

# OCEAN PALMS

NORTH HUTCHINSON ISLAND - FLORIDA







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*Surround yourself in luxurious comfort accented by tropical waters and gentle sea breezes. Enter into an oceanfront masterpiece distinctly fashioned with Mediterranean detail and majestic splendor. Nestled between the turquoise waters of the Atlantic and the Inland Intracoastal Waterway, Ocean Palms redefines elegance and taste in South Florida. Come savor the exquisite indulgence of Ocean Palms.*

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Oral representation cannot be relied upon as correctly stating representations of the developer or brokers. 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. All plans, dimensions amenities and price subject to change.

# OCEAN PALMS



AN EXCLUSIVE LUXURY LIFESTYLE COMMUNITY WHERE THE TROPICS BEGIN ....

LIVE THE INDULGENCE OF OCEAN PALMS.

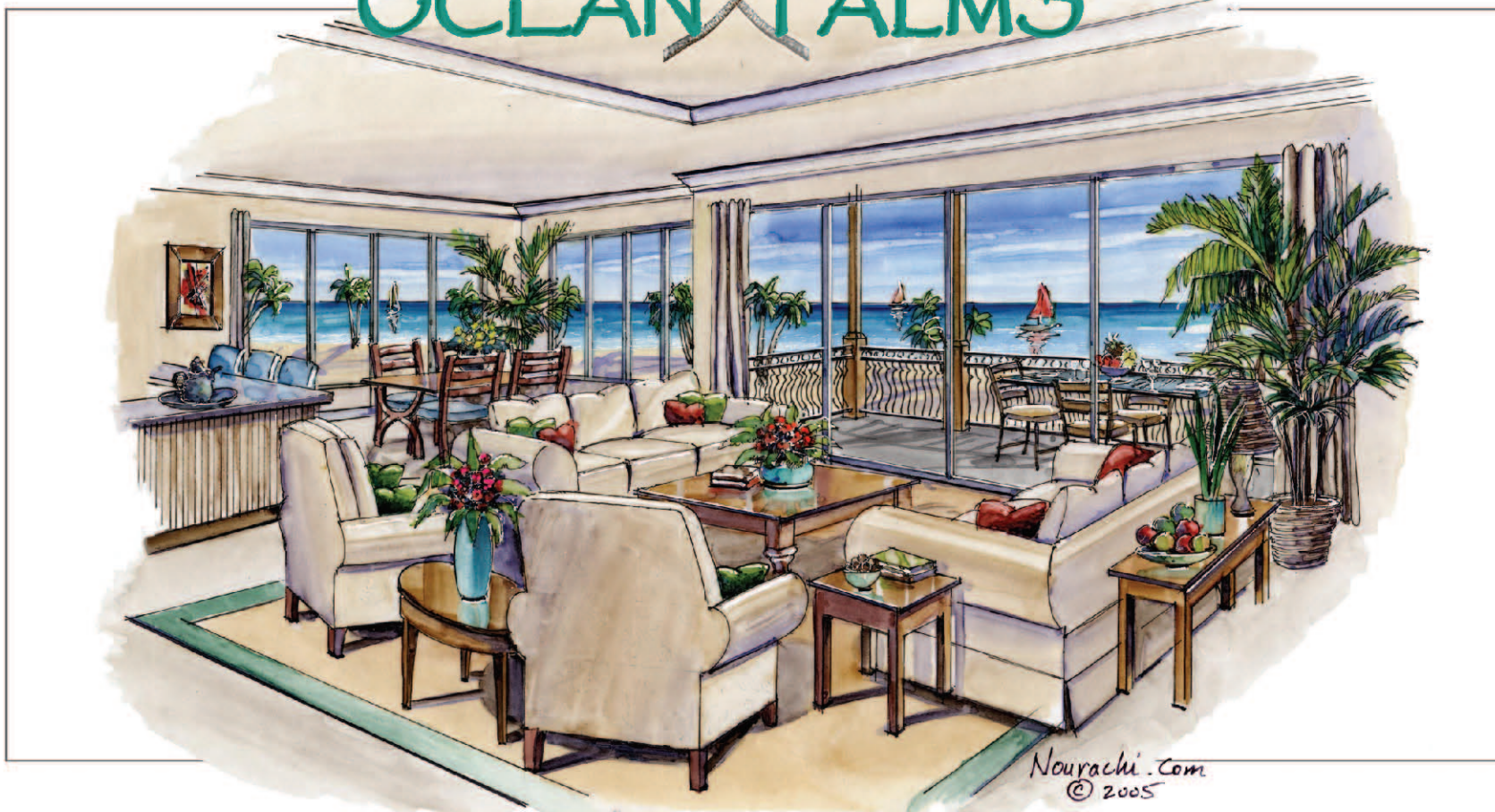


## BUILDING AMENITIES

Timeless Island Architecture  
Magnificent Views of the Atlantic Ocean  
Expansive Ocean Front Balconies up to 42'  
Secured Lobby Entry and Intercom Access System  
Secured and Private Elevator Access to Each Residence  
Swimming Pool, Spa and Exercise Room Overlooking the Ocean  
Storage  
Enclosed and Secure Garages  
Extra Lush Landscaping  
