

OCEANSIDE TOWNHOMES SOUTH FEATURES PACKAGE

COMMUNITY FEATURES

- Prime East Boca Location Less Than One Block West of the Ocean
- Close to Mizner Park
- Close to Downtown Boca Raton Shopping & More
- Professionally Designed Tropical Landscaping Package & Irrigation System
- City Water & Sewer
- Easy Access to I-95
- Maintenance Free Community Living

INTERIOR FEATURES

- Stylish 24 x 48 Mud Set Porcelain Tile on Entire First Floor
- Engineered Wood on Second Floor, Hallway, Loft & Master Closets
- Designer Carpet in Bedrooms
- 10' Ceilings on 1st Floor & 9'4" Ceiling on 2nd Floor
- Designer Millwork Package Including applied molding on First Floor and Master Bedroom Ceilings
- Upgraded 3 1/2" Door Casing and 7" Base Molding
- 8' High 1-3/4" Solid Designer Interior Doors
- Control 4 Smart Home Starter System
- Ceiling Fan Prewired in Bedrooms & Patios
- CAT 5 Phone & RGG Cable TV Prewired in Living Room & Bedrooms
- 4" High-Hat Lighting Throughout Including Bedrooms
- Security System
- Rocker Style Light Switches
- Direct Wired Smoke & Carbon Monoxide Detectors
- 2nd Floor Laundry Room with Full Size Washer & Dryer
- Large Master Bedroom with 2 Full Walk in Closets with Built in Shelves
- Quick Recovery 50-Gallon Water Heater
- High Efficiency 16 Seer Central Air Conditioning & Heating System with Two Zones
- Hand Crafted Wood Stair Rail Package with Painted Oak Newel Posts, Wood Painted Balusters & Painted Handrails
- Raised Height Vanities in All Bathroom 36"
- Upgraded Spray Polyurethane Foam Insulation for better energy efficiency ratings
- Private Balconies on Every Unit
- Optional Elevator

EXTERIOR FEATURES

- Two Story CBS Construction
- Steel Reinforced Monolithic Concrete Foundation
- Outside Summer Kitchen with 30" Built in BBQ, and Under Counter Refrigerator.
- Private Pool with Gas Heater & Deck Jets included in Every Unit
- Travertine Marble Patio & Pool Deck in Every Unit
- Soil Treatment Under Foundation for Termite Protection
- Concrete Roof Tile
- Covered Entries
- Two Car Garage with Recessed Panel Door Includes Opener & Two Remotes
- Sherwin Williams Decorator Selected Exterior Colors
- Hurricane Impact Windows & Doors – No Need for Shutters
- Brick Paver Driveways, Entry & Walkways
- 2-10 Homeowners Warranty

KITCHEN FEATURES

- Upgraded Shaker Style Door Cabinets with 42" Uppers & Crown Molding
- Solid Surface Quartz Countertops with Large Island for Seating
- Built in THERMADOR Luxury Appliance Package
- 36" Built in Stainless Steel Refrigerator
- 36" Stainless Steel Gas Range Top
- Built in Stainless Steel Double Wall Oven
- Built in Microwave Drawer
- Built in Under Cabinet Wine Cooler
- Full Stainless Steel Panel Dishwasher
- Designer Tile Kitchen Backsplash
- Under Mount Stainless Steel Sink
- Kohler Faucet
- Garbage Disposal

BATHROOM FEATURES

- Upgraded Designer Shaker Style Door Cabinets
- Solid Surface Quartz Colored Countertops On All Bathroom Vanities
- Upgraded Designer Porcelain Floor & Wall Tile
- Frameless Heavy Glass Shower Enclosure in Bathrooms
- Under Mount Sink in All Bathrooms
- Decorative Upgraded 8" Widespread Kohler Faucets Throughout
- Freestanding Kohler Soaker Tub in Master Bedroom