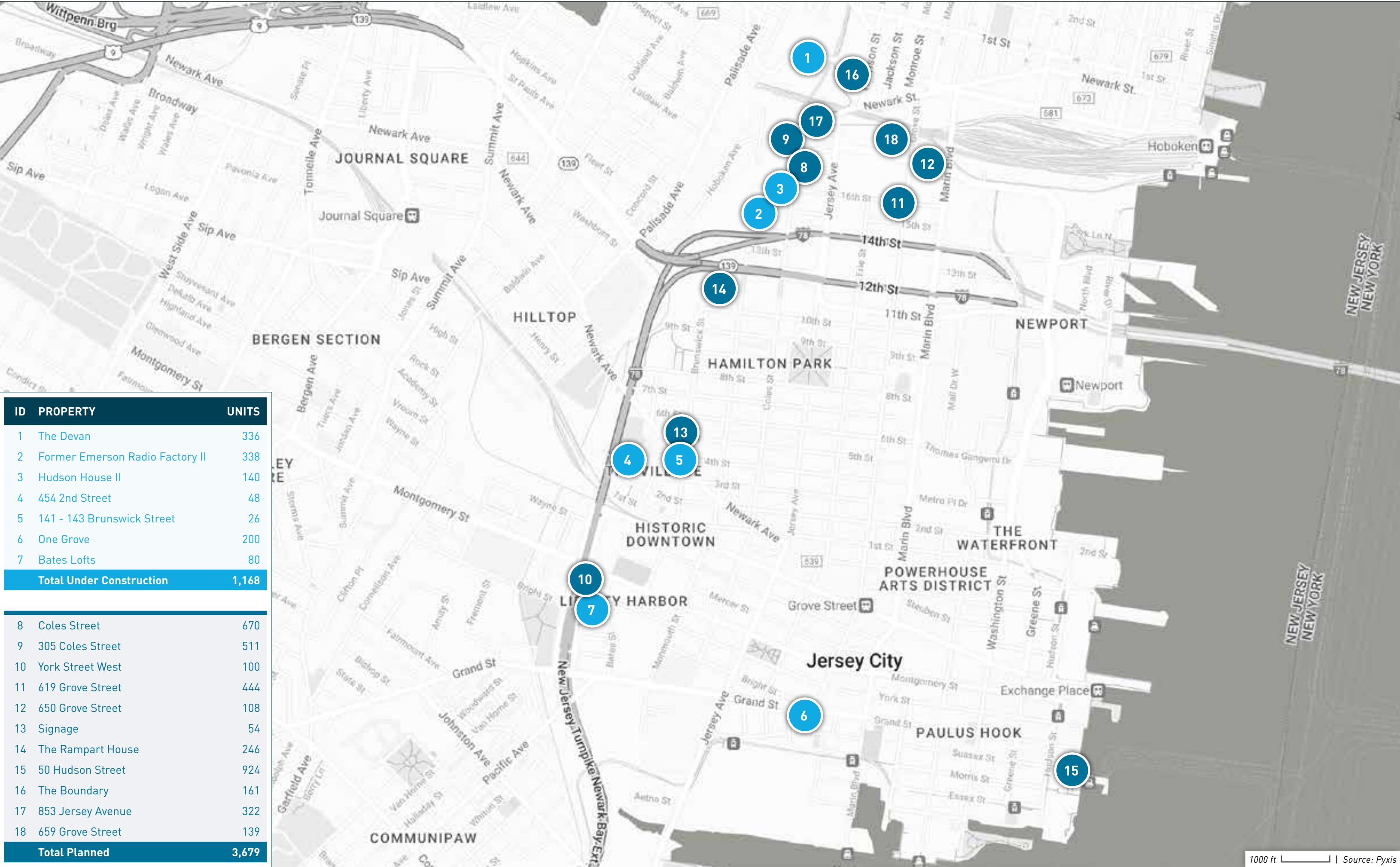
Under Construction
1,588 Units



Planned
6,290 Units



Prospective
5,268 Units



DOWNTOWN JERSEY CITY SUBMARKET



Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	The Devan	3 New York Avenue	Jersey City	NJ	7307	Under Construction	336	Downtown Jersey City	05/31/2025	11/01/2024	01/01/2025
2	Former Emerson Radio Factory II	255 Coles St	Jersey City	NJ	7310	Under Construction	338	Downtown Jersey City	06/01/2025	09/01/2024	11/01/2024
3	Hudson House II	301 16th St	Jersey City	NJ	7310	Under Construction	140	Downtown Jersey City	08/01/2024	03/01/2024	05/01/2024
4	454 2nd Street	454 2nd St	Jersey City	NJ	7302	Under Construction	48	Downtown Jersey City	08/01/2024	02/01/2024	03/01/2024
5	141-143 Brunswick Street	141-143 Brunswick St	Jersey City	NJ	7302	Under Construction	26	Downtown Jersey City	05/01/2024	02/01/2024	04/01/2024
6	One Grove	221 Grove Street	Jersey City	NJ	7302	Under Construction	200	Downtown Jersey City	12/31/2023	01/01/2024	03/01/2024
7	Bates Lofts	12 Brook Street	Jersey City	NJ	7302	Under Construction	80	Downtown Jersey City	12/31/2023		
8	Coles Street	286 Coles Street	Jersey City	NJ	7310	Planned	670	Downtown Jersey City	03/01/2026		
9	305 Coles Street	305 Coles Street	Jersey City	NJ	7310	Planned	511	Downtown Jersey City	11/01/2025		
10	York Street West	60 Center Street	Jersey City	NJ	7302	Planned	100	Downtown Jersey City			
11	619 Grove Street	619 Grove Street	Jersey City	NJ	7310	Planned	444	Downtown Jersey City			
12	650 Grove Street	650 Grove Street	Jersey City	NJ	7310	Planned	108	Downtown Jersey City			
13	Signage	318 Newark Avenue	Jersey City	NJ	7302	Planned	54	Downtown Jersey City			
14	The Rampart House	535 Monmouth Street	Jersey City	NJ	7302	Planned	246	Downtown Jersey City			
15	50 Hudson Street	50 Hudson Street	Jersey City	NJ	7302	Planned	924	Downtown Jersey City			
16	The Boundary	2 Hoboken Avenue	Jersey City	NJ	7310	Planned	161	Downtown Jersey City			
17	853 Jersey Avenue	853 Jersey Avenue	Jersey City	NJ	7310	Planned	322	Downtown Jersey City			
18	659 Grove Street	659 Grove Street	Jersey City	NJ	7310	Planned	139	Downtown Jersey City			
TOTAL UNDER CONSTRUCTION AND PLANNED							4,847				

SUBMARKET AT A GLANCE



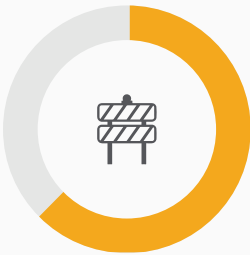
Lease-Up
0 Units



Under Construction
1,168 Units



Planned
3,679 Units



Prospective
7,350 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Estuary D	Harbor Blvd & Riverview Ter	Weehawken	NJ	7086	Under Construction	218	Hudson Waterfront	03/01/2026	09/01/2025	11/01/2025
2	Hudson Exchange II	400-420 Marin Blvd	Jersey City	NJ	7302	Under Construction	802	Hudson Waterfront	06/01/2026	08/01/2025	11/01/2025
3	Atir	Park Ave & Harbor Blvd	Weehawken	NJ	7086	Under Construction	262	Hudson Waterfront	12/01/2024	10/01/2024	11/01/2024
4	60-64 68th Street	60-64 68th St	Guttenberg	NJ	7093	Under Construction	32	Hudson Waterfront	03/01/2025	09/01/2024	10/01/2024
5	Port Imperial South	5 Port Imperial Blvd	Weehawken	NJ	7086	Under Construction	298	Hudson Waterfront	10/31/2024	06/01/2024	08/01/2024
6	Galleria on Provost	144 1st St	Jersey City	NJ	7302	Under Construction	84	Hudson Waterfront	02/01/2024	11/01/2023	12/01/2023
7	Harbor Boulevard	1700 Harbor Blvd	Weehawken	NJ	7086	Under Construction	259	Hudson Waterfront	10/31/2024		
8	Harborside 8	242 Hudson Street	Jersey City	NJ	7302	Planned	680	Hudson Waterfront		08/01/2025	10/01/2025
9	Jersey City Urby Phase III	200 Greene Street	Jersey City	NJ	7302	Planned	2,356	Hudson Waterfront		02/15/2017	
10	Jersey City Urby Phase II	200 Greene Street	Jersey City	NJ	7302	Planned	2,356	Hudson Waterfront		02/15/2017	
11	Estuary Phase IV	1600 Harbor Blvd	Weehawken	NJ	7086	Planned	582	Hudson Waterfront		01/01/2014	
12	7711 River Road	7711 River Road	North Bergen	NJ	7047	Planned	133	Hudson Waterfront	08/01/2024		
13	Riverbend at Port Imperial Phase II	25 Avenue at Port Imperial	West New York	NJ	7093	Planned	514	Hudson Waterfront			
14	Riverbend at Port Imperial Phase III	25 Avenue at Port Imperial	West New York	NJ	7093	Planned	514	Hudson Waterfront			
15	Hoboken Terminal & Rail Yard Redevelopment	Observer Hwy & Washington Street	Hoboken	NJ	7030	Planned	386	Hudson Waterfront			
16	Avalon Cove II	444 Washington Blvd	Jersey City	NJ	7310	Planned	950	Hudson Waterfront			
TOTAL UNDER CONSTRUCTION AND PLANNED							10,426				