Impact Resistant Hurricane Tinted Windows and Doors  
Sound Insulation between Floors  
Concrete Foundation and Structural Frame  
Steel Reinforced Masonry Walls  
Engineered Roof Trusses with Hurricane Tie Downs for Wind Protection  
Tile Roof  
Decorative Metal Railings  
Fire Sprinkler System



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## INTERIOR AMENITIES

Floor and Wall Finishes

Custom Cabinetry Throughout

Crown Moldings in Living/Dining, Family Room and Foyer

9' Ceilings on 1st and 2nd floors, 10' at 3rd Floor Penthouses

7'6" Raised Panel Solid Core Doors with Polished Hardware

5 ¼" Base Boards Throughout

Sliding Glass Doors to Spacious Oceanfront Balconies

High Performance 80 Gallon Electric Water Heater with Circulating Pump

Pre-wired for Cable Television, Telephone & Internet

High Efficiency Central Air Conditioning

Premium Tile in Kitchen and Foyer

Granite Countertops in Kitchen

Luxury Grade Appliances

Marble Flooring in all Bathrooms

Marble Tub Deck & Flooring in Master Bath





## FEATURES

- ◆ SET ON 440 FEET OF BEACHFRONT
- ◆ INTIMATE 15 RESIDENCE DEVELOPMENT
- ◆ PRIVATE COMMUNITY
- ◆ PANORAMIC OCEAN VIEWS
- ◆ OVERSIZED BALCONIES
- ◆ PRIVATE ELEVATORS
- ◆ HURRICANE SHUTTERS
- ◆ CEILING HEIGHTS - 1ST FL & 2ND FL 9' - 3RD FL 10'
- ◆ REAR PATIO WITH DIRECT OCEAN ACCESS - 1ST FL

