

## Diane and Robert Costomiris find the small neighborhood feel in the big city at K. Hovnanian's® Grandview II at Riverwalk The Record

You could say that Diane and Robert Costomiris were looking for the impossible: the closeness of a small and tight-knit community located in the excitement and sophistication of Manhattan. Little did they know that contradiction is the foundation of K. Hovnanian's Grandview II at Riverwalk, located on New Jersey's famed Gold Coast.

"We started looking and actually were interested in a house in Bloomfield," said Diane. "But then after talking about it, Robert and I realized that we weren't really ready to take care of a house because we both work long hours. We decided to buy an apartment. While coming back to Manhattan after looking in Hoboken, we came across K. Hovnanian's Grandview II and we just loved it."

The couple was looking for new construction, so Grandview II definitely sparked their interest.

According to Diane, "We liked the idea of being the first people to live in a home, and we also found that you tend to get better values with new construction."

However, what closed the deal for the couple was the unbeatable view of Manhattan, from the homes and even from Grandview's gym.

"The homes are gorgeous, and we love the view," Diane said. "Right through our windows is New York City. We lived in Manhattan and loved it there but we were looking for a little more bang for our buck. With Grandview II, we don't feel detached from the city at all."

The fact that it was K. Hovnanian construction certainly sweetened the purchase. And the couple found the prices, especially for waterfront property, were more than fair.

"Robert's aunt was our broker and she had done a lot of work with K. Hovnanian," Diane said. "She said we were in good hands because K. Hovnanian has a great reputation for customer satisfaction, quality and value."

Knowing that they wanted a one bedroom home, Diane and Robert looked at several different home designs.

"Every one was a little different," Diane said. "We picked ours because of the kitchen. It has an open floor plan and cherry cabinets, and the color of the granite countertops gives it a very classic look. After seeing it, there was no doubt in our minds that we wanted that home."

Now that Diane and Robert have moved in, they also love spending time in the living room because of the bay window that highlights the spectacular views of Manhattan, and the outdoor space provided by a balcony just off the living room. But the bathroom has become the stuff of legends with their friends.

"We don't tell people how big the bathroom is when they come over," said Diane. "When they go to use it they say, 'oh my gosh, that bathroom is huge!'"

But Diane and Robert have come to enjoy the whole community, not just their new home.

"I walk to the ferry for work in Manhattan and it takes me 10 minutes," said Diane. "There is a supermarket right down stairs from our apartment, a P.F. Chang's and Ben and Jerry's, and they are building even more restaurants. It's quite a nice area. We run

downstairs and get milk if we need it, which is great, especially coming from the city. Grandview II definitely has that friendly neighborhood feel."

All of the homes at Grandview conform to the New Jersey Energy Star Home program, providing homeowners with improved comfort and up to 30 percent cost savings on average bills

The lifestyle created at Grandview is nothing short of royal. Residents enjoy upscale amenities including concierge service, a fitness center and space for conferences, meetings and events. The focal point of this community is the riverfront promenade that meanders along the historic Hudson River, passing Grandview on its way north and south.

The community offers more than just elegant homes on the waterfront. It provides residents with quick and easy access to all the great amenities that neighboring New York City has to offer. Many



options for world-class eating and shopping are available on both sides of the river and getting where one needs to go is never a problem.

The location provides residents with easy access to NJ Transit buses and trains, ferry service, the PATH train and the Hudson-Bergen Light rail. Grandview is centrally located to most major highways and mass transportation in the area. The New Jersey Turnpike, the Lincoln and Holland Tunnels, the Bayonne Bridge, Interstates 78, 95, 280 and U.S. Routes 1 & 9 are all only a short drive away.

West New York is located in historic Hudson County, which is known as the "Gateway to America" because many of the immigrants from Ellis Island made this location their first stop in the New World. Hudson County has its roots in the earliest days of the American colonization and an act of incorporation in 1840 made it official.

Residents can find any number of ethnic festivals throughout the year in Hudson County, including the annual Passion Play at the Park Performing Arts Center. Hoboken, already a popular entertainment destination, offers a number of cultural events for the whole family. The St. Ann's Italian Feast, Arts and Music festivals and the annual Artists Studio Tours occur there annually. Also close by are places such as the Liberty Science Center, Liberty State Park, the Statue of Liberty and Ellis Island, which are all excellent day trip destinations.

For more information, log on to [www.khov.com](http://www.khov.com) or call (201) 392-0153. The sales office is open daily from 9 a.m. to 6 p.m., with hours until 7 p.m. on Tuesday and Wednesday. 🍷