



Residence Features

- State-of-the-Art Fitness Center with panoramic beachfront views.
- High coiffeured ceilings
- Stone fireplaces
- Private and semi-private elevators
- Raised panel interior doors with designer hardware.
- Individually controlled reverse-cycle air conditioning system.
- Pre-wired for telephone, cable television, hi-speed internet and ceiling fans.
- Imported Italian Marble floors.

Kitchen

- Spacious open design
- Imported Italian wood cabinetry by Snaidero®
- Beautiful granite countertops and backsplashes.
- Gourmet type Miele® cooking appliances including built-in coffee/espresso maker.
- Refrigeration by Subzero®.
- Stainless steel microwave oven.
- Temperature-controlled wine cooler.
- Instant hot water dispenser.
- Miele® fully integrated dishwasher with stainless steel interior.
- 3/4 h.p. disposal.
- Under counter lighting.
- Over the cook-top pot filler faucet.

Master Bathrooms

- Large modern bathroom
- Imported marble countertops, flooring, wet areas and showers.
- Vanity cabinets by Snaidero®.
- Whirlpool® Hydrotherapy tubs.
- Kohler® toilets and bidets.
- European style fixtures

Secondary Bathroom

- Imported marble countertops, flooring, wet areas and showers.
- Vanity cabinets by Snaidero®.
- Kohler® toilets.
- Glass shower enclosures

Laundry Areas

- Full-sized front loading washers and dryers.
- Laundry Cabinetry.

Building Features and Amenities

- 34 luxury residences: 3 story oceanfront townhouses, duplexes and lofts.
- Premier location, within walking distance of shopping and a variety of shops.
- Situated on the shores of the Atlantic Ocean.
- Each townhouse includes private cabanas, gardens and spas, a private 2 car garage and private elevator.
- Extended terraces
- Courtyard Pool overlooking the Atlantic Ocean.
- Manicured gardens with date palms.
- Gated entry.
- 24 hour security with closed circuit television system.
- Expansive oceanviews.
- 400 feet of white sand beach for sunning, swimming and nearby snorkeling.
- Located near tennis courts and golf courses.
- Conveniently near Ft. Lauderdale Airport, Las Olas, Boca Raton.

The features listed above are representative only and the developer reserves the right without notice or approval by the buyer to make changes and substitutions of at least equal quality for features, materials and equipment itemized herein.

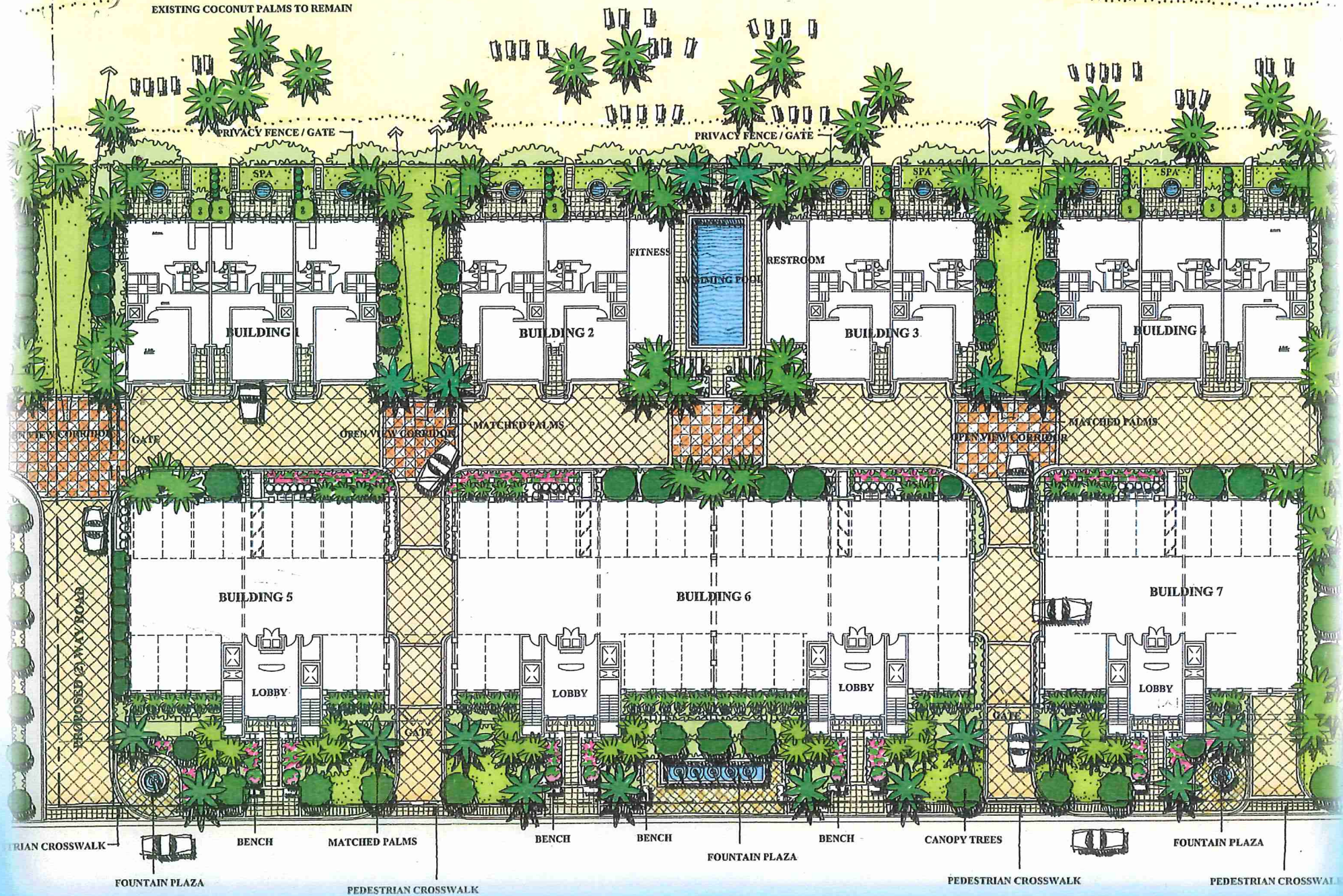
Siteplan

BEACH

BEACH

NOTE: IMPLEMENT BEACHSIDE BOARDWALK/
PROMENADE PER TOWN MASTER PLAN

EXISTING COCONUT PALMS TO REMAIN



BUILDING 1

BUILDING 2

BUILDING 3

BUILDING 4

BUILDING 5

BUILDING 6

BUILDING 7

LOBBY

LOBBY

LOBBY

LOBBY

FITNESS

RESTROOM

SWIMMING POOL

SPA

SPA

PRIVACY FENCE / GATE

PRIVACY FENCE / GATE

GATE

OPEN VIEW CORRIDOR

MATCHED PALMS

OPEN VIEW CORRIDOR

MATCHED PALMS

PROPOSED DRIVEWAY

PEDESTRIAN CROSSWALK

BENCH

MATCHED PALMS

BENCH

BENCH

FOUNTAIN PLAZA

BENCH

CANOPY TREES

PEDESTRIAN CROSSWALK

FOUNTAIN PLAZA

PEDESTRIAN CROSSWALK



Location

Site Address: 4316-4342 El Mar Drive Lauderdale-by-the-Sea, FL 33008

ORIANA BUYERS CONTACT

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