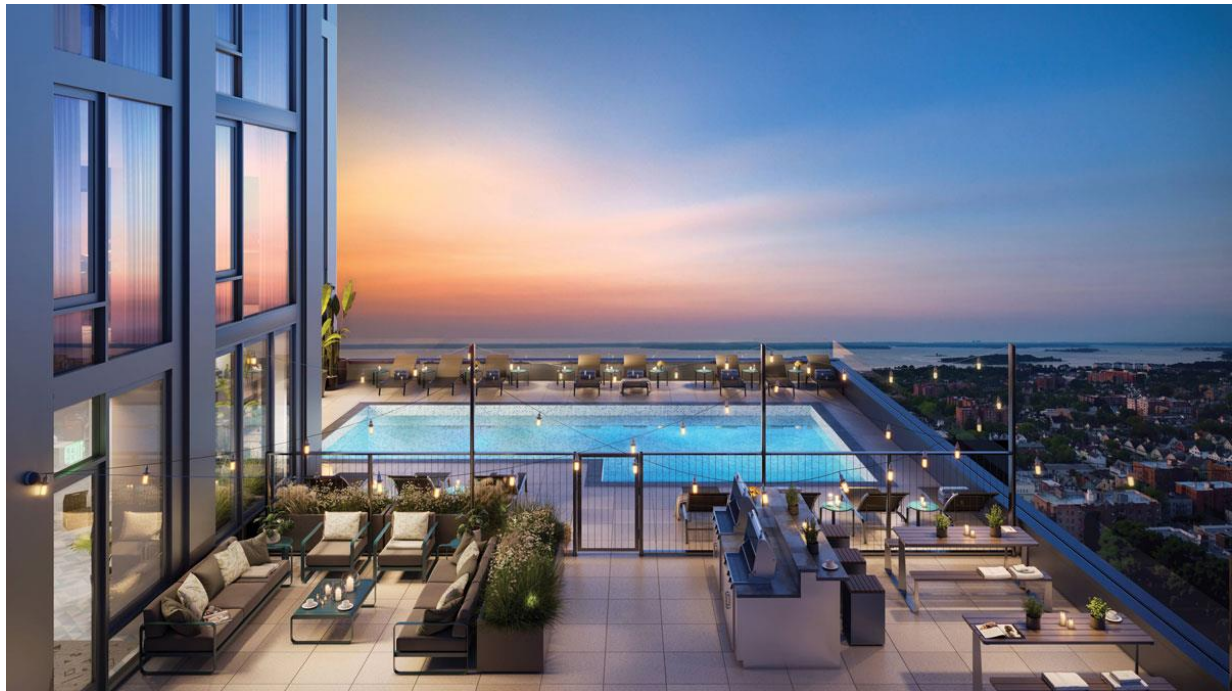


# Downtown New Rochelle Meets Luxury Living at The Stella Residences

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*Photo courtesy of L&M Development and Wilder Balter Partners, Inc. | Thompson & Bender*

This 27-story mixed-use development offers elegant residences with world-class amenities and outstanding views in Westchester.

In development by L&M Development Partners and Wilder Balter Partners, Inc., a new \$190 million mixed-use project is coming to the Queen City, and it's planning a level of luxury fit for royalty.

Consisting of 380 studio, one-bedroom, and two-bedroom apartments, The spacious residences offer floor-to-ceiling windows with solar shades and luxury wide-plank flooring. Some apartments even have terraces or balconies overlooking the panoramic views of the Long Island Sound and Manhattan skyline.

Residents of “The Stella,” as the project is being called, will also enjoy gorgeous kitchens with recessed lighting and high-end stainless steel Beko appliance packages, including a five-burner gas range, refrigerator, dishwasher, and microwave. Bathrooms come outfitted with high-end Pelham & White fixtures and have natural oak vanity cabinets with designer countertops.

Luxurious amenities also include a 24-hour attended lobby and package room with cold storage. Stella also boasts an outdoor rooftop pool on the 25th floor with sun loungers, in which residents can take in the stunning views. This is joined by the rooftop deck with barbecue grills and al fresco dining, a landscaped terrace with more loungers, a rooftop bar lounge with a pool table and wide screen TV, a chef demonstration kitchen, a children’s playroom with a reading nook, and an outdoor play area for pets.

Amenities also include a state-of-the-art fitness center with two private studios, virtual fitness classes, and outdoor access. Residents can also enjoy bicycle storage and convenient indoor covered parking with electric charging stations.

Along with the resident amenities, the Stella will also feature a 6,200-square-foot retail space on the ground floor with shops, a lobby café, a co-working lounge with conference room, and a pet spa.

“Stella — New Rochelle’s newest luxury rental offering — represents an unmatched lifestyle opportunity with a resort-style amenity package and is perfect for those who want to enjoy the surrounding natural beauty of New Rochelle, but also require convenient access to Downtown New Rochelle and wider Westchester County, as well as a quick commute to Manhattan,” says President of The Marketing Directors Jackie Uργο.

Of the 380 residences, 95 will be offered as affordable housing through a lottery drawing. Of those, 48 residences are for individuals or families earning up to 50% of area median income and 47 are for those earning up to 70% of AMI.

Stella is located at the heart of downtown New Rochelle, with restaurants and shops close by, as well as the Metro-North station only two blocks away. Gross monthly rents for the residences start at around \$2,000 per month.