

THE EDGE
SARASOTA

FACT SHEET & FLOOR PLANS

THE EDGE SARASOTA

TEAM

Developers

JEBCO Ventures, Inc.
Jim Bridges, CEO

Omnium
Sadek Omar, Principal

Architect

PWG
Brent Parker, CEO and AIA NCARB Leed-AP

CONDOMINIUM OVERVIEW

PROJECT DESCRIPTION

A new ten-story luxury boutique condominium ushering into one of the most desired areas in the country and prominently positioned in a walkable community where Downtown Sarasota and the Bayfront unite. With an unprecedented experience of downtown-inspired comforts carefully curated for privacy and to evoke a sense of community and connection among residences, The Edge is the ultimate expression of luxury living for an enviable twenty-seven.

PROPERTY LOCATION

290 Cocoanut Ave
Sarasota, Florida 34236

PRICES

Starting at $3.2M+

ASSOCIATION DUES

Includes the following:

- Water, sewer, natural gas & trash service
- Wind, flood & building insurance
- Full-time concierge service
- Part-time maintenance person
- Climate-controlled storage

ANTICIPATED OCCUPANCY

Q1 2025

DEPOSIT STRUCTURE

10% at contract

10% at building permit

10% at rooftop

70% balance due at closing



AMENITIES

RESORT-STYLE POOL & SPA

A beautiful resort-style pool deck and spa with intimate lounging areas and first-rate grilling spaces amid lush tropical landscaping.

24-HOUR FITNESS

State-of-the-art personal studio with weights and cardio center, yoga studio, steam room, shower & locker rooms. It's easy to live healthy at The Edge.

SOCIAL LOUNGE

Unparalleled elevated amenity level with thoughtfully designed spaces inspired to maximize common areas and enhance the Florida indoor/outdoor lifestyle.

PROFESSIONAL CATERING KITCHEN

A chef's dream, complete with stainless steel industrial cooktop options and expansive countertops for food prep and plating.

COVERED LAWN

A covered lawn with walking path. Plus, a grooming and bathing room to treat your pet.

CONCIERGE LOBBY & LOUNGE

Lobby-level concierge lounge with service to our residents and their guests. Plus, secure Wi-Fi throughout all common areas of the building.

GARAGE PARKING

Two spaces assigned to each resident, community electric charging stations, and guest parking.

PRIVATE GARAGES

Climate controlled three-car garage with EV charging station for penthouse residents. Limited opportunity to purchase an additional single enclosed garage with climate control.

ADDITIONAL STORAGE

Each resident will have an individual and secure climate-controlled private storage unit, in addition to an access-controlled bike storage station.

BACKUP POWER

Each unit contains two electrical panels. Panel two is backed up with the building generator. It houses the critical unit elements, such as refrigerator, certain lighting, microwave and one of the two A/C units when there is a loss of power.




ART OVATION



RESIDENCE FEATURES*

LIVING & DINING

- Generous open-view floorplans ranging from 3,145 sq. ft. to 3,553 sq. ft.
- 12' - 14' floor-to-ceiling fixed windows revealing sweeping downtown and bayfront views.
- Private in unit elevator and foyer with frameless glass entry door.
- Grand private oversized balcony with glass railings for all residences.
- Porcelain flooring throughout all areas.
- Prewired for surround sound, home security, Wi-Fi, cable, internet, and motorized window treatments.

CHEF'S KITCHEN

- Among the premium Sub-Zero and Wolf appliances are a gas cooktop, built-in wall oven, built-in wall microwave, and refrigerated wine storage.
- Contemporary upscale cabinetry, high-end quartz countertops, and grand waterfall islands.
- Designer style plumbing fixtures in stainless steel and polished chrome trims.
- Luxurious walk-in pantry for maximum storage and convenience.

OWNER'S SUITE

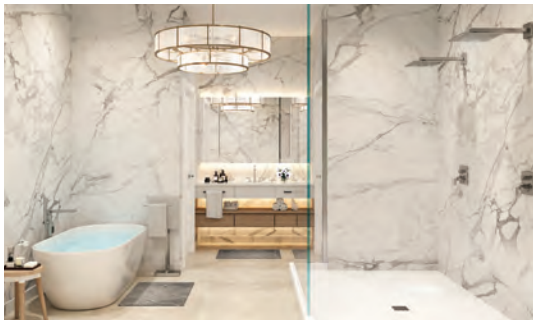
- Spacious bedrooms with 12' - 14' floor-to-ceiling windows for unparalleled vistas.
- An attractive Morning Bar with modern cabinetry, including hidden refrigerator drawers, polished chrome and single lever faucet.
- Large walk-in closets with extra storage space for your clothes, shoes and accessories.
- Spa-like bath retreats include lavish soaking tubs and frameless glass showers with separate water closets, and modern vanities.

LAUNDRY

- Ideal laundry room with built-in upper and lower cabinets, quartz countertop, and laundry sink.
- Full-size, top-of-the-line front loading washer and dryer.

