



SANTANA
SALES GROUP
SOUTH FLORIDA REAL ESTATE TEAM



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NAR PHASE 1

- 2 STORY TOWNHOMES
- 3 STORY TOWNHOMES
- MIDRISE CONDOMINIUM RESIDENCES





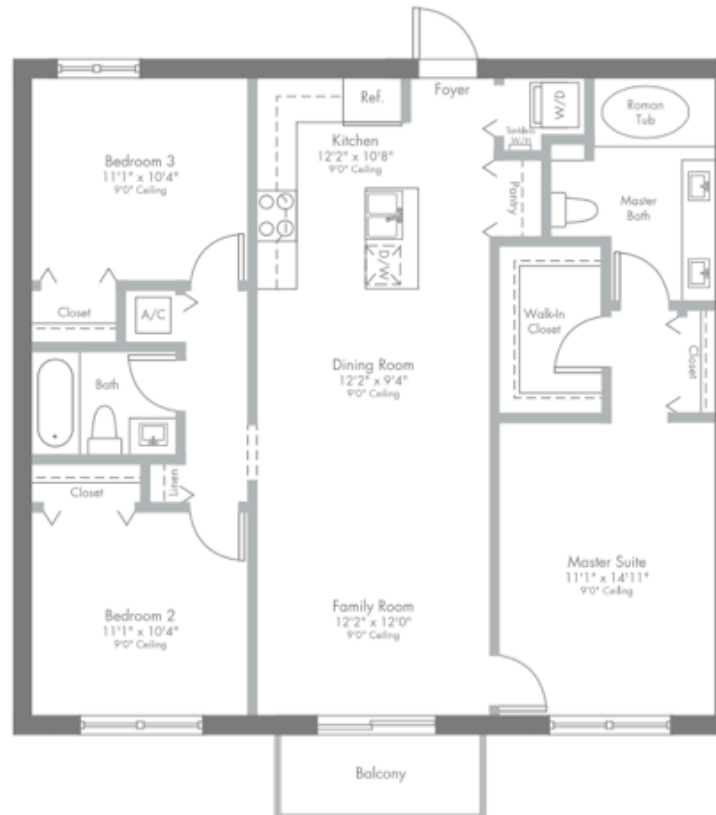




MODEL MB

1-STORY | 3 BEDROOMS | 2 BATHS | FAMILY ROOM | BALCONY

1,129 SQ FT A/C AREA
42 SQ FT BALCONY
1,171 SQ FT TOTAL



MODEL MC

MAIN HOME
1-STORY | 1 BEDROOM | 1 BATH | FAMILY ROOM | BALCONY


NEXT GEN
PRIVATE ENTRY SUITE | BATH | KITCHENETTE

1,129 SQ FT A/C AREA (INCLUDES MAIN HOME AND **NEXTGEN**® SUITE)
42 SQ FT BALCONY
1,171 SQ FT TOTAL



MODEL MD

1-STORY | 2 MASTER SUITES | 2 BATHS | FAMILY ROOM | BALCONY