SUBMARKET AT A GLANCE



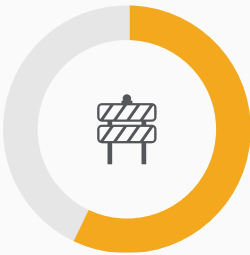
Lease-Up
0 Units



Under Construction
1,955 Units



Planned
8,471 Units



Prospective
11,404 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	The Place at Sayreville	100 Blaszk​a Terrace	Sayreville	NJ	8872	Lease-Up	89	East Middlesex	12/31/2023	08/15/2022	
2	Harbortown Breeze	578 Harbortown Blvd	Perth Amboy	NJ	8861	Lease-Up	355	East Middlesex	12/31/2023	07/12/2019	
3	The Grande at Metropark Phase II	3 Ronson Road	Woodbridge	NJ	8830	Lease-Up	176	East Middlesex	01/31/2024	08/01/2018	06/01/2023
4	21 Washington	21 Washington Avenue	Carteret	NJ	7008	Under Construction	153	East Middlesex	01/31/2025	01/01/2025	02/01/2025
5	Vermella East Brunswick I	NJ-18 & Lake Ave	East Brunswick	NJ	8816	Under Construction	447	East Middlesex	06/01/2025	07/01/2024	09/01/2024
6	The Villas at Glenwood	101 Fuchsia Dr	Old Bridge	NJ	8857	Under Construction	244	East Middlesex	12/01/2024	03/01/2024	06/01/2024
7	Legacy Place	110 Tices Lane	East Brunswick	NJ	8816	Under Construction	456	East Middlesex	04/30/2025	08/17/2023	02/01/2025
8	Monte View at Pohatcong	I-78 & High St	Lopatcong	NJ	8865	Planned	120	East Middlesex	08/01/2025	11/01/2024	01/01/2025
9	Cranbury Half Acre	Applegarth Road & Cranbury Half Acre Road	Monroe Township	NJ	8831	Planned	80	East Middlesex			
10	Riverwalk Crossing	171 Grant Street	Perth Amboy	NJ	8861	Planned	578	East Middlesex			
11	Vermella East Brunswick	253 State Route 18	East Brunswick	NJ	8816	Planned	894	East Middlesex			
12	Riverton	1000 Chevalier Avenue	Sayreville	NJ	8872	Planned	300	East Middlesex			
13	Hidden Oak Woods	Harts Lane & Kimberly Road	East Brunswick	NJ	8816	Planned	275	East Middlesex			
14	Lucas Chevrolet Redevelopment	Douglas Ave & Woodbridge Ave	Woodbridge Township	NJ	7001	Planned	232	East Middlesex			
15	The Vista at Old Bridge	East Greystone Road & Marlboro Road	Old Bridge	NJ	8857	Planned	73	East Middlesex			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							4,472				

SUBMARKET AT A GLANCE



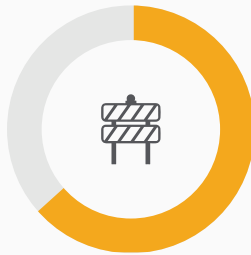
Lease-Up
620 Units



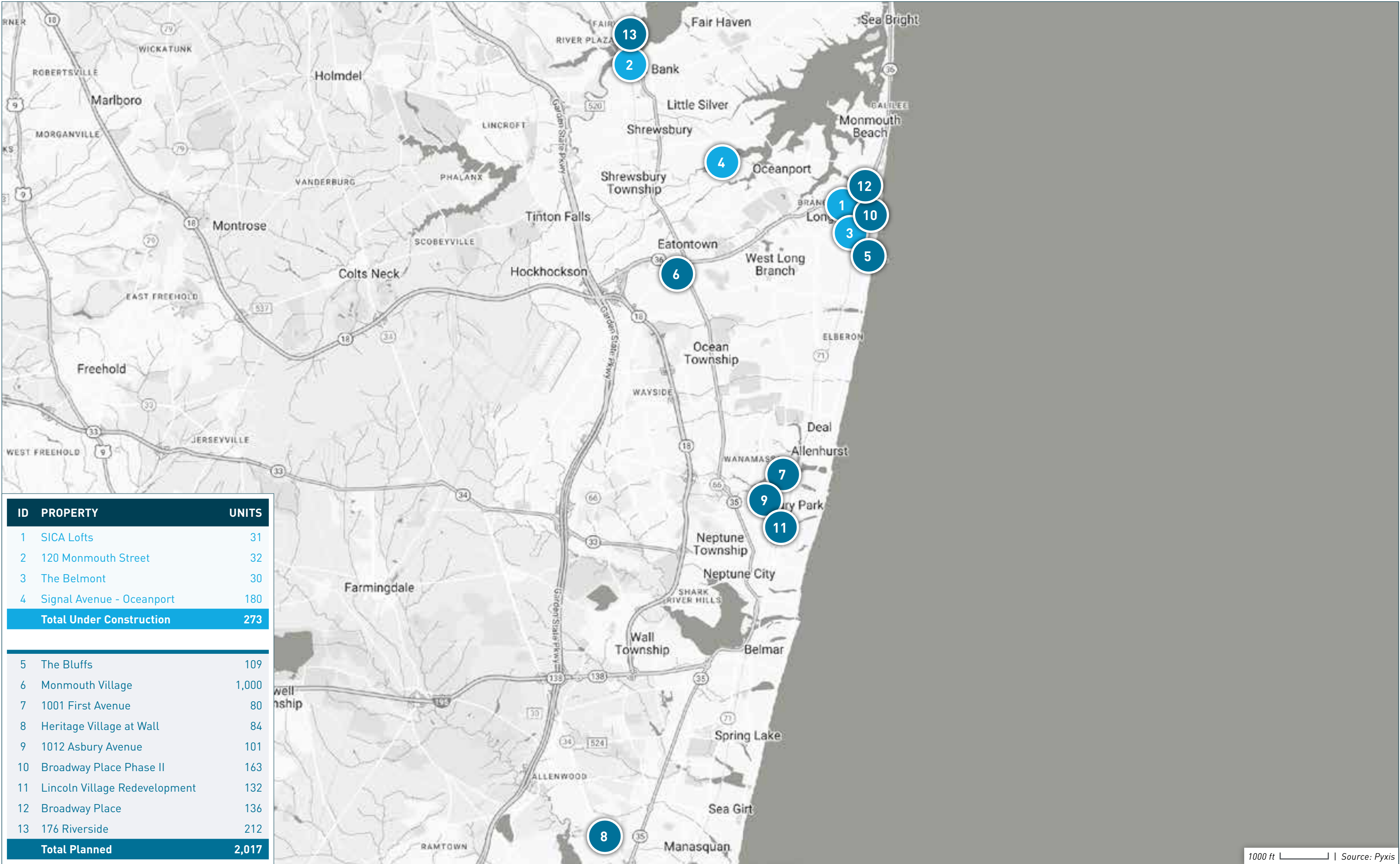
Under Construction
1,300 Units



Planned
2,552 Units



Prospective
6,188 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	SICA Lofts	20 3rd Ave	Long Branch	NJ	7740	Under Construction	31	Shore	04/01/2025	01/01/2025	02/01/2025
2	120 Monmouth Street	120 Monmouth St	Red Bank	NJ	7701	Under Construction	32	Shore	02/01/2025	11/01/2024	01/01/2025
3	The Belmont	3rd Ave & Belmont Ave	Long Branch	NJ	7740	Under Construction	30	Shore	10/01/2024	04/01/2024	06/01/2024
4	Signal Avenue - Oceanport	NWC Bennet Avenue & Signal Avenue	Fort Monmouth	NJ	7703	Under Construction	180	Shore	11/30/2024		
5	The Bluffs	290 North Ocean Avenue	Long Branch	NJ	7740	Planned	109	Shore			
6	Monmouth Village	SWC State Route 35 & State Route 36	Eatontown	NJ	7724	Planned	1,000	Shore			
7	1001 First Avenue	1001 1st Avenue	Asbury Park	NJ	7712	Planned	80	Shore			
8	Heritage Village at Wall	1511 Holly Blvd	Wall Township	NJ	8736	Planned	84	Shore			
9	1012 Asbury Avenue	1012 Asbury Avenue	Asbury Park	NJ	7712	Planned	101	Shore			
10	Broadway Place Phase II	16 Broadway Place	Long Branch	NJ	7740	Planned	163	Shore			
11	Lincoln Village Redevelopment	Cookman Avenue & Memorial Drive	Asbury Park	NJ	7712	Planned	132	Shore			
12	Broadway Place	16 Broadway Place	Long Branch	NJ	7740	Planned	136	Shore			
13	176 Riverside	176 Riverside Avenue	Red Bank	NJ	7701	Planned	212	Shore			
TOTAL UNDER CONSTRUCTION AND PLANNED							2,290				

