



BRICK UNDERGROUND

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May 14, 2019

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The triplex penthouse at 206 East 73rd St. on the Upper East Side is not for the timid. A 2010 renovation by the Turett Collaborative, an architecture and interior design firm, created industrial chic interiors that feature stone, steel, white lacquer, and glass surfaces plus soaring ceilings—so if you want traditional and cozy, you should look elsewhere.

The two-bedroom, two-and-a-half-bath condo is currently asking \$5,750,000, reflecting a price cut of 8 percent, or \$500,000, in April. It's been on and off the market for about 11 months—which is not uncommon for luxury properties these days. The 2,650-square-foot triplex appears to have been originally listed at \$6,950,000 in June 2018. Common charges are \$3,865, and monthly taxes are \$1,433.

A larger triplex in the building—a four-bedroom, three-plus-bath, 3,300-square-foot unit—asking \$5,975,000 that went on the market in April is in contract.



The living room has a two-story wall clad in Vals Quartzite—a type of gray stone quarried in Switzerland. (According to this listing, this is the first private residence to use this stone.) A 12-foot-long gas fireplace with blackened steel panels is inset in the wall—and the east wall features more blackened steel panels. The stairs are also made of steel and have amber-colored treads.



The kitchen has matte white lacquer and Corian-clad surfaces, as well as Gaggenau, Miele, and Sub-Zero appliances. The adjacent powder room is clad in the same blackened steel panels as the living room, and features a cantilevered Boffi lavatory sink and faucet.



Light can flow through the stairs' glass rail guards, a 20-foot wall glass wall on the north side (which faces a private terrace) and skylights in the rooftop terrace.



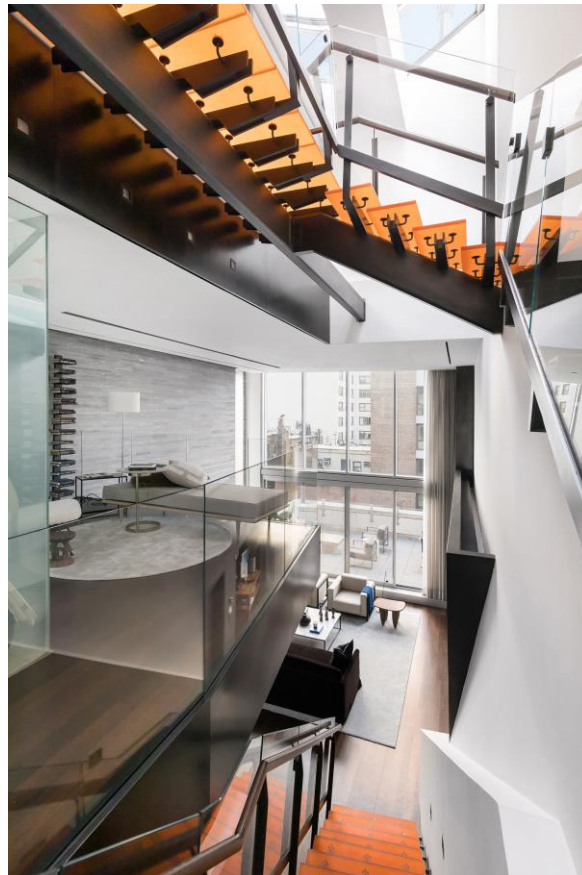


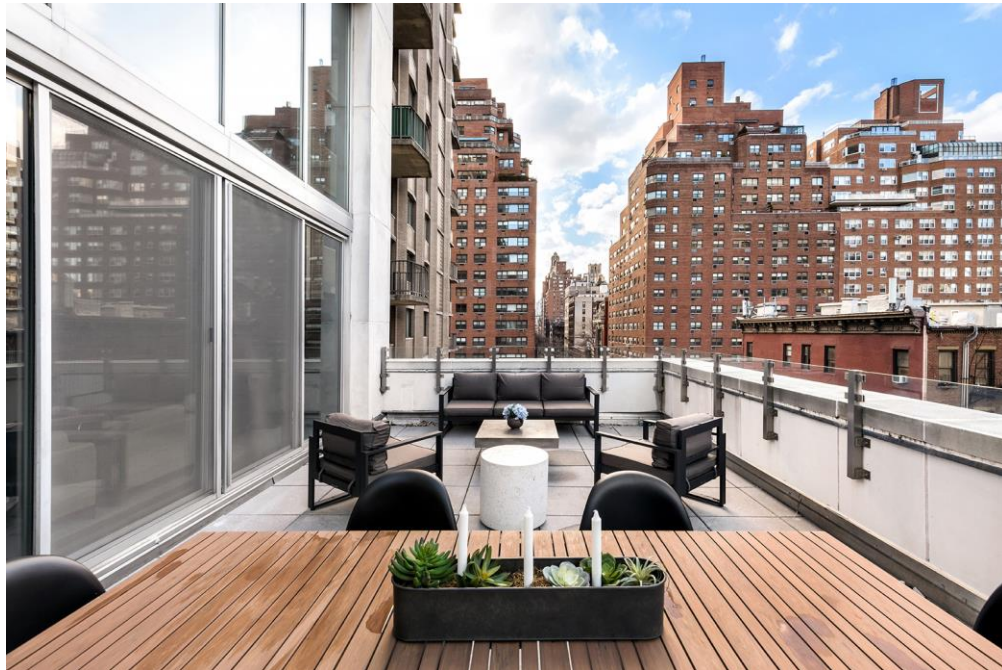
In the master suite, a glass cube encloses the bath—flip the switch and the opaque walls become transparent, revealing a white, Corian "bathing pool" in the floor. The 300-gallon pool is filled by slots cut into the pool's walls. (You can see it on the right side of the photo above.)





A guest bedroom has its own private terrace and a bathroom with teak planks and a Corian and glass tile walk-in shower and steam sauna.





On the third floor, the stairs end in a bridge over the study and the living room, nearly 25 feet below. It leads to a landscaped roof terrace running the entire length of the penthouse from north to south.



A key locked elevator provides private, direct access into the penthouse.

