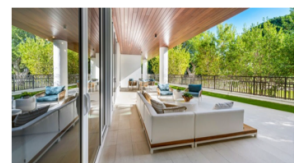


El-Ad National Properties Unveils Expansive, Fully Furnished Golf Villa Model Residence at ALINA Residences

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El-Ad National Properties, an **Elad Group** company, has announced the release of its expansive, fully furnished Golf Villa model residence for \$4.7 million at **ALINA Residences**, a world-class residential destination in the heart of Boca Raton.

The newly unveiled 3-bedroom/3.5-bathroom model – Golf Villa 107, part of phase one of ALINA Residences – boasts a

light-filled great room, soaring ceilings and floor-to-ceiling glass doors that open to an expansive terrace alongside the iconic Boca Raton Resort and Club Golf Course. The residence offers 3,443 square feet of interior space and 2,704 square feet of beautiful outdoor space – giving the feel of a single-family home. Villa 107 is ideal for those with pets who prefer living on the ground floor within walking distance to downtown Boca Raton’s restaurants, art galleries, salons, and boutiques, as well as a few minutes away from the neighborhood’s iconic beaches and pristine parks.

Interiors feature designer Scavolini kitchens with high-performance appliances, spa-inspired bathrooms with rain showers and soaking tubs, private and semi-private elevator access, and elegant organic craftsmanship throughout.

Due to worldwide supply chain disruptions, fully furnished models are even more valuable now, as buyers can avoid waiting months for furniture, decorations and more to be delivered. This is the third fully furnished model residence completed for ALINA Residences featuring contemporary interior design work from Palm Beach Gardens-based The Decorators Unlimited. The first two fully furnished models were contracted for purchase before completion. This new, exquisite residence is expected to move off the market quickly.

Villa 107 is a turn-key unit that is ready for its buyer to move in at any time to begin experiencing the convenience of world-class amenities and concierge services, while also enjoying the total privacy, relaxation and tranquility of the first-floor home.

“Our new, fully furnished model residence is anything but typical,” said Noam Ziv, CEO of El-Ad National Properties. “It’s expansive outdoor terrace on the ground level gives the feel of a single-family home. Professionally designed and decorated, Villa 107 is truly an exquisite residence and is ideal for buyers looking for a turn-key unit.”

This available villa is part of phase one of ALINA Residences, completed in March 2021 as a nine-story, 121-residence building. There are less than 7 remaining move-in ready residences. El-Ad National Properties plans for more villas in phase two. Phase two is expected to break ground in spring 2022. This final phase includes two nine-story residential buildings (ALINA 210 and ALINA 220), which will complete the entire project.

With presence in 10 states and a well-diversified portfolio of multi-family and garden-style properties, El-Ad National Properties is leaving its footprint on South Florida. By expeditiously seizing opportunities, El-Ad National Properties has earned a sterling reputation as an agile, entrepreneurial company with high expectations and solid values, a philosophy shared by all employees.

About ALINA Residences Boca Raton

Developed by El-Ad National Properties, ALINA Residences Boca Raton is a world-class residential destination featuring resort-inspired amenities with a focus on wellness and accented by indoor and outdoor art installations. Designed by architects Garcia Stromberg/GS4 Studios and brought to life by Moss Construction, ALINA Residences phase one (ALINA 200) was completed in March 2021 as a nine-story, 121-residence building. El-Ad National will be breaking down ground early 2022 on the second and final phase, which is comprised of two new residential buildings (ALINA 210 and ALINA 220). With sales led by Douglas Elliman Development

Marketing, residences in the three towers will range from one to four bedrooms and span from 1,400 to over 5,400 square feet, with many featuring dens and private terraces that overlook the iconic Boca Raton Resort & Club golf course. Residences are priced from just under \$1 million to over \$8 million. Once ALINA 210 and ALINA 220 are completed in Q3 2024, the full luxury property will feature a total of 303 units and residents can explore a myriad of shared spaces and amenities across the expansive campus, including over three acres of private outdoor amenity space, three private rooftop pools, outdoor dining and entertainment areas, lavish green spaces, outdoor yoga spaces, two dog parks, top-of-the-line fitness centers, generously sized club rooms, and His and Hers Spas with dry saunas, steam rooms, treatment rooms and indoor and outdoor relaxation rooms. For more information, please visit www.alinabocaraton.com

About El-Ad National Properties

Boca Raton based El-Ad National Properties is an Elad Group company, which is a highly regarded development team known for best-in-class projects in the most sought-after neighborhoods in New York and nationwide. Known and recognized worldwide for the history-making, restoration and conversion of the famed Plaza Hotel, Elad Group is continuously making strides in real estate and receiving public acclaim for many of its properties. Elad’s New York portfolio of iconic buildings includes One West End, the first and tallest condominium project to come to market in Christian de Portzamparc’s masterfully-designed Riverside Center, 22 Central Park South, an exquisite collection of full-floor luxury condominium residences overlooking Manhattan’s famed Central Park, 250 West Street, a 1906 warehouse turned luxury condominium in the heart of TriBeCa, and 108 Leonard, a 19th century McKim, Meade & White Italian Renaissance Revival landmark conversion in TriBeCa. Elad Group is committed to developing architecturally significant buildings and partnering with renowned architects and design professionals to create premier new developments.

About Douglas Elliman Development Marketing (DEDM)

Douglas Elliman Development Marketing, a division of Douglas Elliman Real Estate, offers unmatched expertise in sales, leasing, and marketing for new developments throughout New York City, Long Island, Westchester, New Jersey, Florida, California, Massachusetts, and Texas. The company’s new development hybrid platform matches highly experienced new development experts with skilled brokerage professionals who provide unparalleled expertise and real time market intelligence to its clients. The firm is heralded for its achievements in record breaking sales throughout each of its regions. Drawing upon decades of experience and market-specific knowledge, Douglas Elliman Development Marketing offers a multidisciplinary approach that includes comprehensive in-house research, planning and design, marketing, and sales. Through a strategic global alliance with Knight Frank Residential, the world’s largest privately-owned property consultancy, the company markets properties to audiences in 61 countries, representing an over \$87 billion global new development portfolio. <https://www.elliman.com/marketing>