

STANDARD FEATURES

THE COMMUNITY

- Vibrant Midtown District
- Walking distance to Little Caesars Arena and Entertainment District
- Walking Distance from the M-1 Rail
- Close Proximity to I-75, 94, 375, Lodge freeways
- Private boutique community
- Views of Downtown, Midtown

EXTERIOR ENHANCEMENTS

- 4 story masonry and wood structure
- One secure indoor heated garage parking space per unit
- Glass Door common entry with elevator
- 10 low profile contemporary windows
- 40 Sq. Ft. outdoor balcony
- Keyless fob main entry
- Semi – Private elevator access
- Bike Storage on each floor
- SKY-Deck Amenity – elevator access
- First Floor Retail
- Private Basement Storage Room
- LED illumination
- SKY Deck dog run
- Dog wash

GOURMET KITCHEN

- Exciting kitchen design and layout
- Marble counter tops
- Designer Selected Custom cabinetry with Island
- Stainless Steel G.E. Profile appliance package including gas hook up for range, electric dishwasher, microwave and garbage disposal
- Stainless steel double bowl sink with chrome Kohler faucet

* SUBJECT TO FLOOR PLAN

** FERLITO GROUP RESERVES THE RIGHT TO IMPROVE PRODUCTS WITH CHANGES TO SPECIFICATIONS WITHOUT NOTICE

INTERIOR APPOINTMENTS

- 9'-8" ceilings
- 2 Full Bedrooms
- 2 Full Bathrooms
- Laundry Room with W/D installed
- Abundant closet space
- 100 AMP electrical service
- Solid Core wood doors
- Karndean Argen Floor throughout
- Designer selected tile in all baths
- Full width vanity mirrors
- Smoke detectors
- Kohler plumbing fixtures
- Designer selected interior hardware
- Unit prewired for Rocket Fiber
- 1-hour separation/fire walls
- Gas range

SPACIOUS MASTER SUITES

- Large walk-in closet
- Custom cabinetry in a selection of styles
- Double Vanity sink
- Sizable shower with Designer-selected tiled floor and walls
- Floating full width vanity and mirror

ENERGY DESIGNER FEATURES

- Exterior Insulation package includes R-21 walls + 3.6" Exterior Continuous Insulation
- STC 64 Floor and STC 54 Walls
- 98% + energy efficient furnace system and air conditioning
- On demand high efficiency tankless water heater
- LED Lighting