SUBMARKET AT A GLANCE



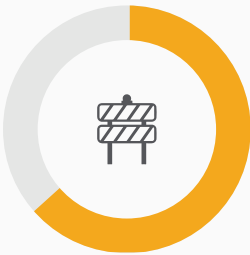
Lease-Up
0 Units



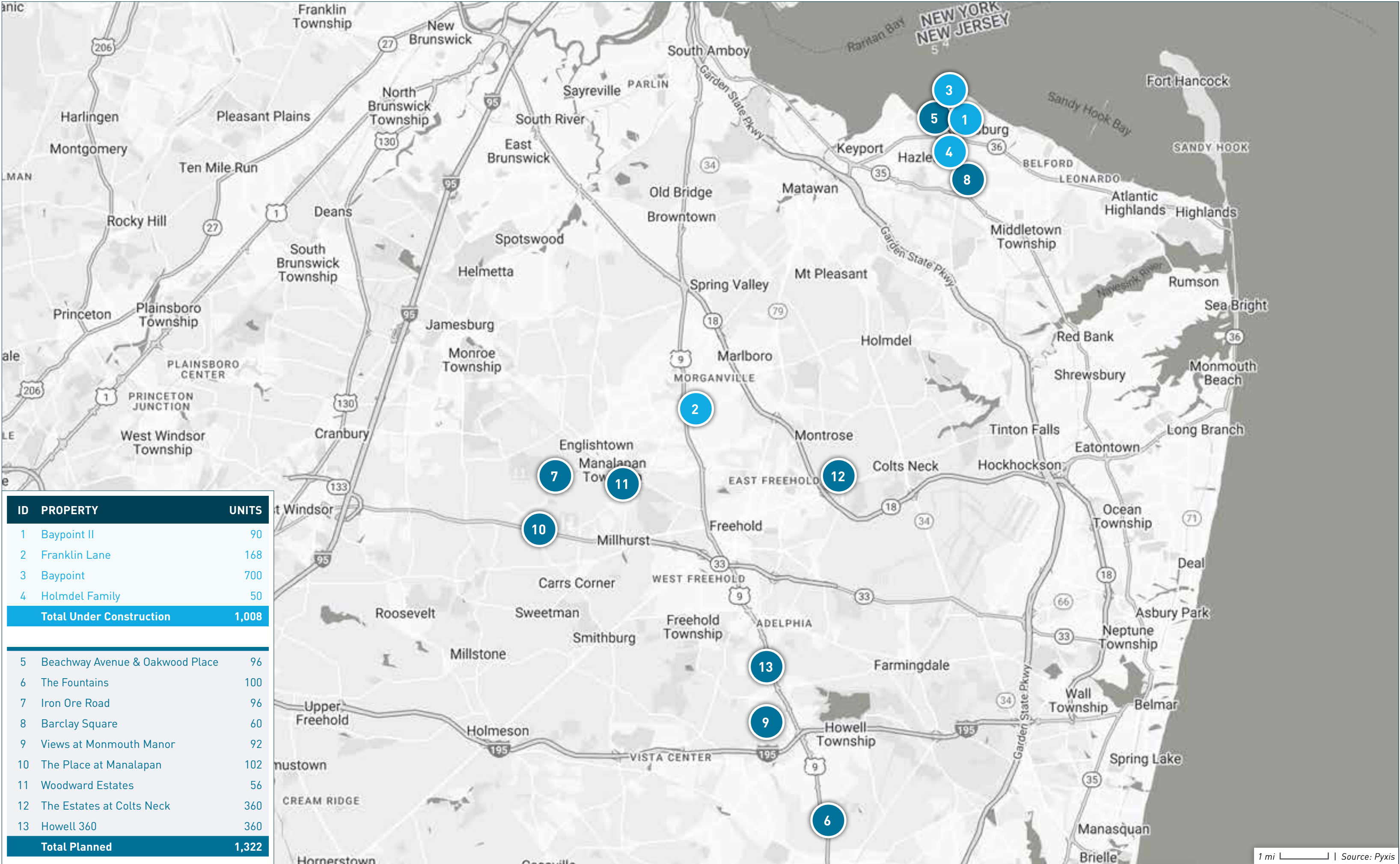
Under Construction
273 Units



Planned
2,017 Units



Prospective
3,391 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Baypoint II	2 Carr Ave	Keansburg	NJ	7734	Under Construction	90	West Monmouth	11/01/2024	05/01/2024	07/01/2024
2	Franklin Lane	Franklin Lane & State Route 9	Manalapan Township	NJ	7726	Under Construction	168	West Monmouth	12/31/2024		
3	Baypoint	Beachway Avenue & Carr Avenue	Keansburg	NJ	7734	Under Construction	700	West Monmouth	10/31/2024		
4	Holmdel Family	625 South Laurel Avenue	Hazlet	NJ	7730	Under Construction	50	West Monmouth	07/31/2024		
5	Beachway Avenue & Oakwood Place	Beachway Avenue & Oakwood Place	Keansburg	NJ	7734	Planned	96	West Monmouth			
6	The Fountains	6461 US Highway 9	Howell	NJ	7731	Planned	100	West Monmouth			
7	Iron Ore Road	Daum Road & Iron Ore Road	Manalapan	NJ	7726	Planned	96	West Monmouth			
8	Barclay Square	Middlewood Road & Palmer Avenue	Holmdel	NJ	7733	Planned	60	West Monmouth			
9	Views at Monmouth Manor	Fort Plains Road & Sunnyside Road	Howell	NJ	7731	Planned	92	West Monmouth			
10	The Place at Manalapan	Madison Avenue & State Route 33	Manalapan	NJ	7726	Planned	102	West Monmouth			
11	Woodward Estates	Millhurst Road & Woodward Road	Manalapan Township	NJ	7726	Planned	56	West Monmouth			
12	The Estates at Colts Neck	County Road 537 & Five Points Road	Colts Neck	NJ	7722	Planned	360	West Monmouth			
13	Howell 360	1400 US Route 9	Howell	NJ	7731	Planned	360	West Monmouth			
TOTAL UNDER CONSTRUCTION AND PLANNED							2,330				