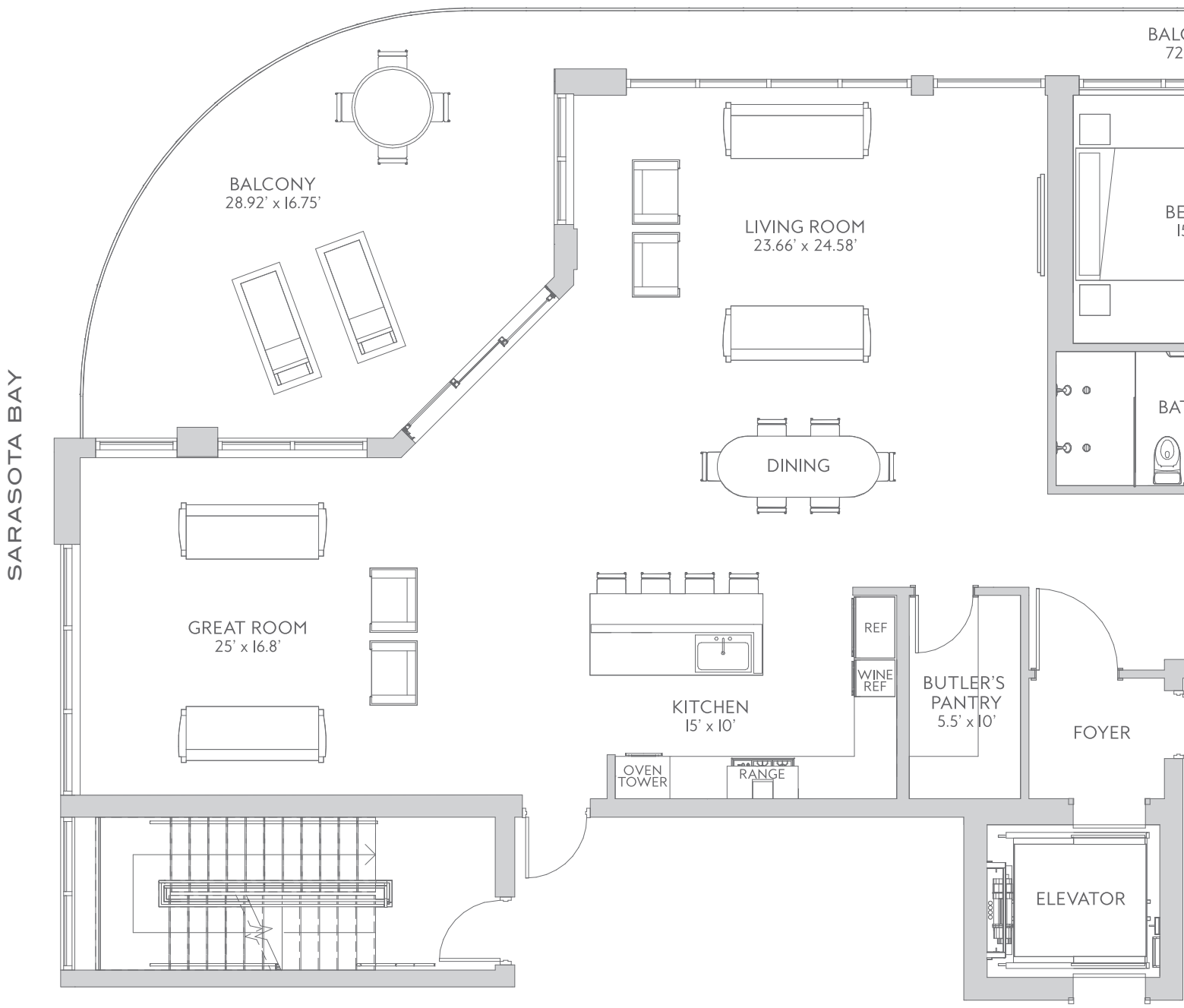
*Subject to change based on any governmental agency requirements.



