

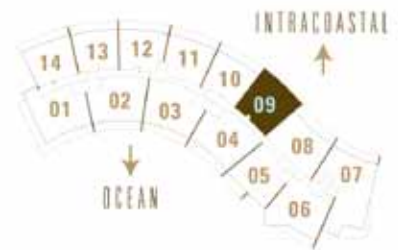
# Sky Residence 09

2 Bedroom, 2 Bath



## INTRACOASTAL VIEW

A/C Living Area	1,478 Square Feet (137.3 M <sup>2</sup> )
Terrace Area*	381 Square Feet (35.4 M <sup>2</sup> )
Total Residence**	1,859 Square Feet (172.7 M <sup>2</sup> )



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# Providing a Resort Style Living Experience

## Indoor Amenities

- NEWS CAFÉ** — Complete with multiple flat screens, Wall Street style stock ticker, newspapers and your morning coffee.
- FITNESS CENTER** — Featuring cutting edge strength training and cardiovascular equipment from Star Trac.
- SPA** — His and Hers spa area with sauna rooms in addition to separate locker rooms and private massage room.
- SPORTS LOUNGE** — Complete with billiards, poker tables and bar style seating, also offers a prep kitchen with immediate access to outdoor pool deck.
- VIRTUAL REALITY GOLF SIMULATOR** — Practice or play on your favorite international courses. Providing a most realistic golf experience.
- THEATER** — Featuring reclining leather chairs appointed with state of the art surround sound system and screen.
- MEDIA CENTER** — Providing an inviting atmosphere to work or surf the net, relaxing in one of the bubble seats or cabanas.
- TEEN AND CHILDREN'S ROOM** — Perfect space for the younger residents to be entertained by TV, games and books.
- CLUB ROOM AND BAR** — Complete with a catering kitchen with access to the terrace that overlooks the plaza and the Atlantic Ocean.
- WINE ROOM** — Residents can store their selections in one of the wine vaults, or make use of the room for a dinner party.
- CIGAR HUMIDOR ROOM** — Perfect spot for residents to secure their cigars. Located next to the wine room and with access to the outdoor terrace to conveniently enjoy a smoke.

## Outdoor Amenities

- RESORT POOL** — Featuring a temperature controlled infinity edge pool with beach entry on one side and lap lane in the deeper end.
- GRILL AREA** — Appointed with two Viking® grills, complete with a sink and bar area for entertaining.
- EVENT LAWN** — A mini park, perfect for the children.
- FIREPLACE COURT** — Ideal for the few South Florida cold nights to enjoy the outdoors.
- TENNIS COURTS** — Two championship caliber hard courts.
- PLAZA** — Featuring two impressive fountains and tropical landscaping. Lined with retail spaces that will feature dining and retail establishments.
- PARKING AND STORAGE** — Assigned parking and storage for residents' convenience.

## Residence Features

- Ocean and Intracoastal views from most residences
- Private or semi-private elevators and service entrance
- Valli & Valli® brushed chrome hardware
- High Ceilings
- Individual climate control
- Dedicated laundry room with front load Whirlpool® Duet Washer and Dryer
- Wired for digital cable, high speed internet and home telephone service
- Floor to ceiling sliding glass doors and windows, exceeding South Florida hurricane standards.
- Wide balconies with glass panel
- Recessed lighting

## Kitchen

- Poggenpohl® European design cabinetry
- Granite Countertops
- Danze® stainless steel faucet with pull out spray nozzle
- Viking® stainless steel refrigerator and dishwasher
- Viking® electric glass 5 burner stainless steel cook top and range hood
- Viking® single stainless steel oven and microwave

## Bathrooms

- European style flat panel Poggenpohl® cabinetry
- Marble floors
- Oversized Tub
- His and Hers vanity area with marble countertops
- Oversized shower with frameless glass enclosure