PARKWAY SPURS ACTIVITY IN LOWER RIVERDALE AREA
MORE LAND SOLD ON NEW PARKWAY

Hall Interests Get 16 Acres in Spuyten Duyvil for Apartment Sites

PLANNING 35 BUILDINGS

Group of Residents to Ask Extension of Subway to Riverdale Area

By LEW E. COOPER

The eyes of the New York real estate world have turned to the Riverdale and Spuyten Duyvil neighborhoods as a result of recent land purchases there which promise the development of a vast apartment colony covering a large part of eighteen blocks.

The various interests which have assembled sites south of 280th Street have announced plans for putting on the market a large number of buildings which will be erected over the next few years. The contracts have been signed for the initial work on the first units.

As the site for another major apartment development adjacent to the new Henry Hudson Bridge and the new Spuyten Duyvil Bridge, the new buildings will be constructed in the same style as those already built along the riverfront.

The purchase comprises the entire block on the south side of West 276th Street, from Independence Avenue to Washington Avenue, which is the western approach to the bridge; the block east of West 276th Street from Independence Avenue to 277th Street; and an irregular plot with a frontage of 700 feet on the east side of the parkway and 400 feet on the south side of Old Riverdale Road.

Garden Suites Planned

On these three large plots the new owners are planning a multi-family project to consist of about thirty-five garden-type fireproof buildings eight and nine stories in height, with gardens and patios for each unit.

The land was made available for the project in 1930, when the Hall Holding Corporation, which will start work on the first buildings within a month, according to the Cruse & Brown Company, one of the brokers in the deal.

The other brokers were Reed B. Dawson and George Howe.

The apartments will have four to seven rooms, with wood burning stoves, and will be sited to take full advantage of the view, overlooking the Hudson River and the Palisades. The buildings will cover only about 25 to 30 per cent of the available land, which will be landscaped with view to retaining much of the natural atmosphere, the sponsors reported. Conceded garages will be constructed beneath the lawns.

Recent Activity Recalled

A few days ago the Hall interests, together with R. L. Larkin, Henry Cohen and Joseph Paterno, builders, announced plans for a new residential center in the lower Riverdale section a few blocks from the bridge, consisting of about thirty-four buildings in sixteen blocks south of 280th Street and east of the parkway. They also described plans for operation of a bus service to transport tenants to and from the subways and the new York Central station at Riverdale. The buildings will be English Tudor in design.

The Hall interests announced yesterday they had been let for approximately $600,000, including foundations of 400 feet of stores and a million-dollar theatre for the east and west blocks from Independence Avenue between 280th and 281st Streets as part of the project.

John Jay McKee was attorney for the Johnson interests in the sale, and Mr. McKee acted as conveyancer. The building will be designed to accommodate 1,400 seats. The exterior of the building will be of English Tudor design.

In anticipation of a large influx of new residents in Riverdale, a

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NEW DEALS CLOSED NEAR PARKWAY

Large shaded areas show sixteen acres of land purchased by A. C. & H. M. Hall in the Spuyten Duyvil section as the site for a new apartment development just south of the lower Riverdale neighborhood, where the same interests have just filed plans for another group of apartments. Opening of Henry Hudson Bridge and Parkway has stimulated realty activity in that section.

ON NEW PARKWAY

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group of residents and property owners met last week to organize a committee to press for extension of the municipal subway system from 211th Street and Broadway to 256th Street in Riverdale.

Petitions addressed to the Board of Estimate and the Board of Transportation were drawn up and the work of obtaining signatures of property owners in favor of the extension was started.

Fred S. Loewenthal presided at the meeting, which is reported to have been attended by representatives of about 10 per cent of the land area in lower Riverdale and Spuyten Duyvil.

Mrs. William Regan, president of the Spuyten Duyvil Property owners Association, announced that a meeting of her organization would be held on Thursday night to act on the subway proposal.
Solariums and balconies are features of the design of the luxurious $5,000,000 Grand Misr Hotel to be built at the southern end of Opera Square in Cairo, Egypt. The Ban Misr is financing the structure which was designed by Anis Sirageldin.

Two-story store and showroom building planned for the southeast corner of the intersection Seventy-second Street with Broadway and Amsterdam Avenue on land leased by Thirtyth Properties, Inc., a syndicate formed by clients of Frank L. Lazarus and Jack Finkenstein. Arthur Weiser is the architect.

More light without sacrifice of privacy is made possible by use of steel blocks in walls of semi-circular living room of this modern home in Dodge City, Kan.

Striking glass-brick store structure erected on State Street in Chicago's "Loop" district for Benson & Rixon from plans by Alfred S. Alschuler, Inc.