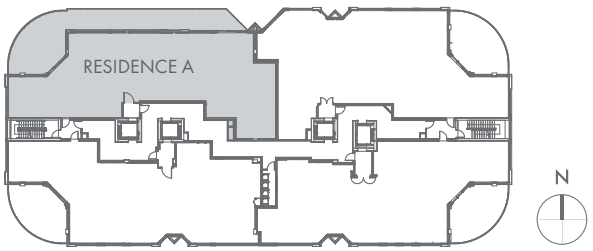




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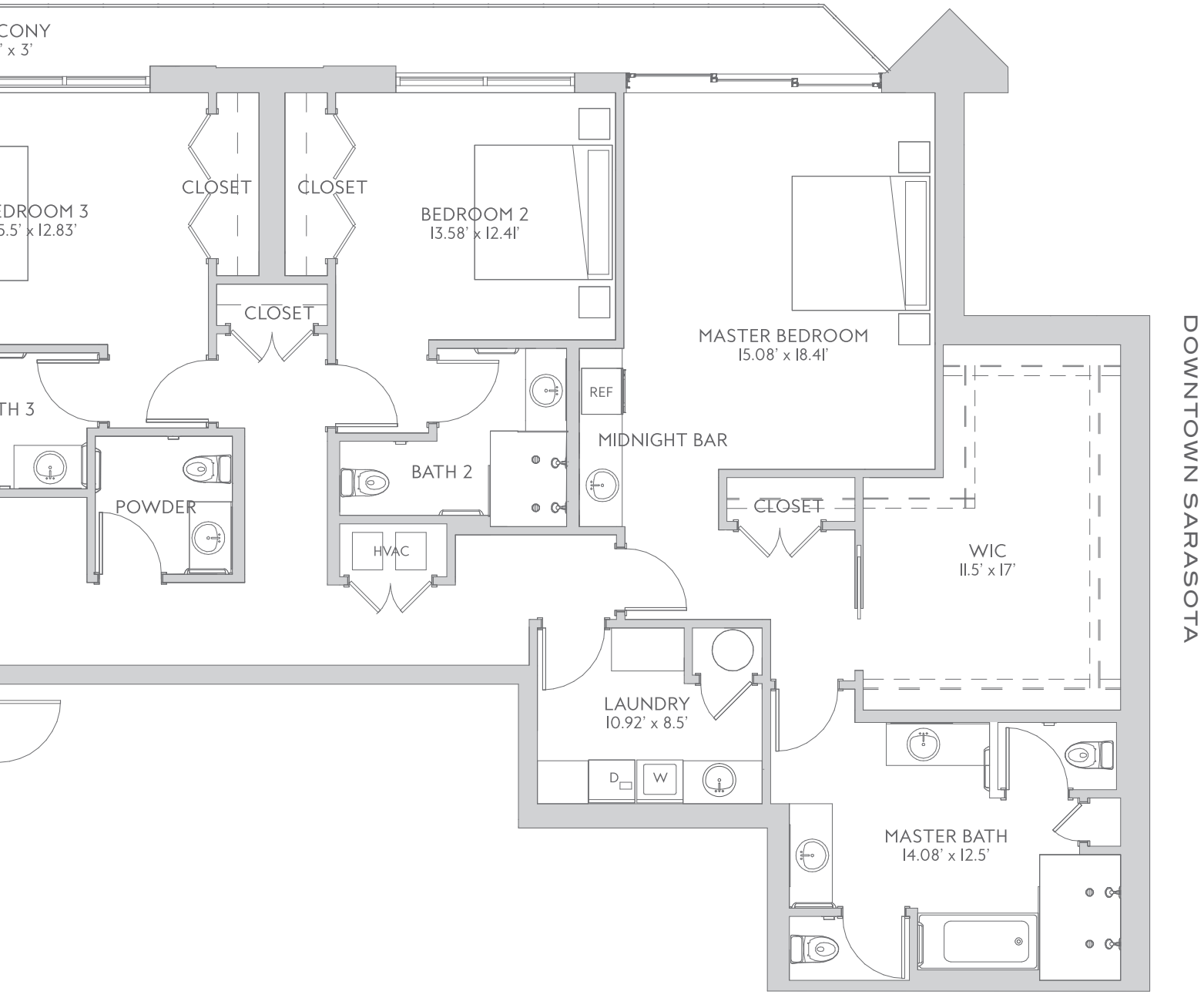


RESIDENCE A (FLOORS 6-10)

