

# FEATURES / SHOWING GUIDE

**ONE St. Petersburg - 100 First Avenue N #2101, St. Petersburg FL 33701**

3 Bedrooms + Den | 3-1/2 Baths | 2 Garage Parking Spaces

2,475 square feet | Built 2018

## UNIT FEATURES

- Three terraces to enjoy from sunrise to sunset
- Great room design with open kitchen / living / dining space, all with water and park views through walls of glass overlooking Tampa Bay
- Completely custom designed kitchen features:
  - Oversized island with quartz countertop, waterfall sides and custom tile accents
  - Custom soft-closing cabinetry with lighting
  - High-end Dacor appliances
  - Miele three-zone wine cooler
  - Custom bar cabinet and countertop shelves with lighting
- Solid hardwood floors throughout the living space
- Electric blinds by BBD Lifestyle
- Master suite features two walk-in closets, private terrace with south & east views
- En suite Master bath has custom cabinetry, marble countertops, lighted mirrors and a custom glass shower
- California Closet customized desk build with cabinets and shelving
- All three bedrooms have customized California closets and crown molding
- Den/study opens to the west terrace for sunset views
- Powder room has custom cabinetry, “glamour” fixtures, quartz countertop and lighted mirror
- Laundry room with custom folding table and Electrolux washer & dryer
- Savant Smart Home System including surround sound with Sonos
- Two garage parking spaces (#51, 52 – 4<sup>th</sup> floor)
- Climate controlled storage space (4<sup>th</sup> floor)
- Condo fee \$1,160 / month

## BUILDING FEATURES

- Leasing is permitted - 6 months' minimum, no more than two commencing per year
- Pets allowed - maximum of 3 total, 2 dogs (breed restrictions apply), 75 lb. weight limit
- 5,000 sq ft fitness center with yoga room and gym areas is open 24 hours
- 7th floor amenity rooms include lounges, billiards & game room and a boardroom
- Heated 75' lap pool plus hot tub
- 12 private cabanas, sunbathing lounge chairs and two fire pits
- Outdoor kitchen facilities
- 24 hr / 7 day lobby concierge services
- On site management and maintenance teams