

Estate Standard Features

KITCHEN

- **WOLF**®/**SUB-ZERO**® appliances with 48" natural gas rangetop
- Dual **MIELE** dishwashers
- **MIELE** built-in coffee machine
- **SUB-ZERO**® full height wine cooler in the 02/03 Estates
- Upscale custom cabinetry
- Pantry with pull-out shelves
- **CALACATTA GOLD** marble countertops
- **KALLISTA**® faucet
- **FRANKE** stainless steel undermount sink
- Expansive island with cabinets
- **INSINKERATOR**® ¾ HP garbage disposal
- **EVERPURE** water filtration system
- Temperature controlled wine room in the 01/04 Estates

WET BAR

- **SUB-ZERO**® undercounter refrigerated drawers
- **TRUE**® undercounter ice maker
- **KALLISTA**® faucet and bar sink

BATHROOMS

PRIMARY

- Walk-in shower with frameless glass enclosure and marble walls
- **KALLISTA**® shower head, rain shower head and handheld sprayer with separate controls
- **KALLISTA**® tub in the 02/03 Estates
- **KALLISTA**® bath faucet with handheld sprayer in the 02/03 Estates
- Dual water closets with frosted glass doors

ALL BATHROOMS

- **TOTO**® **NEOREST**® smart bidet toilets
- Upscale custom cabinetry
- Marble vanity tops
- **KALLISTA**® faucets
- **KALLISTA**® sinks
- **KOHLER**® tub in the 01/04 Estates bathroom 5
- **KALLISTA**® shower and bath fixtures
- Recessed LED lighting

LAUNDRY ROOM

- **MIELE** washer and dryer
- Upscale custom cabinetry
- Quartz countertop
- **KOHLER**® faucet and sink

INTERIOR

- Custom solid core double door entryway
- 8'± solid core, paint grade flush panel interior doors
- Reinforced concrete floors decorator-ready for purchaser furnished/installed flooring
- Ceilings – smooth white veneer plaster on underside of concrete (where exposed)
- Ceilings (where dropped) – Level 5 Finish drywall (taped and prime painted)
- Ceiling height 10'-0"± from top of concrete floor slab to underside of concrete ceiling slab, except where dropped to accommodate mechanical duct work, piping and electrical conduits
- All doors, millwork and cabinets raised to provide approximately 2-inch allowance for future floor finishes provided by purchaser
- Walls – Level 5 Finish drywall (taped and prime painted)
- 10-inch transitional style baseboards throughout
- 8-inch transitional style flat crown molding in elevator foyer, foyer, great room, living room, kitchen, dining, library and primary bedroom
- All trim prime painted with nail holes filled
- All interior doors prime painted
- Ventilated wood closet shelving throughout
- Security safe
- Sunset terrace
- Refuse/recycle chute accessible at service corridor
- Linear gas fireplace in the 01/04 Estates living room and in the 02/03 Estates great room and library

HARDWARE

- VALLI&VALLI solid brass entry door handleset
- VALLI&VALLI solid brass interior door hardware
- SCHLAGE® service corridor door hardware

PLUMBING & A/C SYSTEM

- Fire protection sprinkler system throughout
- Gas-fired central hot water system
- Three-zone central air conditioning and heating system in the 01/04 Estates
- Two-zone central air conditioning and heating system in the 02/03 Estates
- Rooftop cooling tower with water source heat pump air conditioning systems

GLASS AND GLAZING

- Laminated Impact Resistant glass in all windows and sliding glass doors in accordance with Florida Building Code 7th Edition (2020)
- Floor-to-ceiling 9'-6"± lift and slide glass doors