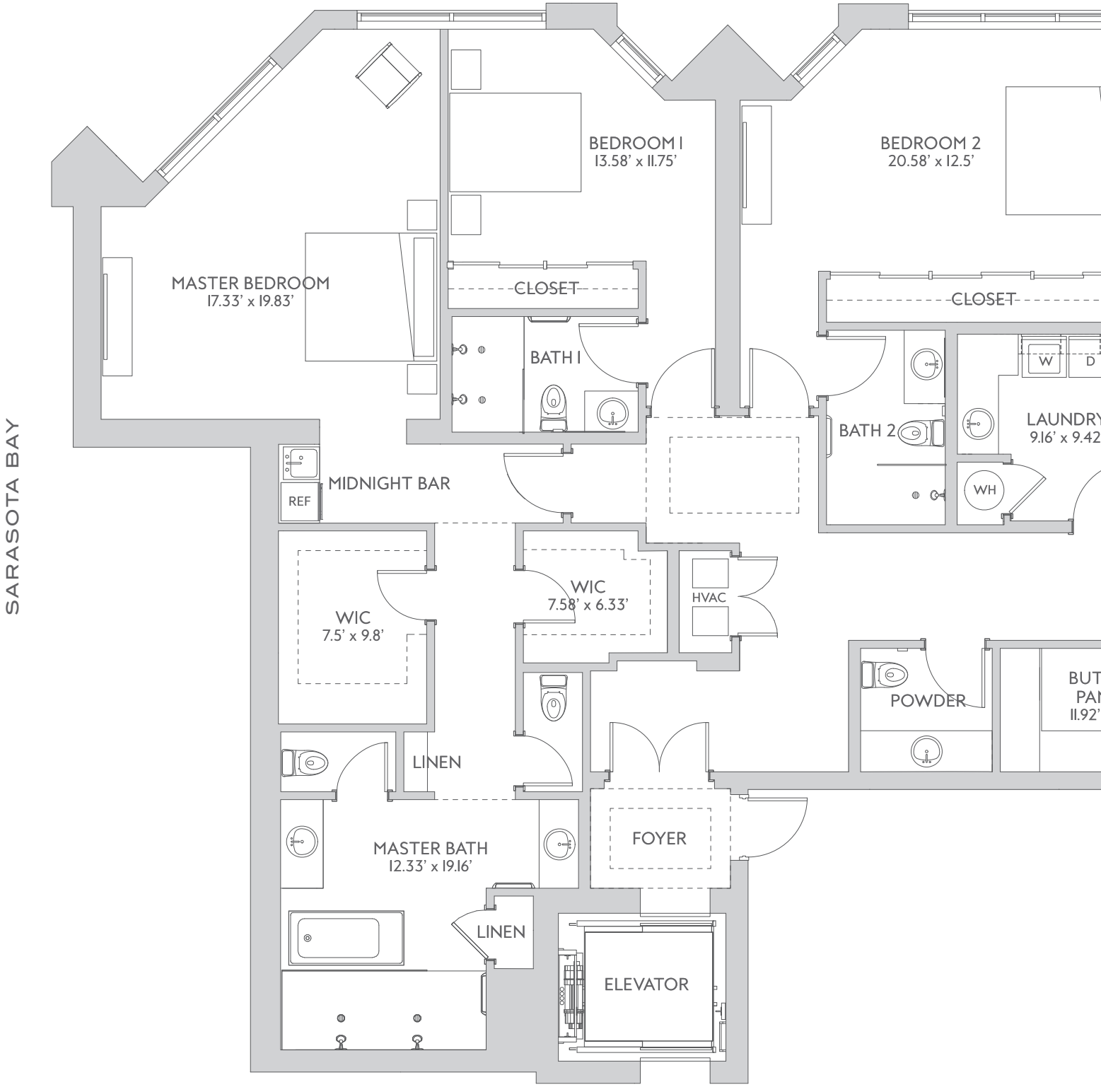


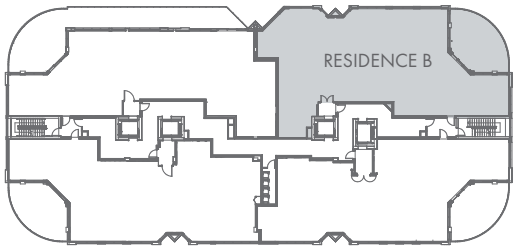
3 BEDROOMS ◆ 3.5 BATHS

Residence	3,270 sq ft
Balcony	709 sq ft
Total	3,979 sq ft



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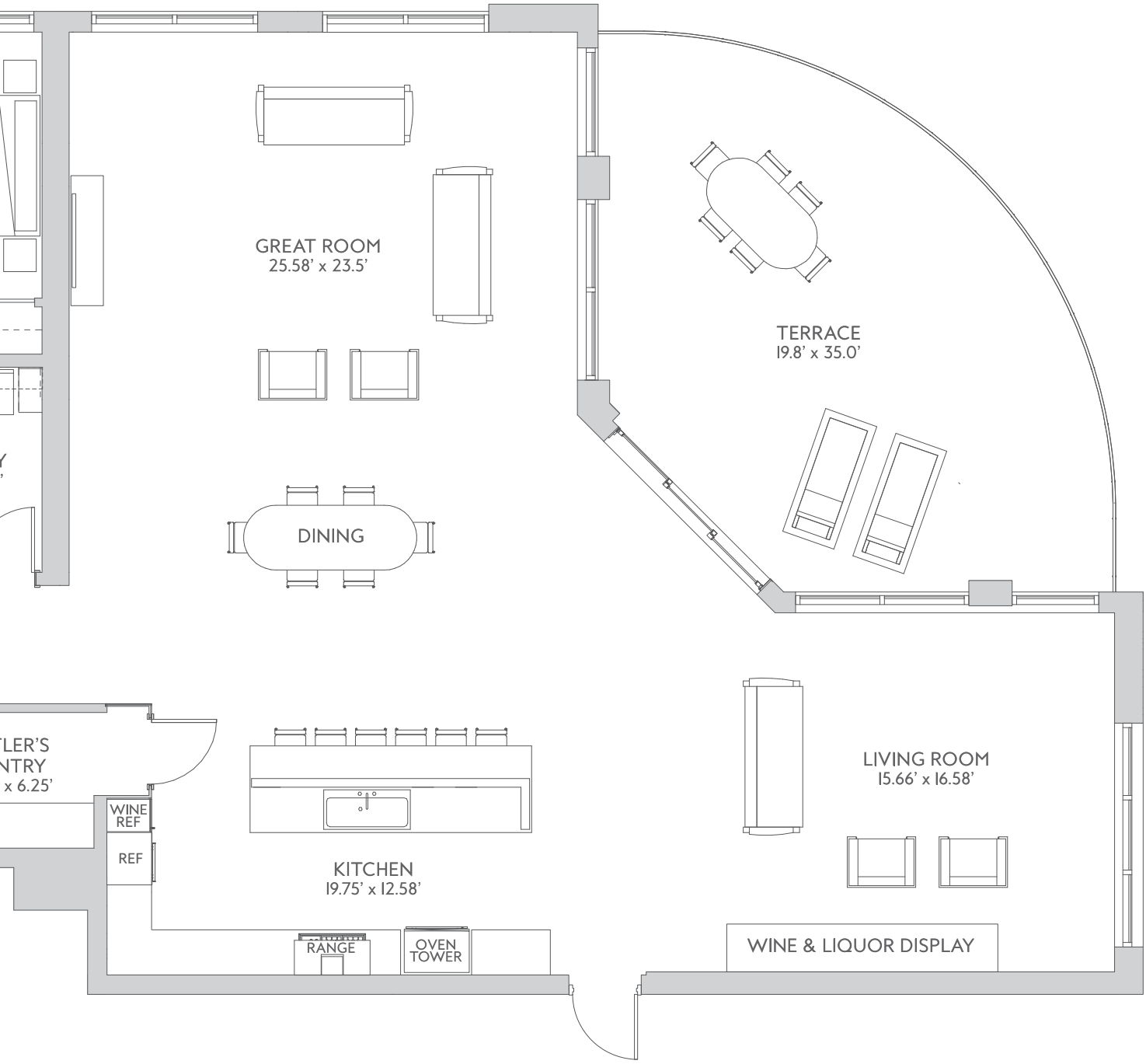