SUBMARKET AT A GLANCE



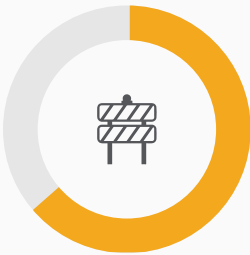
Lease-Up
0 Units



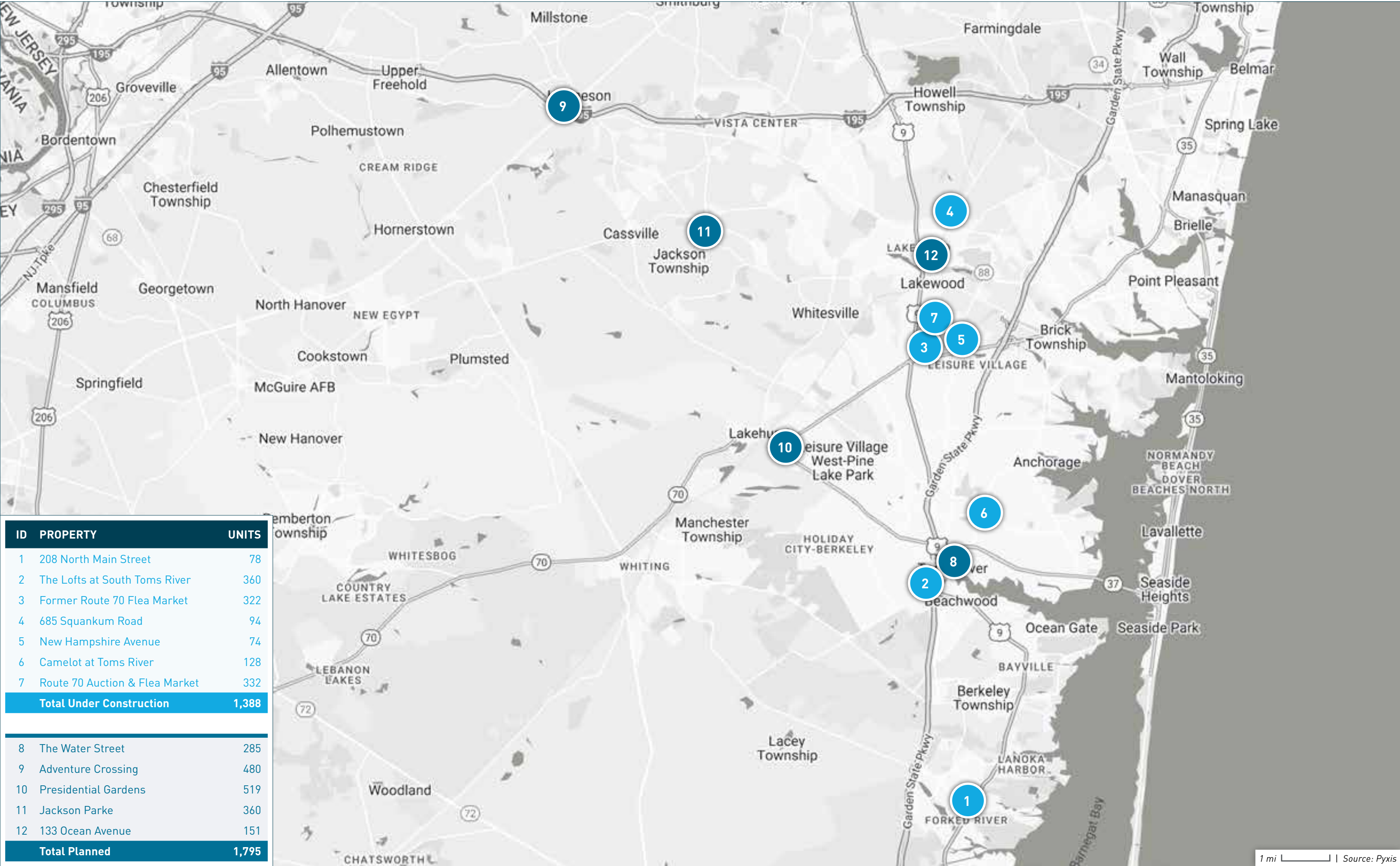
Under Construction
1,008 Units



Planned
1,322 Units



Prospective
4,898 Units

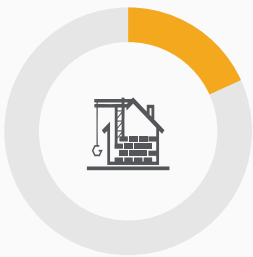


ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	208 North Main Street	208 N Main St	Lacey Township	NJ	8731	Under Construction	78	Ocean County	10/01/2024	06/01/2024	07/01/2024
2	The Lofts at South Toms River	Railroad Ave & Dover Rd	Toms River	NJ	8757	Under Construction	360	Ocean County	09/01/2024	04/01/2024	06/01/2024
3	Former Route 70 Flea Market	117 NJ-70	Lakewood	NJ	8701	Under Construction	322	Ocean County	01/01/2025	03/01/2024	05/01/2024
4	685 Squankum Road	685 Squankum Road	Lakewood	NJ	8701	Under Construction	94	Ocean County	12/31/2023	02/01/2024	04/01/2024
5	New Hampshire Avenue	570 State Route 70	Lakewood	NJ	8701	Under Construction	74	Ocean County	11/30/2023	01/01/2024	02/01/2024
6	Camelot at Toms River	100 Kaplan Court	Toms River	NJ	8753	Under Construction	128	Ocean County	12/31/2023	04/01/2023	
7	Route 70 Auction & Flea Market	117 State Route 70	Lakewood	NJ	8701	Under Construction	332	Ocean County	08/31/2024		
8	The Water Street	2 West Water Street	Toms River	NJ	8753	Planned	285	Ocean County			
9	Adventure Crossing	567 Monmouth Road	Jackson	NJ	8527	Planned	480	Ocean County			
10	Presidential Gardens	2501 State Route 37	Manchester	NJ	8759	Planned	519	Ocean County			
11	Jackson Parke	Don Connor Blvd & Russell Childs Road	Jackson	NJ	8527	Planned	360	Ocean County			
12	133 Ocean Avenue	133 Ocean Avenue	Lakewood	NJ	8701	Planned	151	Ocean County			
TOTAL UNDER CONSTRUCTION AND PLANNED							3,183				

SUBMARKET AT A GLANCE



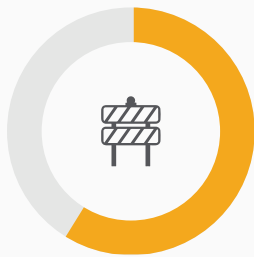
Lease-Up
0 Units



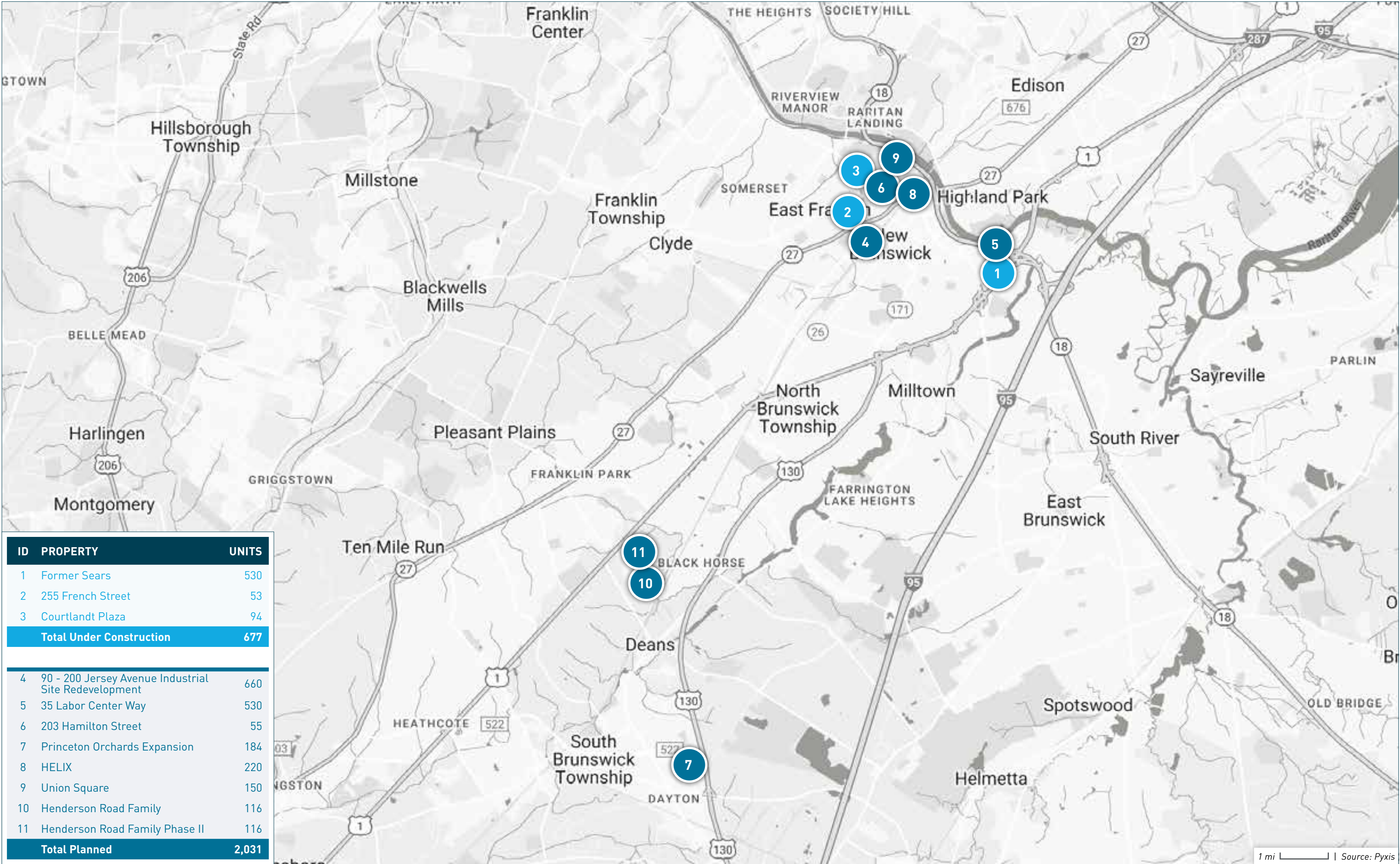
Under Construction
1,388 Units



Planned
1,795 Units



Prospective
5,138 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Former Sears	51 US-1	New Brunswick	NJ	8901	Under Construction	530	Southwest Middlesex	12/01/2025	02/01/2025	04/01/2025
2	255 French Street	255 French Street	New Brunswick	NJ	8901	Under Construction	53	Southwest Middlesex	11/30/2023	01/01/2024	04/01/2024
3	Courtlandt Plaza	48 Courtlandt Street	New Brunswick	NJ	8901	Under Construction	94	Southwest Middlesex	07/31/2024		
4	90 - 200 Jersey Avenue Industrial Site Redevelopment	90 Jersey Avenue	New Brunswick	NJ	8901	Planned	660	Southwest Middlesex	10/01/2026	12/01/2025	02/01/2026
5	35 Labor Center Way	35 Labor Center Way	New Brunswick	NJ	8901	Planned	530	Southwest Middlesex			
6	203 Hamilton Street	203 Hamilton Street	New Brunswick	NJ	8901	Planned	55	Southwest Middlesex			
7	Princeton Orchards Expansion	356 Ridge Road	Dayton	NJ	8810	Planned	184	Southwest Middlesex			
8	HELIX	2 French Street	New Brunswick	NJ	8901	Planned	220	Southwest Middlesex			
9	Union Square	40 Union Street	New Brunswick	NJ	8901	Planned	150	Southwest Middlesex			
10	Henderson Road Family	211 Henderson Road	Monmouth Junction	NJ	8852	Planned	116	Southwest Middlesex			
11	Henderson Road Family Phase II	211 Henderson Road	Monmouth Junction	NJ	8852	Planned	116	Southwest Middlesex			
TOTAL UNDER CONSTRUCTION AND PLANNED							2,708				

