



SERENO

FORT LAUDERDALE

Rising between the Intracoastal Waterway and the Atlantic Ocean in Fort Lauderdale, Sereno enchants in an instant with all-glass, curving architecture, panoramic park and water views, and airy residences that open to private terraces. Resort-inspired indoor and outdoor amenities complement the artfully crafted lifestyle of this unique boutique condominium.

BUILDING *Features*

- 76 boutique residences
- Panoramic views of the Intracoastal, the ocean, Hugh Taylor Birch State Park and Bonnet House Museum & Gardens
- Porte-cochère entrance with water feature
- Lush landscaping featuring native trees and flora throughout
- The building's all-glass design, merges indoor and outdoor spaces, maximizing natural light and panoramic views
- Interiors by 1508 London, the renowned design studio celebrated for timeless elegance and thoughtful spatial storytelling

RESIDENCE *Features*

- One-to-three bedroom plus den residences ranging from approximately 1,080 to 2,400 sq ft
- Large open concept floorplan featuring great room, kitchen, and dining area
- Semi-private elevators
- Floor-to-ceiling windows and sliders
- Private terraces with sweeping park, ocean, and city views
- Approximate 9' ceiling heights in all residences and approximate 10' ceiling heights in top floor penthouse residences
- Porcelain flooring throughout
- Chef inspired Italian kitchens
- Fully integrated SubZero® and Wolf® appliances
- Select primary bathrooms with wet rooms featuring a walk-in shower and soaking tub
- Gracious primary bedroom walk-in closets
- Select residences with den/office spaces

ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

No guarantees or representations whatsoever are made that existing or future views of the project and surrounding areas depicted by artist's conceptual renderings or otherwise described herein, will be provided or, if provided, will be as depicted or described herein. Any view from any unit or from other portions of the property may in the future be limited or eliminated by future development or forces of nature.

BUILDING *Amenities*

- Sophisticated resident lounge
- Engaging family lounge to inspire wonder for kids and grown-ups alike
- Staffed lobby designed to enhance convenience and elevate the living experience
- Secure parcel suite
- Dedicated 24/7 valet attendant for residents and guests
- Integrated resident valet app for seamless contact-free service
- Electric vehicle charging stations
- Covered and secured bike storage
- Secure storage for water toys
- Dedicated pet spa for a stress-free environment for pampering and care

ROOFTOP *Amenities*

- Rooftop swimming pool sweeping 360-degree vistas
- Lush greenery and landscaping complementing the rooftop lounge areas
- 360-degree views overlooking the parks, Atlantic Ocean, and Fort Lauderdale skyline
- Summer kitchen complete with barbecue, island seating, dining table, and outdoor TV
- Sunbathing deck with chaise loungers
- Elevated Pickleball court
- Fitness studio with Technogym equipment
- Steam room and infrared sauna designed for ultimate wellness
- Revitalizing cold plunge to awaken the senses
- Open air outdoor showers
- Serene yoga terrace for mindfulness and movement

NEIGHBORHOOD *Points of Interest*

- Bonnet House Museum and Gardens
- Hugh Taylor Birch State Park
- North Beach Village
- Fort Lauderdale Beach
- Sunrise Harbor Marina
- Galleria Mall
- Top-rated schools
- Coral Ridge Country Club
- Coral Ridge Yacht Club
- Proximity to Hollywood-Fort Lauderdale International Airport
- Hard Rock Casino & Stadium
- Florida Panthers Ice Plex
- Port Everglades

SALES GALLERY: 3115 Terramar Street, Fort Lauderdale, Florida 33304
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