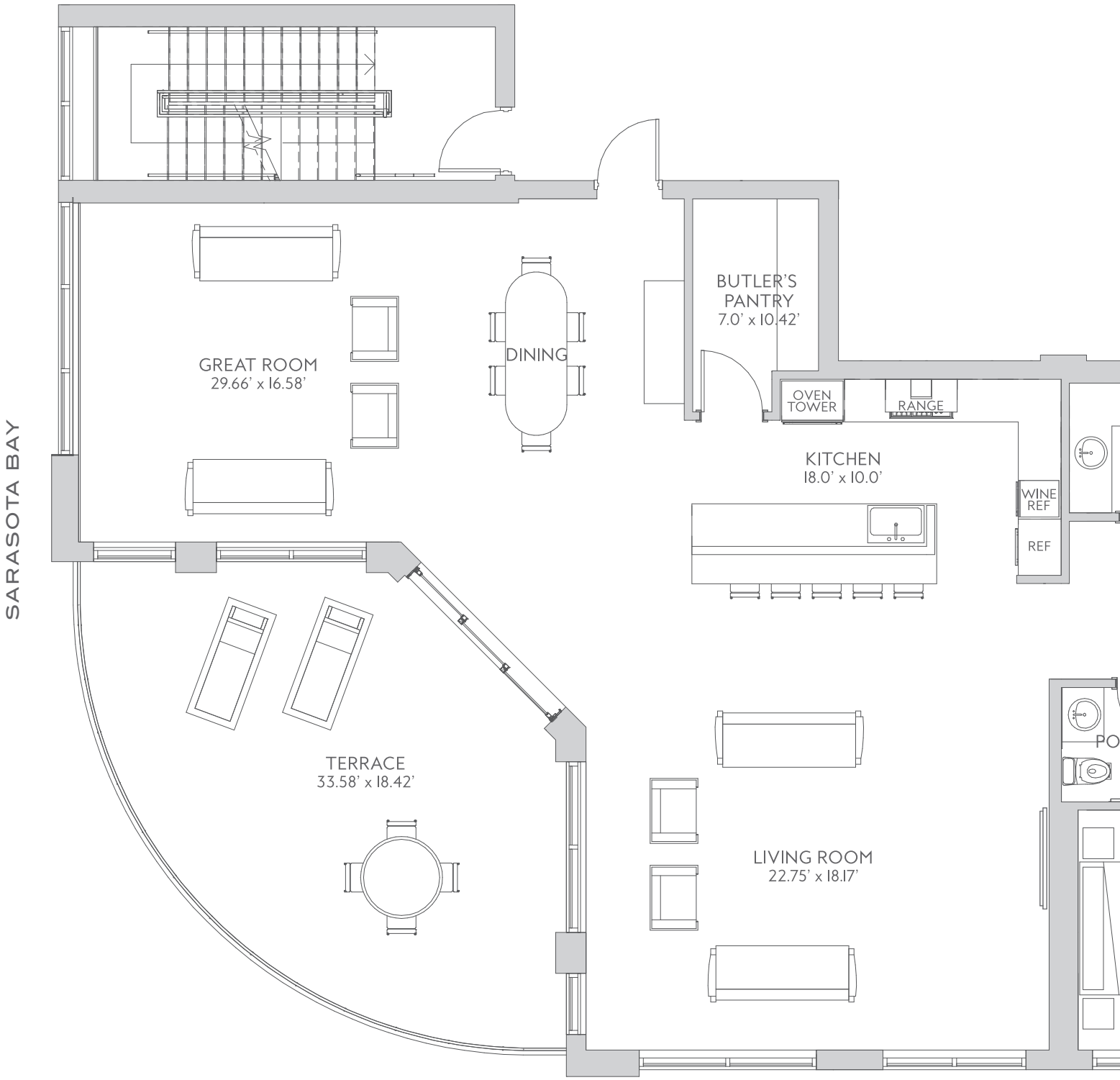
RESIDENCE B

3 BEDROOMS ◆ 3.5 BATHS

Residence	3,553 sq ft
Balcony	511 sq ft
Total	4,064 sq ft



