

September 25, 2025  
New York YIMBY



## New Rendering Revealed For 1482 First Avenue on Manhattan's Upper East Side

By: Michael Young  
Impressions: 575,056



*1482 First Avenue. Designed by Hill West Architects.*

A new rendering has been revealed for 1482 First Avenue, a 30-story residential tower on Manhattan's [Upper East Side](#). Designed by Hill West Architects with Paris Forino as the interior designer and developed by Alchemy-ABR, the 395-foot-tall structure will span 161,000 square feet and yield 86 rental units and 343 square feet of commercial space. The property is comprised of two conjoined interior lots by the intersection of First Avenue and East 77th Street.

September 25, 2025

New York YIMBY

The rendering depicts the main western elevation of the building, showing a straightforward rectangular massing with a handful of setbacks spread across the height of the tower. A metal canopy hangs above the two-story entrance, followed by a dense cluster of windows on levels three through 11. The first setback on level 12 provides room for an outdoor terrace lined with glass railings, while the rest of the superstructure climbs uninterrupted until a small setback on level 26. An additional stack of balconies is positioned along the southwestern corner. An expansive rooftop terrace will be located on the 30th floor setback and will be partially covered by the bulkhead on its southern end. The façade is depicted composed of floor-to-ceiling glass and a grid of gray paneling.

Demolition has concluded since [our last update](#) in late-July, when the two former low-rise occupants of the property were being razed behind scaffolding and construction netting. The lot now sits cleared and blocked off with woodEZ fencing.



1482 First Avenue. Photo by Michael Young.

September 25, 2025  
New York YIMBY



*1482 First Avenue. Photo by Michael Young.*



*1482 First Avenue. Photo by Michael Young.*

The following Google Street View image shows the former occupants of the property before the start of work. Demolition cost a combined \$1.8 million and wrapped up before the end of summer.

September 25, 2025  
New York YIMBY



1482-1484 First Avenue, via Google Maps

Alchemy-ABR paid \$20.8 million for 1484 First Avenue in an off-market deal from the Parkoff Organization and Prize Network Group. The developer then acquired 1482 First Avenue for \$8.3 million and spent \$10 million on development rights for the two abutting properties. It is currently unclear whether the units will be rentals or condominiums.

The nearest subway from the development site is the Q train at the 86th Street station along Second Avenue.

A construction timeline for 1482 First Avenue has yet to be announced.

<https://newyorkyimby.com/2025/09/new-rendering-revealed-for-1482-first-avenue-on-manhattans-upper-east-side.html>