SUBMARKET AT A GLANCE



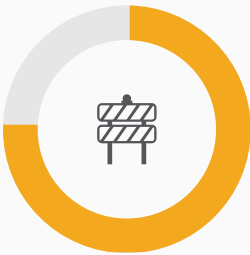
Lease-Up
0 Units



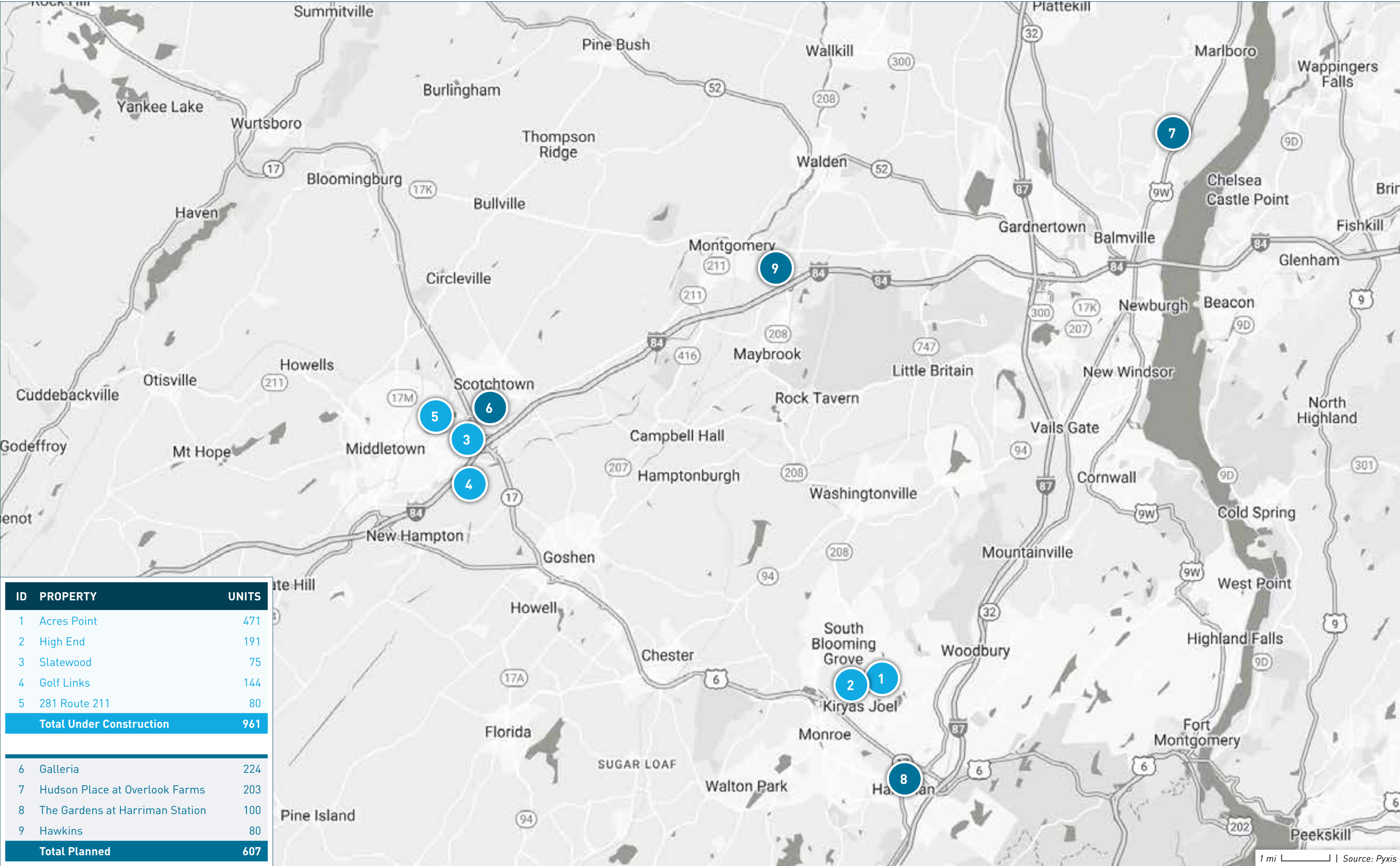
Under Construction
677 Units



Planned
2,031 Units



Prospective
5,357 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Acres Point	182-210 Acres Rd	Monroe	NY	10950	Under Construction	471	Orange County	10/01/2024	02/01/2024	03/01/2024
2	High End	Forest Rd & Mountain Rd	Kiryas Joel	NY	10950	Under Construction	191	Orange County	07/01/2024	01/01/2024	03/01/2024
3	Slatewood	579 East Main Street	Middletown	NY	10940	Under Construction	75	Orange County	01/31/2024	02/01/2023	
4	Golf Links	248 County Road 50	Middletown	NY	10940	Under Construction	144	Orange County	12/31/2024		
5	281 Route 211	281 State Route 211 East	Middletown	NY	10940	Under Construction	80	Orange County	06/30/2024		
6	Galleria	Galleria Drive & Smith Road	Wallkill	NY	10941	Planned	224	Orange County	02/01/2025		
7	Hudson Place at Overlook Farms	Morris Drive & Russo Drive	Newburgh	NY	12550	Planned	203	Orange County			
8	The Gardens at Harriman Station	Arden House Road & Averell Avenue	Harriman	NY	10926	Planned	100	Orange County			
9	Hawkins	Hawkins Drive & Old Neelytown Road	Montgomery	NY	12549	Planned	80	Orange County			
TOTAL UNDER CONSTRUCTION AND PLANNED							1,568				

SUBMARKET AT A GLANCE



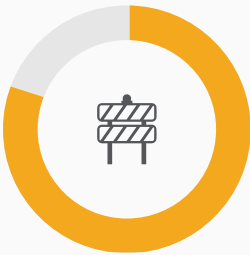
Lease-Up
0 Units



Under Construction
961 Units



Planned
607 Units



Prospective
4,547 Units



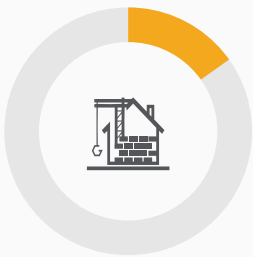
ID	PROPERTY	UNITS
1	The Murray	229
2	Gemma Gramercy	108
3	Turken House	82
Total Under Construction		419
4	300 East 50th Street	194
5	339 - 345 East 33rd Street	115
6	650 1st Avenue	111
7	14 + C	197
Total Planned		617

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	The Murray	509 3rd Avenue	New York	NY	10016	Under Construction	229	Stuyvesant / Turtle Bay	02/29/2024	08/01/2023	07/01/2023
2	Gemma Gramercy	200 East 23rd Street	New York	NY	10010	Under Construction	108	Stuyvesant / Turtle Bay	12/31/2023	02/16/2023	06/01/2023
3	Turken House	300 East 41st Street	New York	NY	10017	Under Construction	82	Stuyvesant / Turtle Bay	05/31/2024		
4	300 East 50th Street	300 East 50th Street	New York	NY	10022	Planned	194	Stuyvesant / Turtle Bay	08/01/2025	04/01/2025	06/01/2025
5	339 - 345 East 33rd Street	339 East 33rd Street	New York	NY	10016	Planned	115	Stuyvesant / Turtle Bay			
6	650 1st Avenue	650 1st Avenue	New York	NY	10016	Planned	111	Stuyvesant / Turtle Bay			
7	14+C	644 East 14th Street	New York	NY	10009	Planned	197	Stuyvesant / Turtle Bay			
TOTAL UNDER CONSTRUCTION AND PLANNED							1,036				