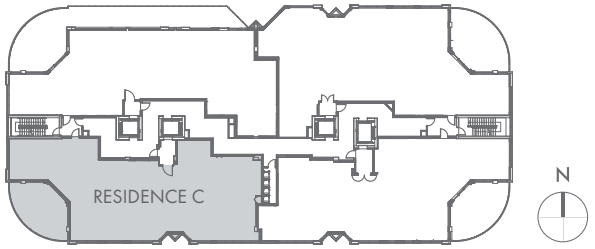
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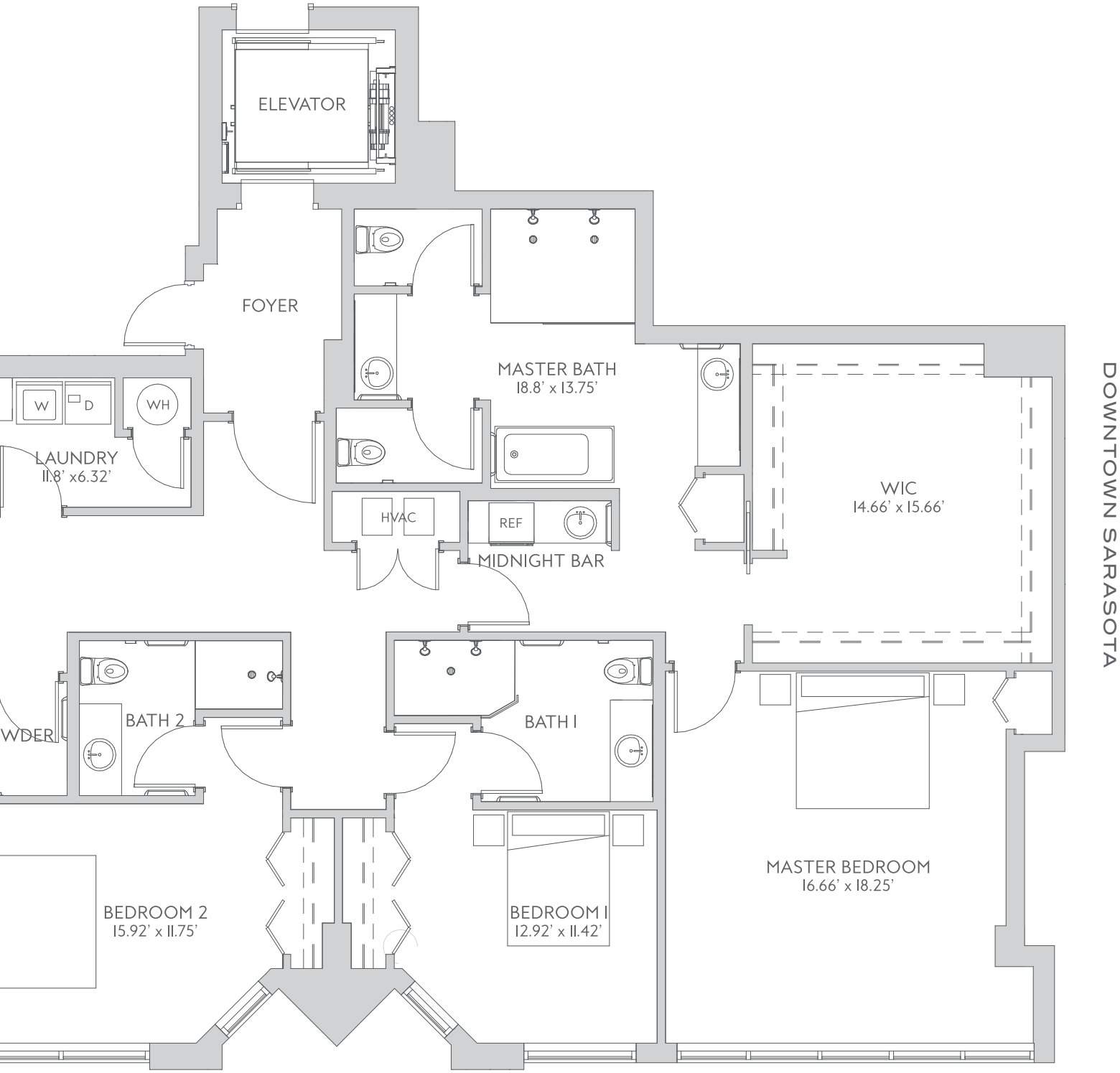