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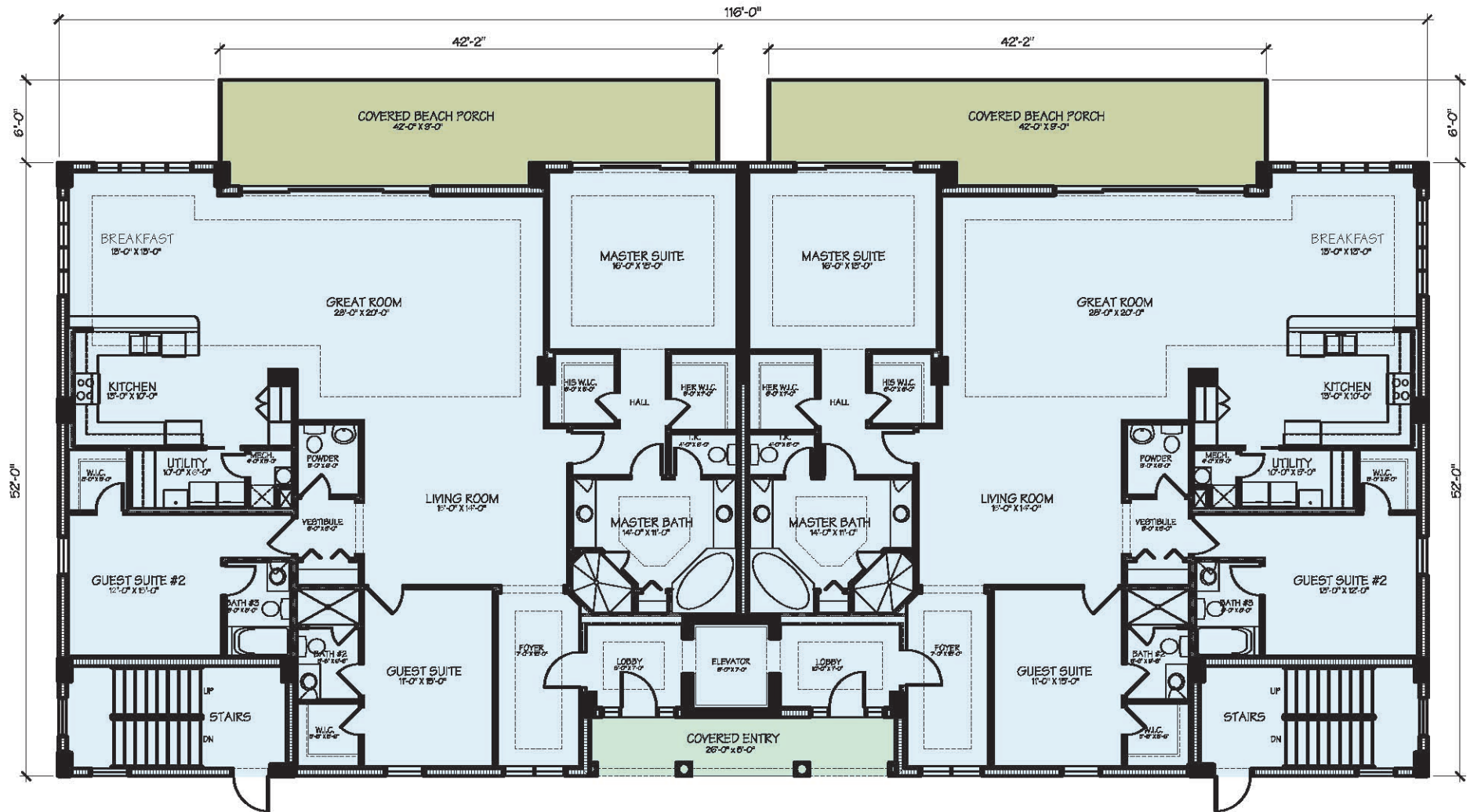
North Building - 6 Residences

A DISTINCTIVE COMMUNITY BY BROOKSTONE DEVELOPMENT



ATLANTIC  
OCEAN

# 1<sup>ST</sup> FLOOR NORTH BUILDING 6 Residences

ATLANTIC  
OCEAN

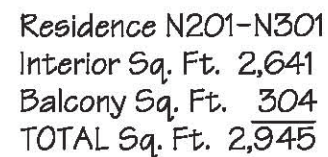
Residence N102  
Interior Sq. Ft. 2,719  
Balcony Sq. Ft. 304  
TOTAL Sq. Ft. 3,023

Residence N101  
Interior Sq. Ft. 2,719  
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TOTAL Sq. Ft. 3,023



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ATLANTIC  
OCEAN





## **NORTH AND SOUTH RESIDENCE FEATURES**

### **KITCHEN**

**Kitchen Aid Appliances with Bosch Dishwasher  
Granite Countertops  
Large Built-in Pantry  
Custom Cabinets  
Under-mount Kohler Sink  
with Single-Lever Faucet & Pullout Spray  
Premium Tile  
Recessed Lighting**

### **MASTER BEDROOM SUITE**

**Sliding Glass Doors to Spacious Oceanfront Balcony  
His & Her Walk-in Closets with Wood Ventilated  
Shelving System**

### **BATHROOMS**

**Custom Cabinetry  
Large Marble Walk-in Shower with Seat in Master Bath  
Luxurious Whirlpool Tub in Master Bath  
Kohler or Moen Fixtures  
Slab Marble or Granite Vanity Top  
Marble Tub Deck & Flooring in Master Bath  
Private Water Closet in Master Bath  
Full-Width & Height Mirrors above Backsplashes  
Recessed Lighting  
Tile Shower and Floors in Guest Bath  
36" High Vanities**