SUBMARKET AT A GLANCE



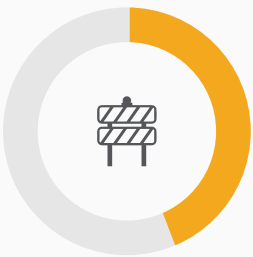
Lease-Up
0 Units



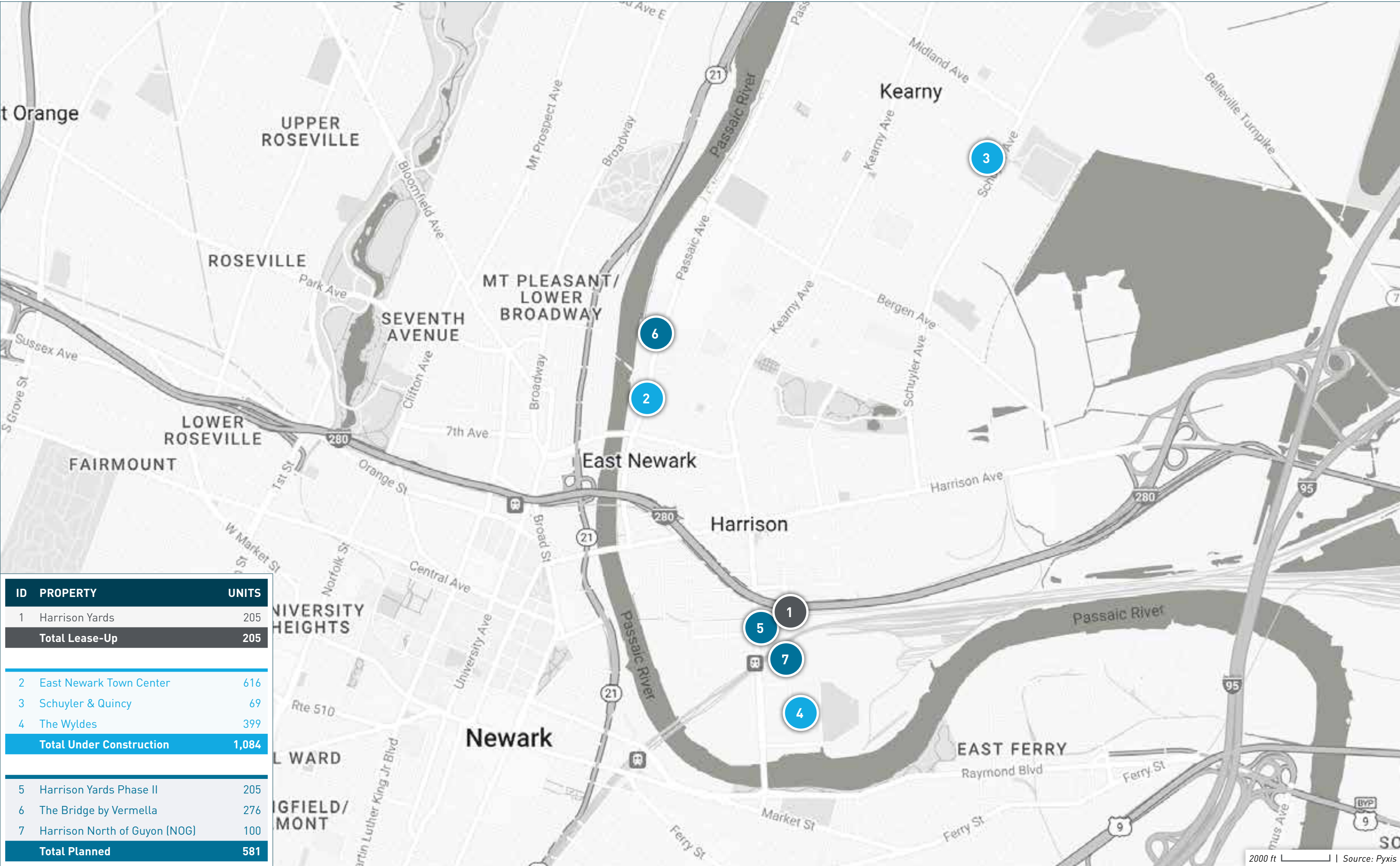
Under Construction
419 Units



Planned
617 Units



Prospective
941 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Harrison Yards	600 Frank E. Rodgers Blvd South	Harrison	NJ	7029	Lease-Up	205	Harrison / Kearny	01/31/2024	01/19/2021	
2	East Newark Town Center	900 Passaic Avenue	East Newark	NJ	7029	Under Construction	616	Harrison / Kearny	12/31/2024	07/01/2024	09/01/2024
3	Schuyler & Quincy	457 Schuyler Avenue	Kearny	NJ	7032	Under Construction	69	Harrison / Kearny	08/31/2024	05/01/2024	07/01/2024
4	The Wylde	1100 South 5th Street	Harrison	NJ	7029	Under Construction	399	Harrison / Kearny	01/31/2024	05/04/2023	
5	Harrison Yards Phase II	600 Frank E. Rodgers Blvd South	Harrison	NJ	7029	Planned	205	Harrison / Kearny		01/19/2021	
6	The Bridge by Vermella	55 Passaic Avenue	Kearny	NJ	7032	Planned	276	Harrison / Kearny	08/01/2025		
7	Harrison North of Guyon (NOG)	1000 Frank E. Rodgers Blvd South	Harrison	NJ	7029	Planned	100	Harrison / Kearny			
TOTAL LEASE-UP, UNDER CONSTRUCTION, AND PLANNED							1,870				

SUBMARKET AT A GLANCE



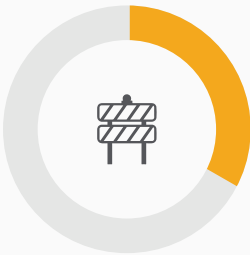
Lease-Up
205 Units



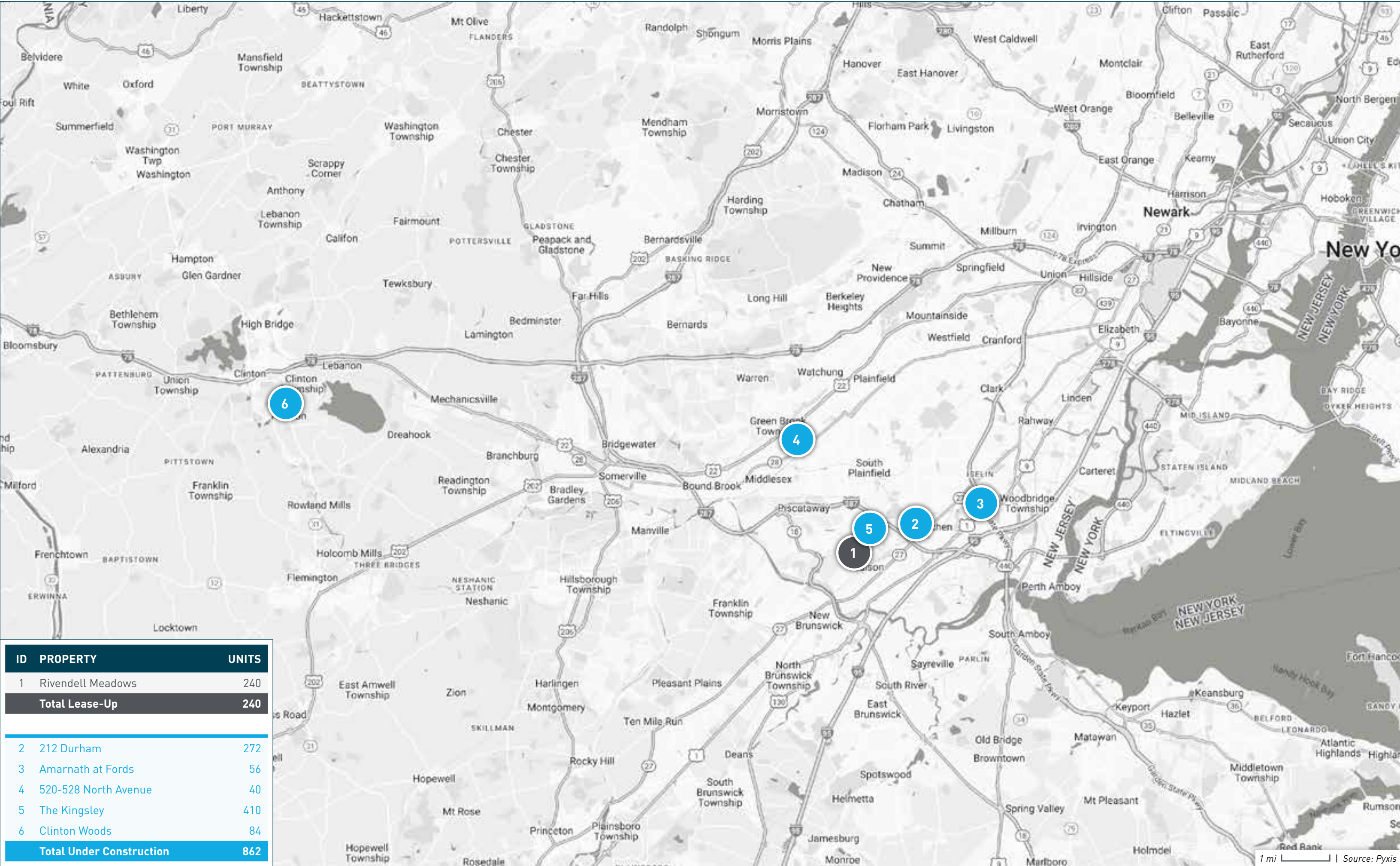
Under Construction
1,084 Units



Planned
581 Units



Prospective
2,190 Units



ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Rivendell Meadows	116 Meadows Drive	Piscataway	NJ	8854	Lease-Up	240	Northwest Middlesex	12/31/2023	01/01/2022	
2	212 Durham	212 Durham Avenue	Metuchen	NJ	8840	Under Construction	272	Northwest Middlesex	08/31/2025	11/01/2024	02/01/2025
3	Amarnath at Fords	215 & 185 W Kelly St	Metuchen	NJ	8840	Under Construction	56	Northwest Middlesex	10/01/2024	07/01/2024	08/01/2024
4	520-528 North Avenue	520-528 North Ave	Dunellen	NJ	8812	Under Construction	40	Northwest Middlesex	08/01/2024	04/01/2024	06/01/2024
5	The Kingsley	1111 Durham Avenue	South Plainfield	NJ	7080	Under Construction	410	Northwest Middlesex	04/30/2024	07/01/2023	10/01/2023
6	Clinton Woods	400 Runkle Drive	Clinton Township	NJ	8801	Under Construction	84	Northwest Middlesex	12/31/2023	12/02/2022	
TOTAL LEASE-UP AND UNDER CONSTRUCTION							1,102				