RESIDENCE C

3 BEDROOMS ◆ 3.5 BATHS

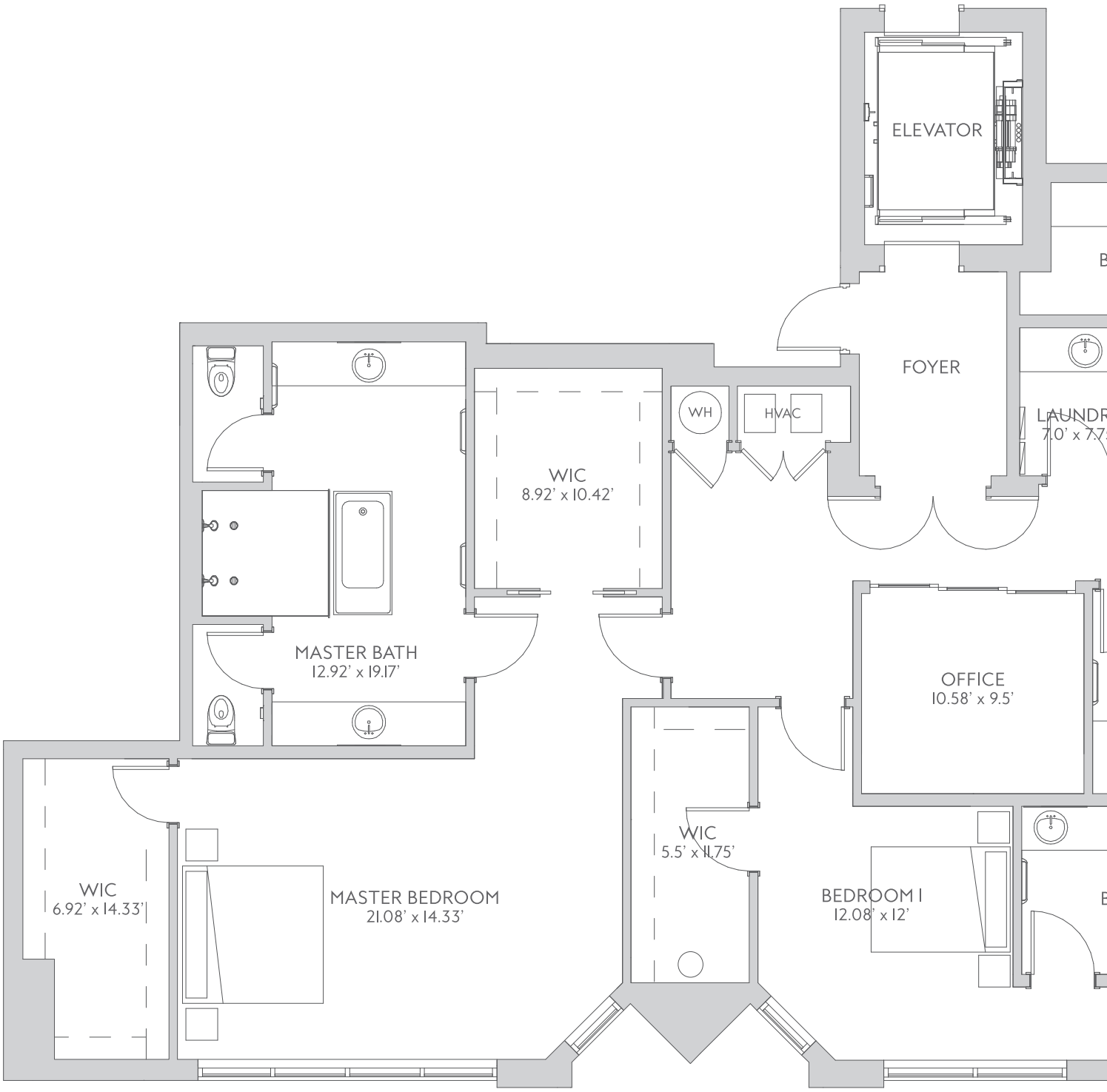
Residence	3,295 sq ft
Balcony	476 sq ft
Total	3,771 sq ft





DOWNTOWN SARASOTA

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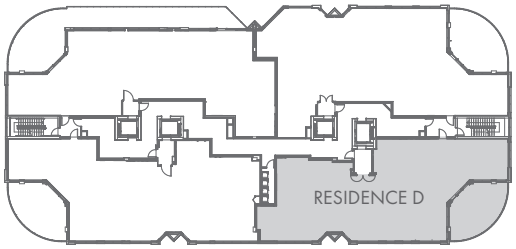