### **LIVING AREAS/BEDROOMS**

**Decorator Ready for Flexibility in Floor and Wall Finishes  
Wood Closet Shelving  
High Efficiency Central Air Conditioning  
Crown Moldings in Living/Dining, Family Room and Foyer  
9' Ceilings on 1st and 2nd floors, 10' at Penthouse  
7'6" Raised Panel Solid Core Doors with  
Brass or Chrome Hardware  
Foyer with Premium Tile and Recessed Lighting  
High Performance 80 Gallon Electric Water Heater  
with Circulating Pump  
Walk-in Closets in Guest Rooms  
Elongated Toilets  
5 ¼" Base Boards Throughout  
Pre-wired for Cable Television, Telephone & Internet  
(RG6, CAT6 Wireless Adaptable, Ceiling Fan  
Junction Boxes)  
Oversized Laundry Room with Extra Large Capacity  
Whirlpool Washer & Dryer (Stacked Optional) and  
Built-in Laundry Sink**



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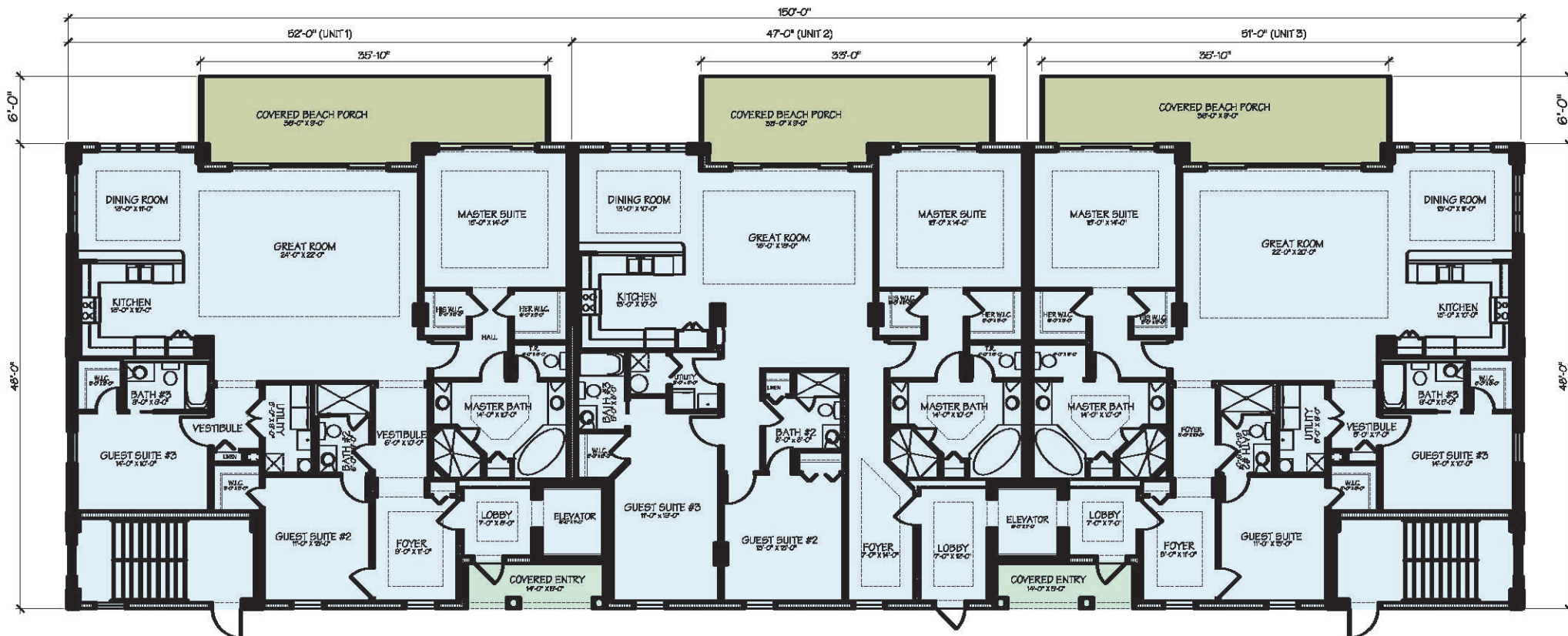
NORTH HUTCHINSON ISLAND - FLORIDA



South Building - 9 Residences

A DISTINCTIVE COMMUNITY BY BROOKSTONE DEVELOPMENT





Residence S101  
Interior Sq. Ft. 2,291  
Balcony Sq. Ft. 256  
TOTAL Sq. Ft. 2,547

Residence S102  
Interior Sq. Ft. 2,256  
Balcony Sq. Ft. 225  
TOTAL Sq. Ft. 2,481

