

# WINDSOR



10895 SAVANNAH DRIVE, NO 202





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This expansive five-bedroom residence located on the second floor of Windsor Park Residences features three exposures with sunset views sweeping across the lush conservation area. Custom cabinetry and Calacatta Gold marble countertops bring sophisticated touches to the kitchen and bathrooms. Elegantly crafted interiors are finished with refined details including decorative millwork, custom cabinetry, and 7”-wide oak flooring throughout all living areas. Covered porches off the great room, primary bedroom, and two of the guest suites allow for seamless indoor-outdoor living.

BEDROOMS	5
BATHROOMS	4 FULL, 1 HALF
A/C SPACE	3,032 SQ FT
NON-A/C SPACE	652 SQ FT
ADJUSTED SPACE*	3,358 SQ FT
LOT TYPE	WINDSOR PARK RESIDENCES
LOT SIZE	N/A
LOCATION	NO. 202
ARCHITECT	MERRILL, PASTOR, & COLGAN
BUILDER	HURYN CONSTRUCTION
YEAR BUILT	2018

*\*Adjusted Space equals A/C space plus 50% of non-A/C space*

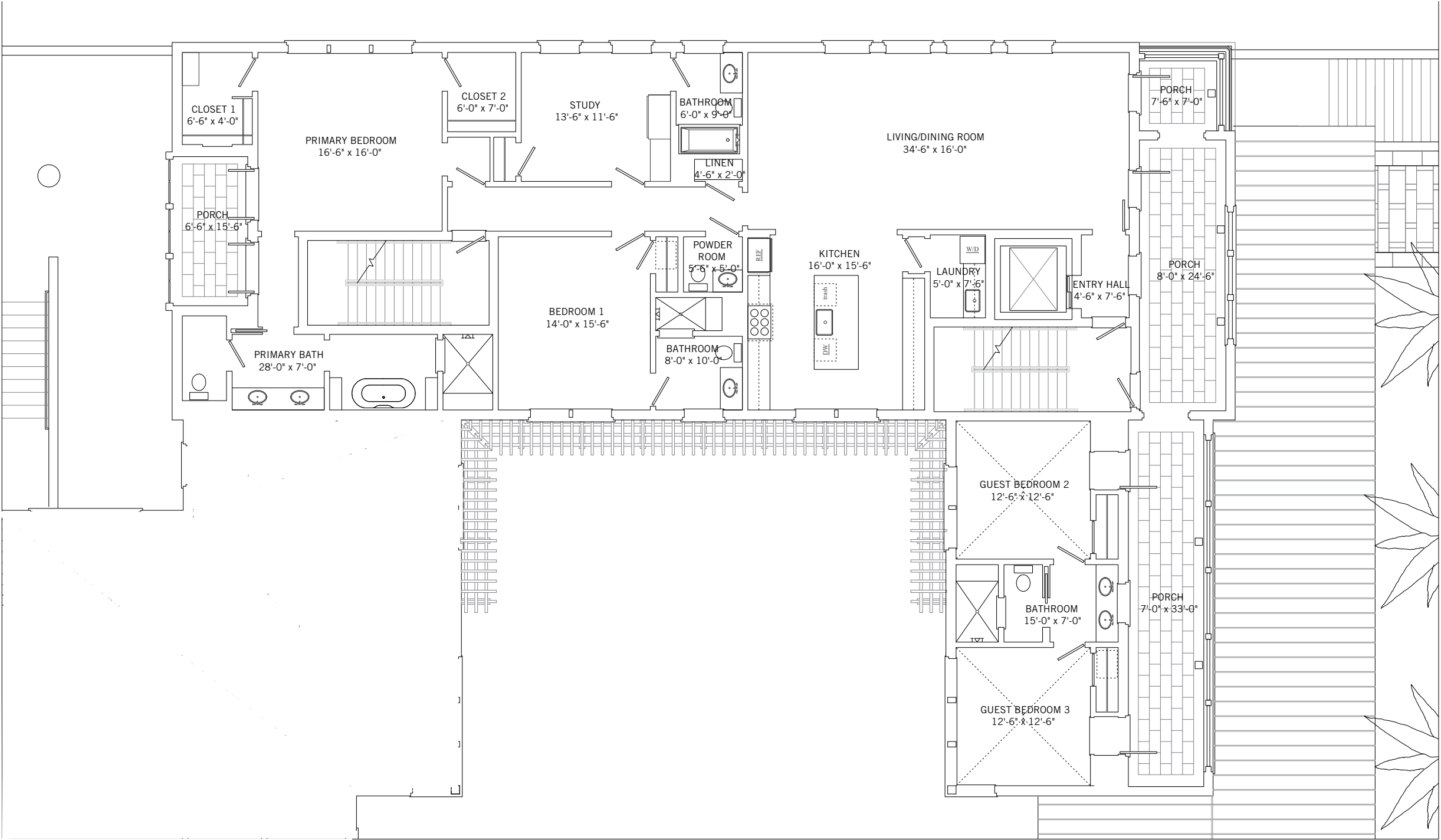


# WINDSOR PARK RESIDENCES

Located on the western edge of the community, the Windsor Park Residences feature a collection of 12 residences within five connected three-story buildings with central gardens and a beautiful private reflecting pool courtyard as its centerpiece. The serene central gardens serve as a formal entrance for all the residences, as well as an extension of the open green directly across the street to the east. Each residence includes multiple balconies and porches for the best of Florida indoor and outdoor living. Each residence is provided with a ground-level climate-controlled storage room and dedicated space for two cars and one golf cart.







These drawings, colors and floor plans are conceptual only and are for the convenience of reference. They should not be relied upon as representation, express or implied, of final detail. The developer expressly reserves the right to make modifications, revisions and changes which it deems desirable in its sole and absolute discretion.







## LIVING & ENTERTAINING

Spacious and filled with natural light, this residence has been designed in every detail to offer sophisticated single-floor living. Set on the second floor, it is accessible via stairs or private elevator. The great room enjoys dramatic sunset views over the conservation area and opens to a covered porch with views of the central courtyard and reflecting pool. The porch is generously sized for outdoor dining and lounging in South Florida's marvelous climate. The bright contemporary kitchen, separate from yet open to the dining area, and adjacent to a laundry room, receives beautiful eastern light from tall windows.