SUBMARKET AT A GLANCE



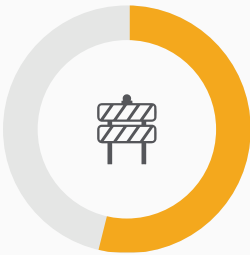
Lease-Up
240 Units



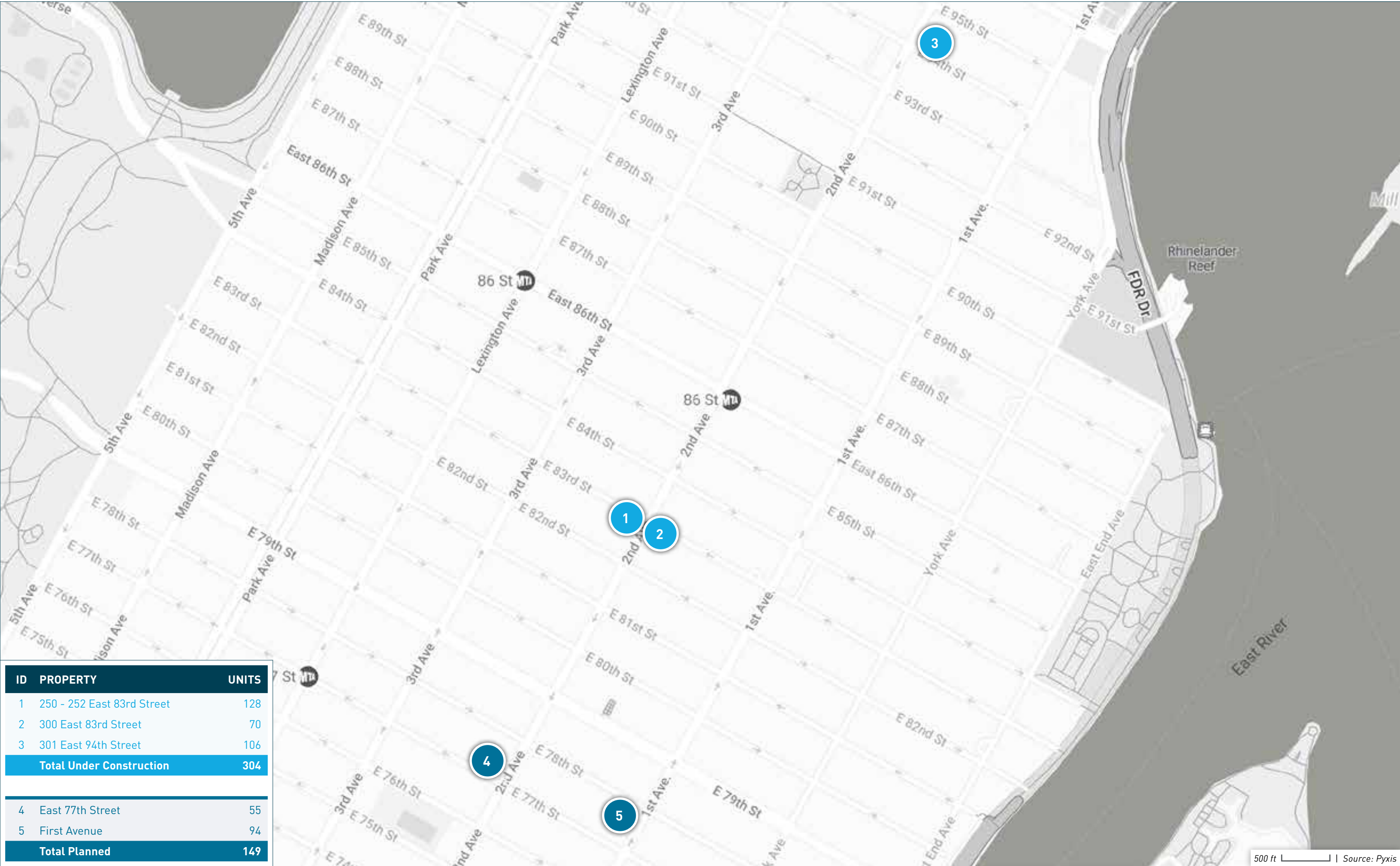
Under Construction
862 Units



Planned
0 Units



Prospective
2,623 Units



UPPER EAST SIDE SUBMARKET

Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	250 - 252 East 83rd Street	250 East 83rd Street	New York	NY	10028	Under Construction	128	Upper EaSt.Side	05/31/2025	02/01/2025	03/01/2025
2	300 East 83rd Street	300 East 83rd Street	New York	NY	10028	Under Construction	70	Upper EaSt.Side	11/30/2024	09/01/2024	10/01/2024
3	301 East 94th Street	301 E 94th St	New York	NY	10128	Under Construction	106	Upper EaSt.Side	12/01/2023	06/01/2023	09/01/2023
4	East 77th Street	255 East 77th Street	New York	NY	10075	Planned	55	Upper EaSt.Side	01/01/2026		
5	First Avenue	1487 1st Avenue	New York	NY	10075	Planned	94	Upper EaSt.Side			
TOTAL UNDER CONSTRUCTION AND PLANNED							453				