Residence S103  
Interior Sq. Ft. 2,248  
Balcony Sq. Ft. 256  
TOTAL Sq. Ft. 2,504

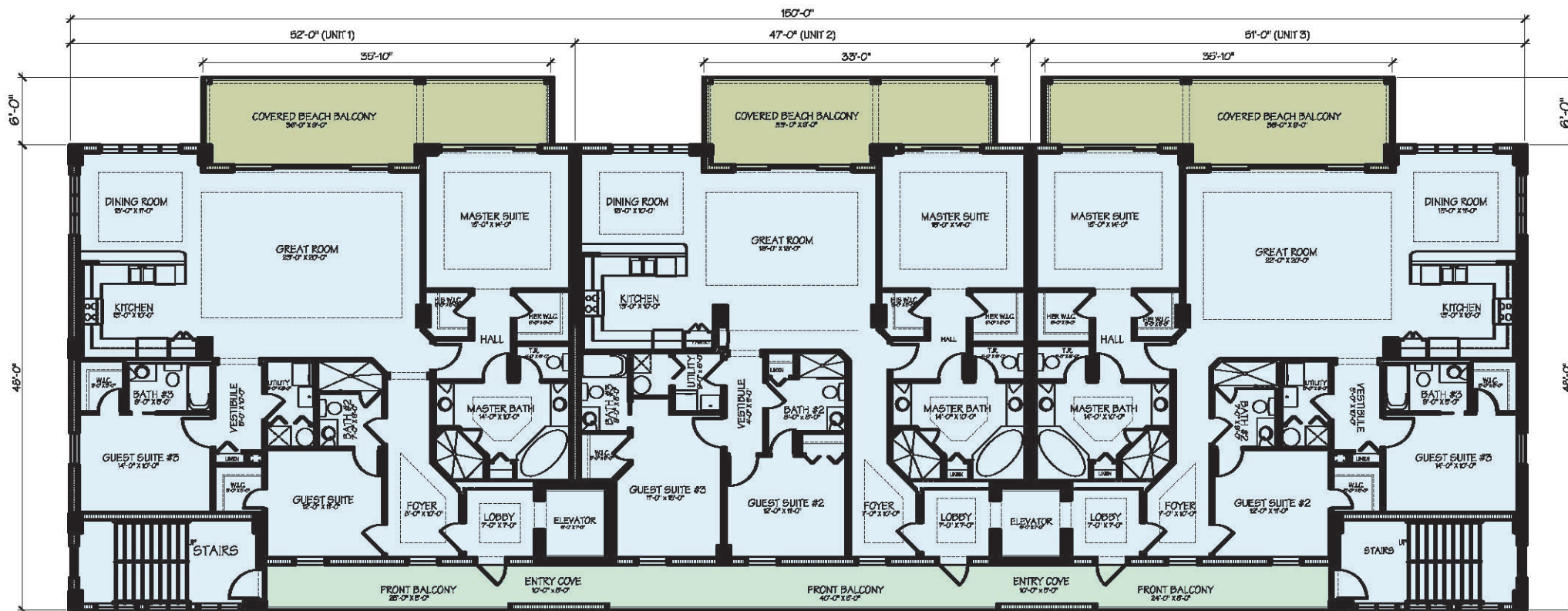
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# 2nd & 3rd FLOORS

## SOUTH BUILDING

9 Residences

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Residence S201-S301  
Interior Sq. Ft. 2,198  
Balcony Sq. Ft. 256  
TOTAL Sq. Ft. 2,454

Residence S202-S302  
Interior Sq. Ft. 2,083  
Balcony Sq. Ft. 225  
TOTAL Sq. Ft. 2,308

Residence S203-S303  
Interior Sq. Ft. 2,159  
Balcony Sq. Ft. 256  
TOTAL Sq. Ft. 2,415

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## Contact Information

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Brookstone Development is associated with the Regent Companies, which were incorporated in 1990 and pursue projects nationally with a focus on New York, North Carolina and Florida. Brookstone was structured to specifically address the emerging growth of central and southern Florida. The Companies provide custom tailored full service development, property management and construction services to a wide variety of commercial and lifestyle communities. The Companies extensive personnel experience represents over 2 billion dollars worth of project value and over 8 million square feet of premier quality, real estate projects around the nation.

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*David L. Huck*  
President, Managing Partner

