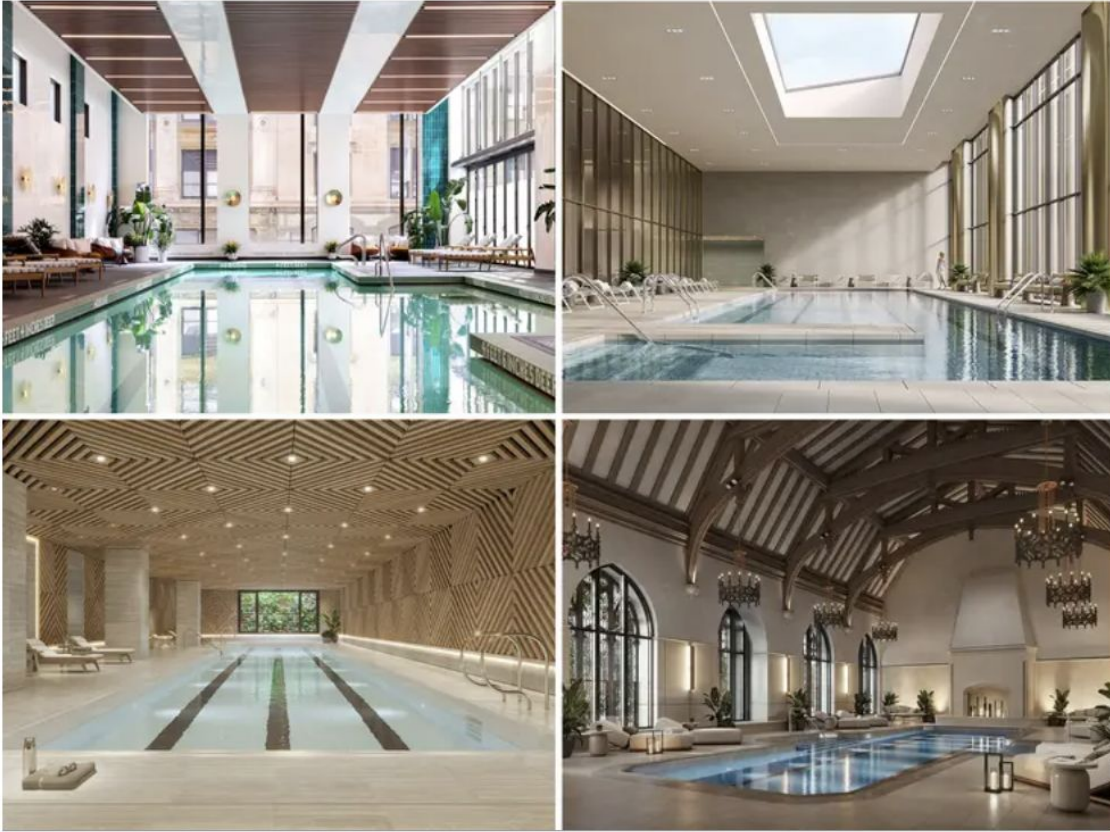


# CITYREALTY



From [Future New York](#)

## 25 New York City condos with indoor pools to make a splash all year round



By [CityRealty Staff](#)  
Today, January 12, 2024

At the beginning of 2024, Governor Hochul and Mayor Adams announced a series of [swimming-related projects](#) to help people learn to swim and keep them safe in the water. Among them was that they would commit a combined \$16 million to [+POOL](#), a non-profit that has been working to create a floating, self-filtering pool for the East River since 2010.

+POOL's plus sign-shaped design has four different sections: a lap pool, a sports pool, a kiddie pool, and a lounge pool. The filtration system has been likened to a giant strainer for the way it removes bacteria and contaminants within the walls, leaving swimmers with only fresh water. Over the years, the team at +POOL has run online and in-person fundraisers, met with city officials, worked with engineers and designers, and scouted locations. They received approval to proceed with due diligence for the project on the south side of Pier 35 in [May 2021](#), and this round of funding marks the most significant step.

A pilot program is planned for this summer; and if all goes well, +POOL will open to the public in 2025. However, for residents of certain buildings, a relaxing waterside oasis is just an elevator ride away with indoor pools to be enjoyed all year round. We take a look in new development condos where the same attitude of architectural inspiration and luxurious finishes applies to the facades and interiors as well as the pools.



+POOL (Designed by Family New York & Playlab, Inc. Image by proto.)

## 96+Broadway, Upper West Side

14 one- to four-beds from \$1,495,000



96+Broadway (Compass)





96+Broadway is open for immediate occupancy and positioned on a corner near some of the Upper West Side's top fitness, entertainment, and cultural venues. However, this amenity-rich new building may offer everything residents could need or want under one roof. This includes a basement-level saltwater lap pool with lounge seating, a hot tub, and access to a sunken terrace. [See all availabilities here.](#)

**96+Broadway, #5G**  
**\$2,325,000**

Broadway Corridor | Condominium | 2 Bedrooms, 2.5 Baths | 1,223 ft<sup>2</sup>



96+Broadway, #5G (Compass)

**From the Listing:** *Introducing Residence 5G, a gracious 2-bedroom, 2.5-bath home with west-facing floor-to-ceiling casement windows, high ceilings and 7.5' wide European oak flooring. A gracious foyer leads to the 22'9" living/dining room, separated from the open kitchen by an elegant peninsula providing additional storage and counter seating. The top-of-the-line kitchen is distinguished by Brazilian desert quartzite countertops with white marble backsplash, open shelving and Italian solid white oak cabinets with exposed dovetail joinery, and under-cabinet lighting. The primary bedroom suite has west-facing floor-to-ceiling windows and a generously-sized closet. [See floor plan and full details here.](#)*

<https://www.cityrealty.com/nyc/market-insight/features/future-nyc/25-new-york-city-condos-indoor-pools-make-splash-all-year-round/40921>