## PRIVATE SUITES

The elegant primary suite in this residence features a private south-facing porch accessed via French doors and appointed with shutters for privacy and light control. This suite has been thoughtfully designed to offer a spa-inspired bathroom and two walk-in closets with custom shelving. The main residence offers two guest suites, each with en-suite bathroom and one with custom built-in media cabinetry. The unique layout of this residence provides two additional guest suites that are each accessed via outside entrances on a private covered porch. These suites feature vaulted ceilings and share a Jack-and-Jill bathroom.







# DESIGN DETAILS & FINISHES

## PROPERTY & ARCHITECTURE

- One of just 12 Windsor Park Residences
- Five bedrooms, four full bathrooms and one powder room
- Access via stairs and private elevator direct into the residence
- Cypress tongue-and-groove ceilings and Dominican shell stone flooring on covered porches
- Garage space for two cars and one golf cart
- Air-conditioned storage room with extra refrigerator

## VIEWS

- Sunset view over conservation area
- Courtyard garden and reflecting pool

## INTERIOR HIGHLIGHTS

- Decorative millwork and custom casework
- Custom window treatments
- Recessed lighting and designer light fixtures throughout
- 7” engineered oak flooring throughout all living areas and bedrooms
- Corner great room with living and dining areas features nearly full-height picture windows and opens to a covered porch

## INTERIOR HIGHLIGHTS (CONTINUED)

- Kitchen with pendant lighting, Wood Mode cabinetry, center island, marble countertops, and appliances by Wolf, Sub-Zero and Bosch

## PRIMARY SUITE

- Bedroom opens through double set of French doors to a south-facing covered porch featuring louvered shutters
- Two walk-in closets with custom shelving
- Spa-inspired bathroom with Calacatta Gold marble-top double vanity, walk-in shower with frameless glass door, freestanding soaking bathtub, wallpaper, and natural stone flooring

## GUEST SUITES

- Guest suite with en-suite bathroom
- Guest suite with en-suite bathroom and custom built-in media cabinetry can easily serve as a tranquil study, sitting room, or TV room
- Two guest suites accessed from the outside via a covered porch each feature a vaulted ceiling and a share a Jack-and-Jill bathroom
- All guest suite bathrooms are designed with wallpaper and natural stone flooring



## A VILLAGE BY THE SEA

Located in Vero Beach along Florida's Treasure Coast, Windsor is a private residential community and sporting club with a uniquely enchanting lifestyle. Across 472 lush acres, nestled between the Atlantic Ocean and the Indian River, Members and guests enjoy a host of exclusive amenities, including beach and golf clubs, a links-style golf course, tennis and equestrian centers and fine and casual dining restaurants.



### AMENITIES

1. VILLAGE CENTRE
2. FITNESS & WELLNESS CENTRE
3. TOWN HALL
4. EQUESTRIAN CENTRE
5. BEACH CLUB
6. POLO FIELD
7. CROQUET GREENSWARD
8. TENNIS CENTRE
9. CLUBHOUSE
10. THE GALLERY





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