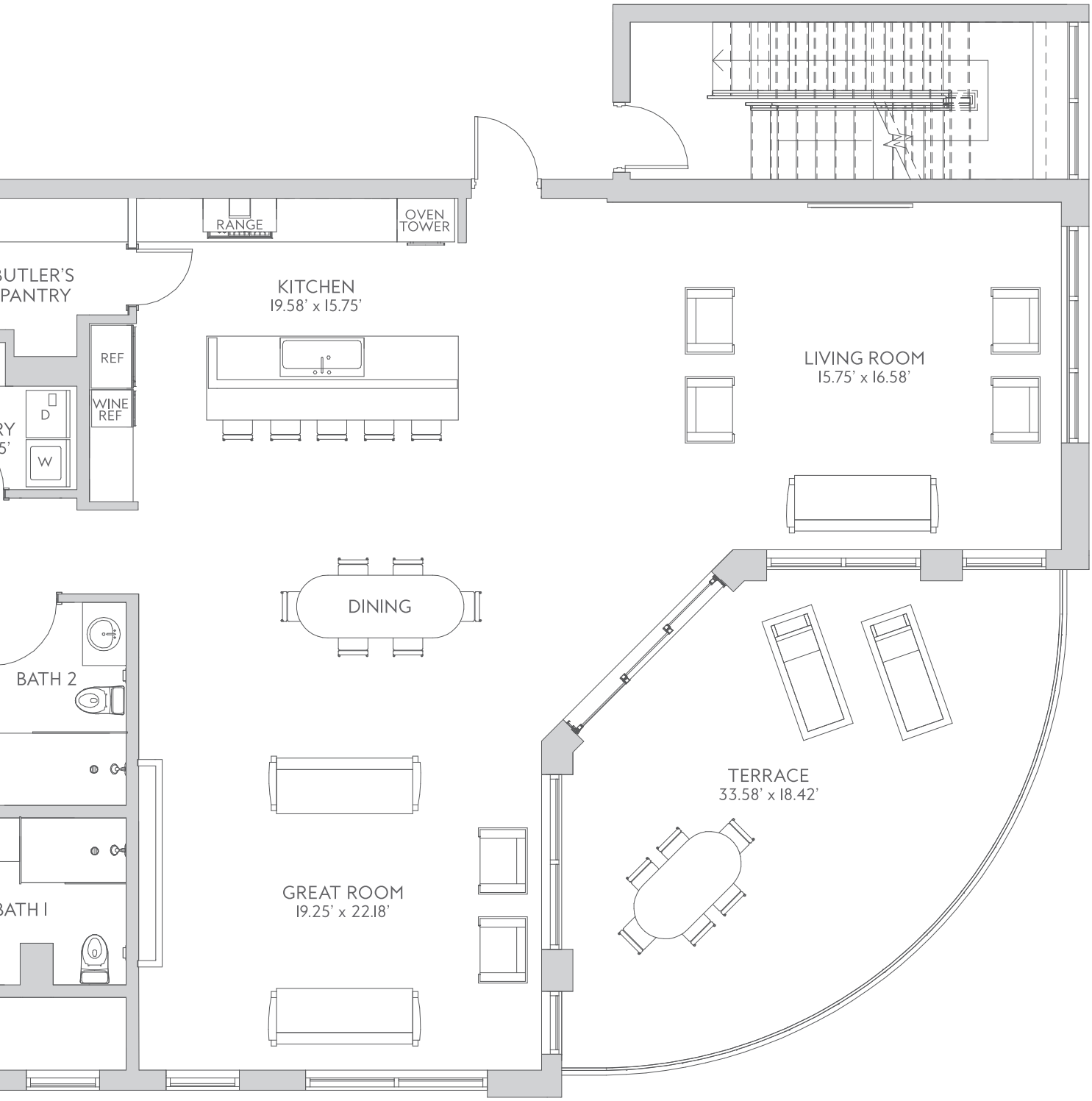
SARASOTA BAY

RESIDENCE D

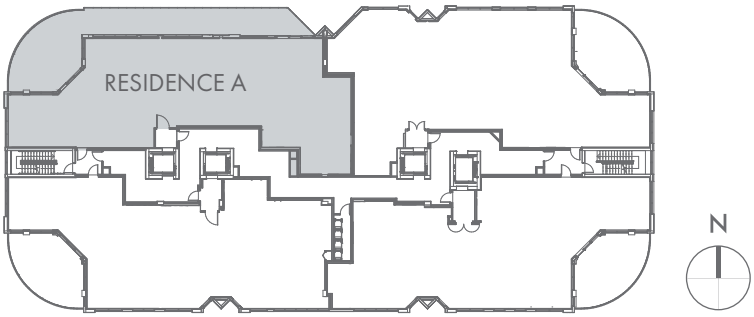
2 BEDROOMS ◆ 3 BATHS ◆ PLUS DEN

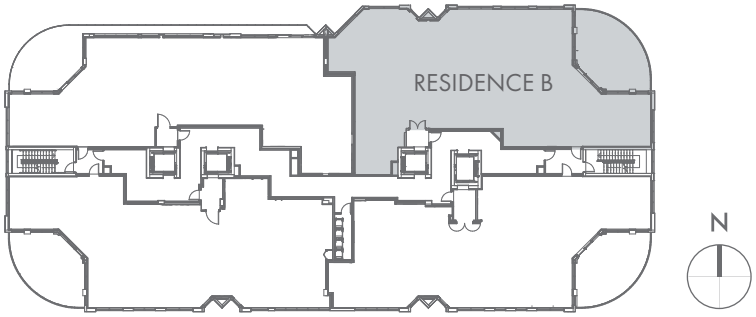
Residence	3,145 sq ft
Balcony	477 sq ft
Total	3,622 sq ft

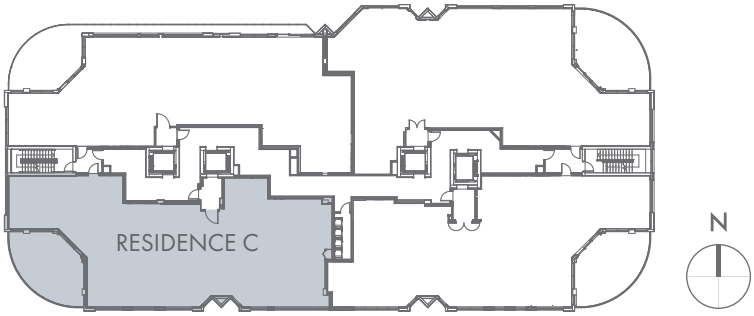


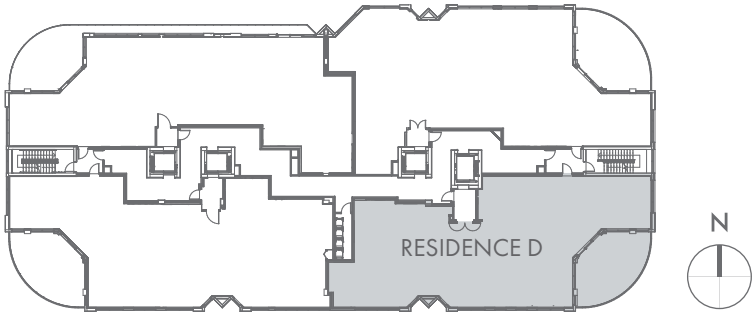


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RESIDENCE A (FLOORS 6-10)

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RESIDENCE B

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Residence	3,553 sq ft
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Total	4,064 sq ft

RESIDENCE C

3 BEDROOMS ◆ 3.5 BATHS

Residence	3,295 sq ft
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Total	3,77l sq ft

RESIDENCE D

2 BEDROOMS ◆ 3 BATHS ◆ PLUS DEN

Residence	3,l45 sq ft
Balcony	477 sq ft
Total	3,622 sq ft


db



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EQUAL HOUSING OPPORTUNITY

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