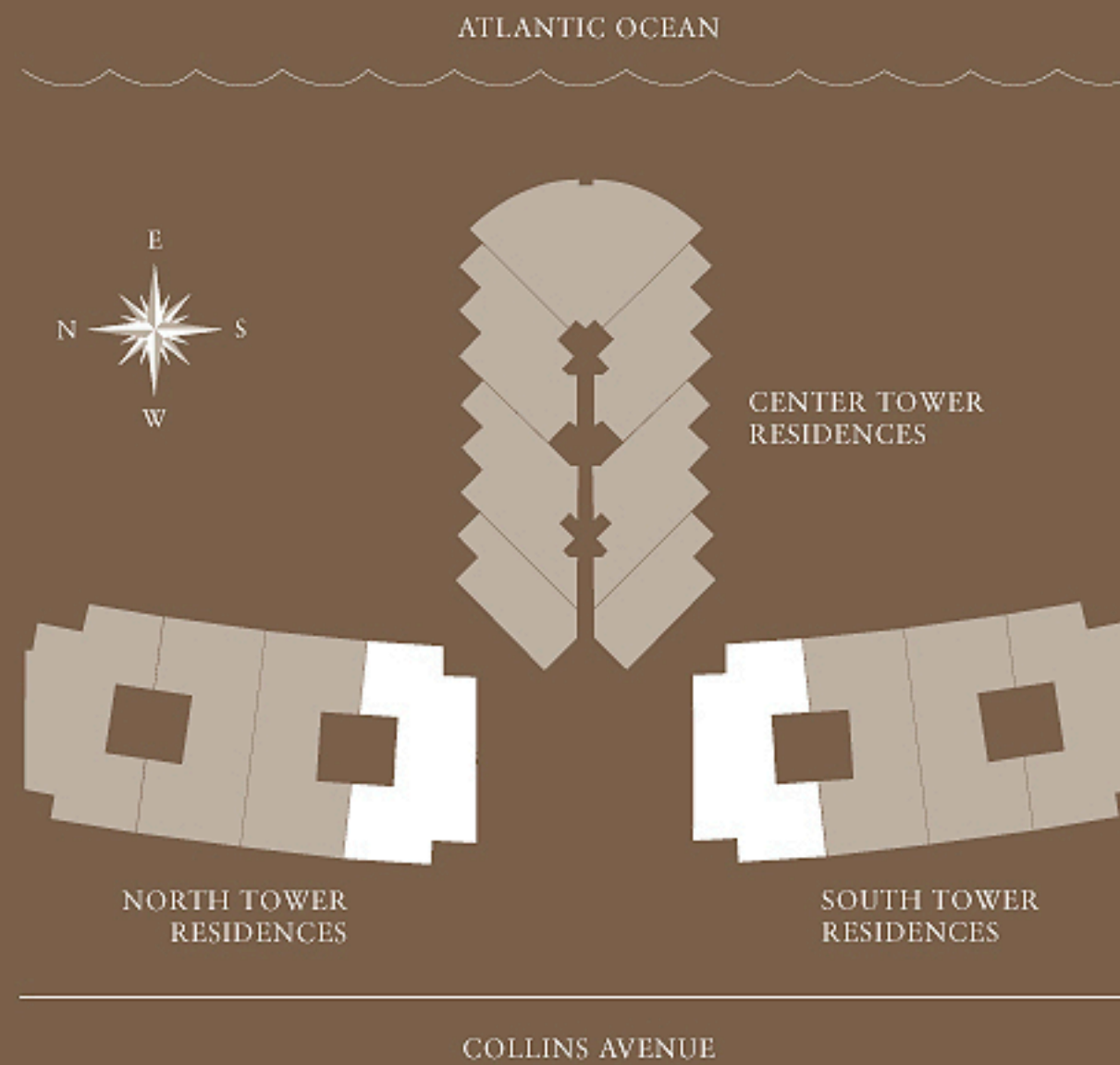


CHELSEA

3 BEDROOMS • 3½ BATHS
PLUS DEN



	TOTAL SQ FT	TOTAL SQ M
RESIDENCE	3,688	342.6
BALCONY	1,049	97.5
TOTAL	4,737	440.1
PAINT TO PAINT RESIDENCE	3,439	319.4

EXTERIOR

- ◆ Expansive private balconies featuring bronze glass railings, large outdoor living areas and breathtaking views
- ◆ Floor-to-ceiling bronze-tinted, impact-resistant glass windows and sliding exterior doors with energy-efficient panes that meet stringent South Florida building codes

INTERIOR

- ◆ Audio-Video, Surround Sound, and Drapery Keypad/Motor Pre-wire
- ◆ Intelligent climate controls with digital thermostats
- ◆ Decora designer series electrical outlets and switches
- ◆ Recessed down lighting in corridors and bathrooms
- ◆ White smooth finish 9'-10" ceilings except for drops required to accommodate mechanical equipment
- ◆ Prime-coat Finished Walls

KITCHEN

- ◆ Imported Italian Snaidero "Venus" cabinetry designed by Pininfarina featuring high-gloss lacquer or wood-finished doors and drawer fronts with integrated LED lighting system
- ◆ Center Kitchen Island with Quartz Stone countertop
- ◆ Sub-Zero integrated refrigerator/freezer with independent temperature zones
- ◆ Sub-Zero wine storage system with dual zones and double refrigerator drawers
- ◆ Wolf Professional 36-inch cook-top with five burners

- ◆ Miele "Speed" oven with convection and microwave capabilities
- ◆ Integrated ventilation hood with built-in exhaust system and LED lighting
- ◆ Wolf E Series 30-inch oven in classic stainless steel finish with touch control panel and LCD display
- ◆ Wolf 30-inch warming drawer with superior air control
- ◆ Miele dishwasher
- ◆ Miele built-in, stainless steel coffee system
- ◆ InSinkErator garbage disposal
- ◆ Stainless steel countertops and full-height backsplashes with LED lighting system

MASTER SUITE

- ◆ Imported Italian "Snaidero Living" wall-mounted vanities with exotic ebony wood-veneer finish and Bianco Ceramicato countertops
- ◆ Imported select Statuary White Marble flooring throughout Master Bath, wet areas and select walls
- ◆ Frameless glass shower enclosure
- ◆ Showers featuring wall-mounted shower head, large rain head, body sprays and hand-held shower wand
- ◆ Kohler infinity-style, overflow, deep-soaking air-jet tub
- ◆ Dornbracht chrome-finished, single lever faucets and under-mounted white lavatories
- ◆ Kohler "San Rafael" one-piece toilets
- ◆ Kohler bidet

GUEST BEDROOM(S) & BATH(S)

- ◆ Imported Italian "Snaidero Living" wall-mounted vanities with Calacatta marble countertops
- ◆ Bathroom floors, wet areas and showers finished with imported Silver Pearl
- ◆ Dornbracht chrome-finished, single lever faucets and under-mounted white lavatories
- ◆ Kohler one-piece toilets with soft-close lid
- ◆ Kohler chrome-finished bath accessories

POWDER ROOM

- ◆ Imported Italian "Snaidero Living" wall-mounted vanities in ebony with ebony countertops and vessel bowl sinks
- ◆ Floors finished with imported Silver Pearl
- ◆ Dornbracht chrome-finished, single lever faucets
- ◆ Kohler one-piece toilets with soft-close lid
- ◆ Kohler chrome-finished bath accessories

LAUNDRY

- ◆ Bosch energy-efficient, large-capacity washer and dryer
- ◆ Quartz Stone countertops and white-gloss cabinetry
- ◆ Biscuit laundry sink

