

## El-Ad National Properties Unveils Expansive, Fully Furnished Model Residence 704 at ALINA 210, ALINA Residences Boca Raton

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El-Ad National Properties, an Elad Group company with a South Florida-based team, has announced the release of expansive, fully furnished model residence 704 in ALINA Residences' ALINA 210 for \$5.472 million. ALINA Residences is a world-class residential destination in the heart of Boca Raton.

With design by South Florida-based luxury home furnishings company Artefacto, the 3,241-square-foot model features three bedrooms and three and one-half bathrooms. The corner residence designed for entertaining both indoors and outdoors, features an open-concept layout with ceiling heights reaching 10 feet and 673 square feet of outdoor space with a summer kitchen. Two private balconies include views of the ocean, city, garden and The Boca Raton golf course. The designer European-style gourmet kitchen features porcelain countertops, a waterfall-edge island, and a full suite of premium Gaggenau appliances, including a wine refrigerator that can hold up to 99 bottles.

The generously sized primary suite includes a spa-inspired bathroom curated by Porcelanosa with porcelain floors and wet walls, a rain shower in a seamless glass enclosure, a freestanding bathtub, and Porcelanosa fixtures. Residence 704 is a turn-key unit ready for occupancy now, in advance of the winter season.

The boutique, nine-story ALINA 210 offers 16,000 square feet of thoughtfully curated amenities, dedicated to only ALINA 210's residents. Exclusive amenities include a spa with a dry sauna, aroma steam rooms, salon/treatment area, private locker rooms, state-of-the-art fitness facility and a bungalow-style pool with poolside cabanas. ALINA 210 residents also have access to the amenities at ALINA 200 and ALINA 220.

"This new, fully furnished model showcases the ultimate in luxury living for which ALINA is known," said Candace Jorritsma, vice president of sales and marketing for El-Ad National Properties. "Artefacto's creative interior design team has delivered sophisticated furnishings in a rich palette to further enhance the upscale lifestyle ALINA owners enjoy."

Artefacto is internationally recognized for creating captivating residences in the most desirable addresses and towers. The brand is synonymous with the highest levels of luxury and contemporary living. A signature Artefacto home features layered organic textures and warm tones, anchored by timeless furniture designs. The brand sets the standard for excellence and operations from their South Florida-based distribution center, where shipping throughout the U.S. is expedited.

Sales gallery guests can tour ALINA 210 by appointment to experience unparalleled finishes and views. Private appointments can be scheduled at the new sales gallery at [sales@alinabocaraton.com](mailto:sales@alinabocaraton.com). Douglas Elliman Development Marketing is the exclusive sales team.

ALINA phase two, which includes ALINA 210 and ALINA 220, is more than 80% sold and features a variety of available residences and floorplans. ALINA 210 received its temporary certificate of occupancy (TCO) in July 2024. When ALINA 220 is delivered in late 2024, ALINA Residences will be complete and comprise three nine-story buildings: ALINA 200 (121 residences, which are completed, sold out and occupied), ALINA 210 (30 residences) and ALINA 220 (152 residences, expected to be completed in late 2024), for a total of 303 units.

Residences in the three towers range from one to four bedrooms and span 1,400 to over 5,400 square feet, with many featuring dens and private terraces overlooking the golf course of the iconic The Boca Raton (formerly The Boca Raton Resort & Club). Designed by Garcia Stromberg Architecture and Interior Design with construction by Moss Construction, residences are complete with Gaggenau appliances, custom Italian cabinetry, and beautiful porcelain flooring.

All ALINA residents enjoy a curated selection of upscale amenities across the sprawling campus including two private rooftop pools, his and hers spa facilities with dry saunas, steam rooms, treatment rooms and relaxation rooms, state-of-the-art fitness centers, a studio with a professional-level golf and sports simulator, fire pits, dedicated yoga areas, exquisitely appointed club rooms, a dog park and more.

Tucked between the manicured green fairways of The Boca Raton and Southeast Mizner Boulevard, ALINA Residences is within walking distance to downtown Boca Raton's restaurants, art galleries, salons, and boutiques, including the Mizner Park Amphitheater and the Boca Raton Museum of Art. The city's iconic beaches, pristine parks and Brightline Boca Raton Station are just minutes away. Residences are priced from approximately \$4 million to more than \$10 million.

With more than three decades of high-end development experience in New York City, Los Angeles and Toronto, Elad Group founded El-Ad National Properties in South Florida in 2004. By expeditiously seizing opportunities, El-Ad National Properties has since earned a sterling reputation as an agile, entrepreneurial company with high expectations and solid values, a philosophy shared by all employees. El-Ad National Properties is leaving its footprint on South Florida with ALINA Residences Boca Raton as its first new development from the ground up project.