SUBMARKET AT A GLANCE



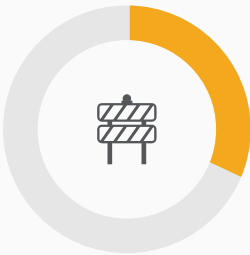
Lease-Up
0 Units



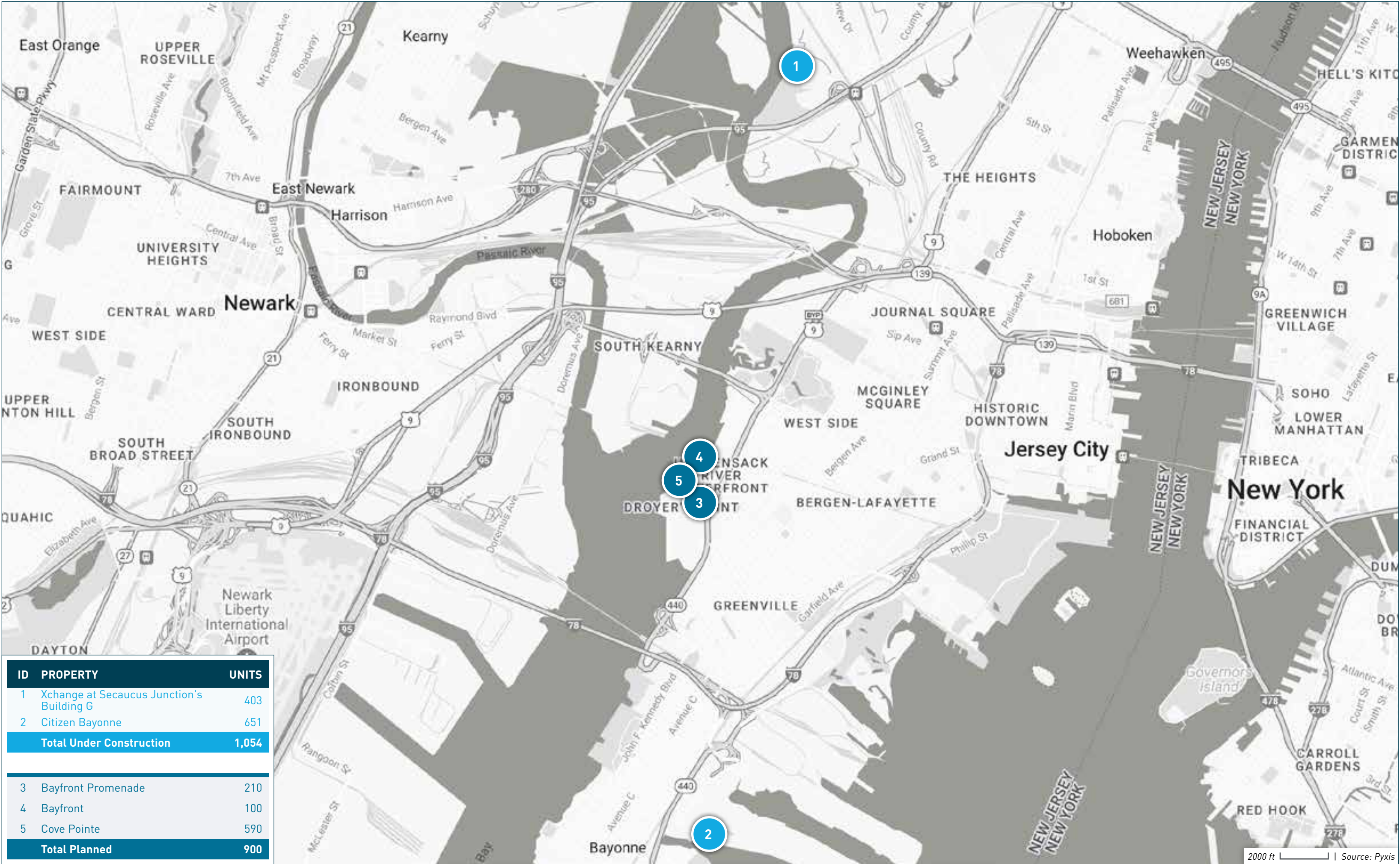
Under Construction
304 Units



Planned
149 Units



Prospective
1,673 Units



ID	PROPERTY	UNITS
1	Xchange at Secaucus Junction's Building G	403
2	Citizen Bayonne	651
Total Under Construction		1,054
3	Bayfront Promenade	210
4	Bayfront	100
5	Cove Pointe	590
Total Planned		900

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Xchange at Secaucus Junction's Building G	Riverside Station Blvd & Brianna Ln	Secaucus	NJ	7094	Under Construction	403	Jersey City Other	04/01/2025	07/01/2024	09/01/2024
2	Citizen Bayonne	155 Goldsborough Drive	Bayonne	NJ	7002	Under Construction	651	Jersey City Other	02/29/2024	11/15/2022	
3	Bayfront Promenade	Kellogg Street & State Route 440	Jersey City	NJ	7305	Planned	210	Jersey City Other	07/01/2025		03/01/2025
4	Bayfront	Kellogg Street & State Route 440	Jersey City	NJ	7305	Planned	100	Jersey City Other			
5	Cove Pointe	Kellogg Street & State Route 440	Jersey City	NJ	7305	Planned	590	Jersey City Other			
TOTAL UNDER CONSTRUCTION AND PLANNED							1,954				

SUBMARKET AT A GLANCE



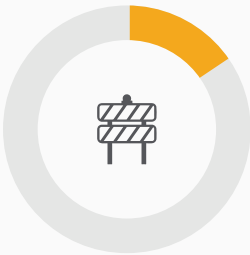
Lease-Up
0 Units



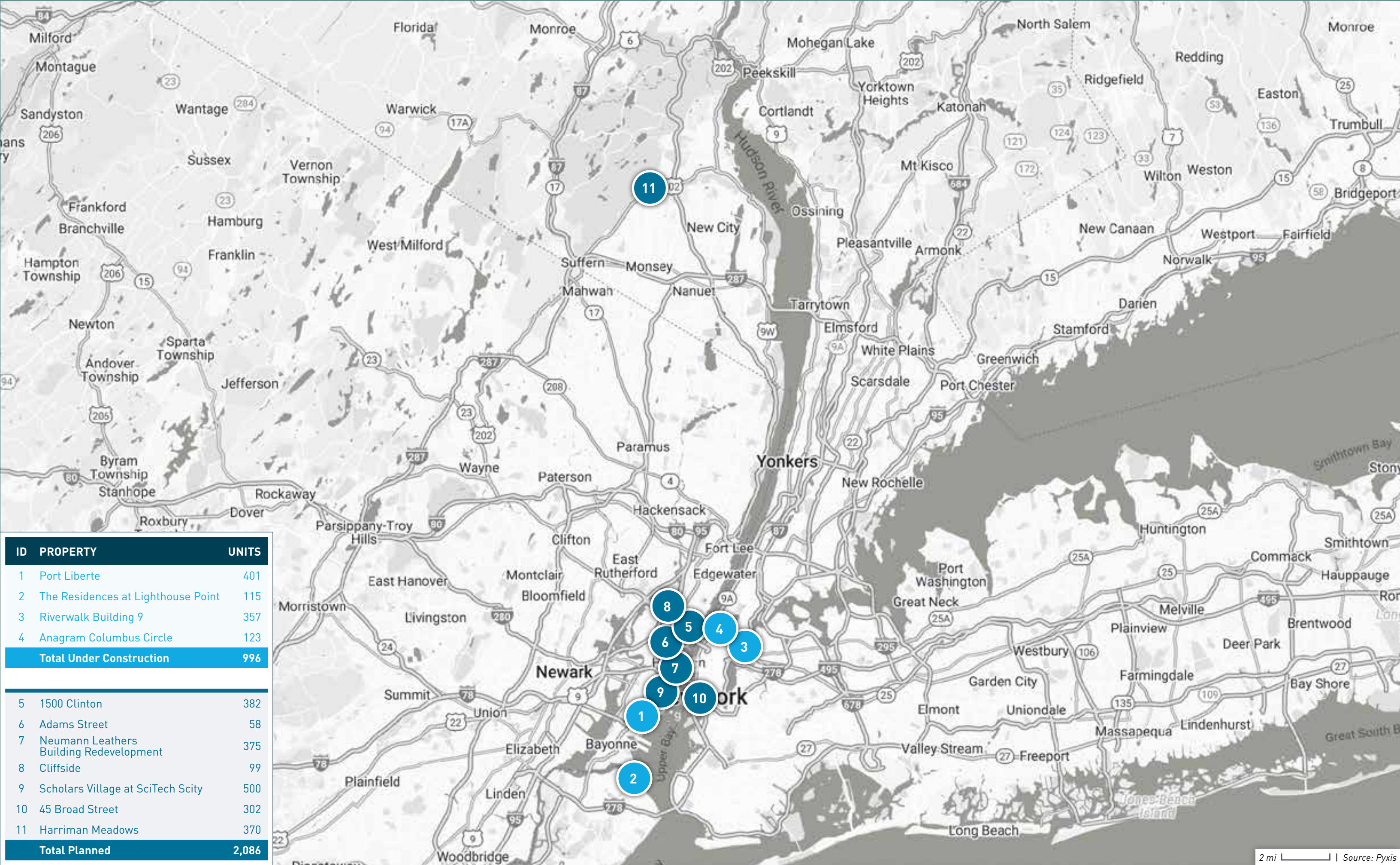
Under Construction
1,054 Units



Planned
900 Units



Prospective
1,015 Units



OTHER SUBMARKETS

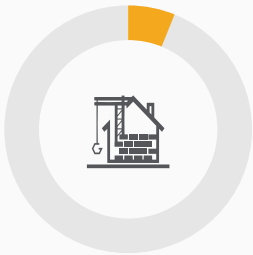
Source: Pyxis

ID	PROPERTY NAME	ADDRESS	CITY	STATE	ZIP	STATUS	UNITS	SUBMARKET	FORECASTED COMPLETION DATE	START OF RENT-UP	FIRST MOVE-IN DATE
1	Port Liberte	190 Chapel Avenue	Jersey City	NJ	7305	Under Construction	401	Liberty State Park	12/31/2025	06/01/2025	07/01/2025
2	The Residences at Lighthouse Point	35R Bay St	Staten Island	NY	10301	Under Construction	115	Staten Island	06/01/2024	03/01/2024	04/01/2024
3	Riverwalk Building 9	430 Main Street	New York	NY	10044	Under Construction	357	Roosevelt Island	04/30/2025	01/01/2025	02/01/2025
4	Anagram Columbus Circle	1 West 60th Street	New York	NY	10023	Under Construction	123	Upper West side	12/31/2023	07/19/2023	11/01/2023
5	1500 Clinton	1500 Clinton Street	Hoboken	NJ	7030	Planned	382	Hoboken			
6	Adams Street	1417 Adams Street	Hoboken	NJ	7030	Planned	58	Hoboken			
7	Neumann Leathers Building Redevelopment	300 Observer Hwy	Hoboken	NJ	7030	Planned	375	Hoboken			
8	Cliffside	286 Mountain Road	Union City	NJ	7087	Planned	99	Hoboken			
9	Scholars Village at SciTech Scity	222 Jersey City Blvd	Jersey City	NJ	7305	Planned	500	Liberty State Park	06/01/2024		
10	45 Broad Street	45 Broad Street	New York	NY	10005	Planned	302	Staten Island			
11	Harriman Meadows	Ladentown Road & US Route 202	Ramapo	NY	10901	Planned	370	Rockland County			
TOTAL UNDER CONSTRUCTION AND PLANNED							3,082				

OTHER SUBMARKETS AT A GLANCE



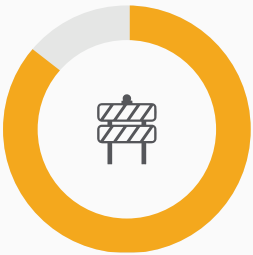
Lease-Up
0 Units



Under Construction
996 Units



Planned
2,086 Units



Prospective
10,548 Units