1,129 SQ FT A/C AREA

42 SQ FT BALCONY

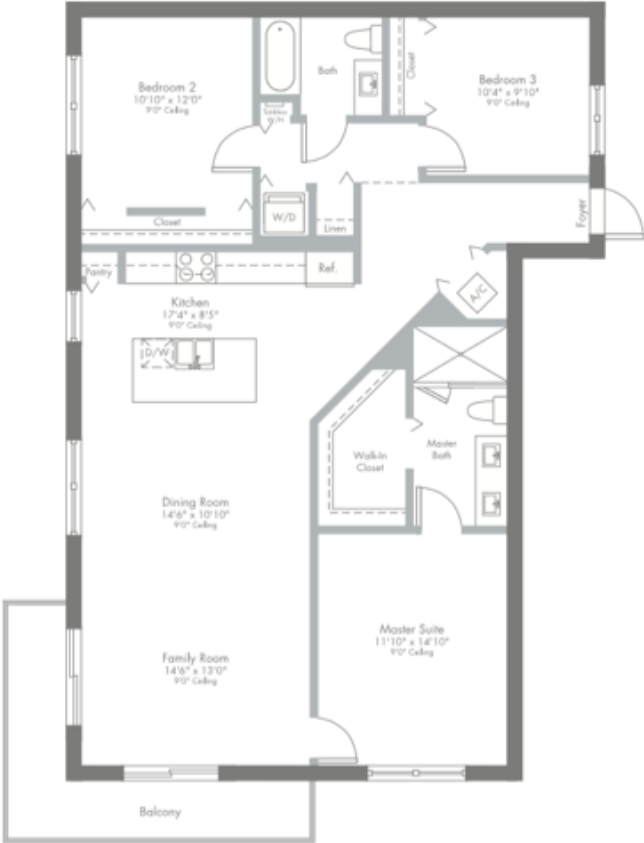
1,171 SQ FT TOTAL



MODEL ME

1-STORY | 3 BEDROOMS | 2 BATHS | FAMILY ROOM | BALCONY

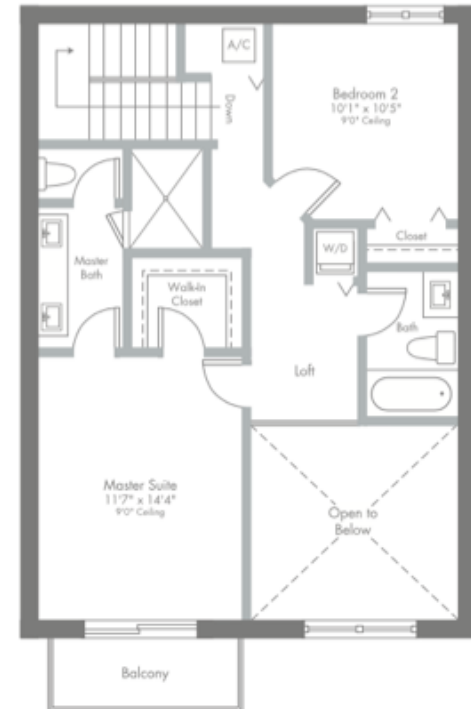
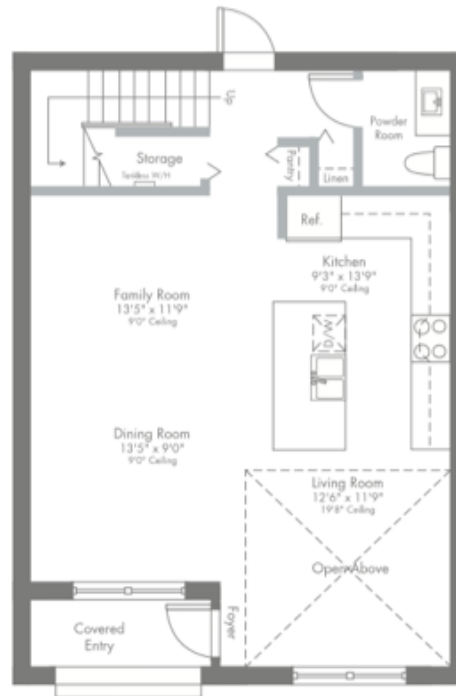
1,336 SQ FT A/C AREA
122 SQ FT BALCONY
1,458 SQ FT TOTAL



MODEL MF

2-STORY | 2 BEDROOMS | LOFT | 2 BATHS | POWDER ROOM | FAMILY ROOM
BALCONY | COVERED ENTRY

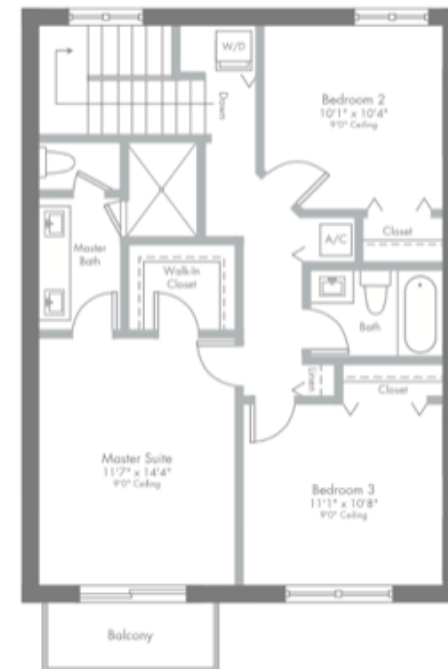
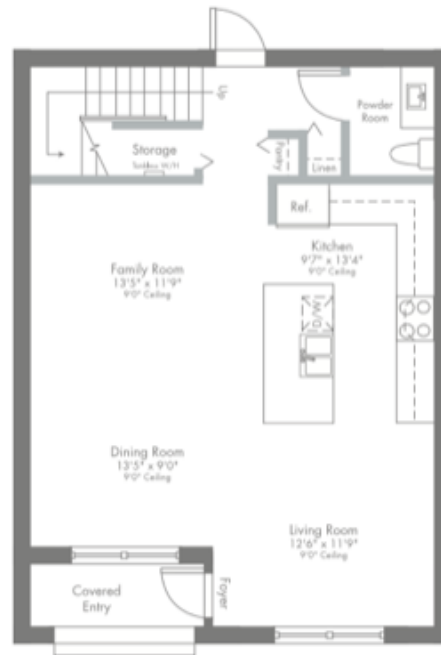
1,312 SQ FT A/C AREA
42 SQ FT BALCONY
48 SQ FT COVERED ENTRY
1,402 SQ FT TOTAL



MODEL MG

2-STORY | 3 BEDROOMS | 2 BATHS | POWDER ROOM | FAMILY ROOM
BALCONY | COVERED ENTRY

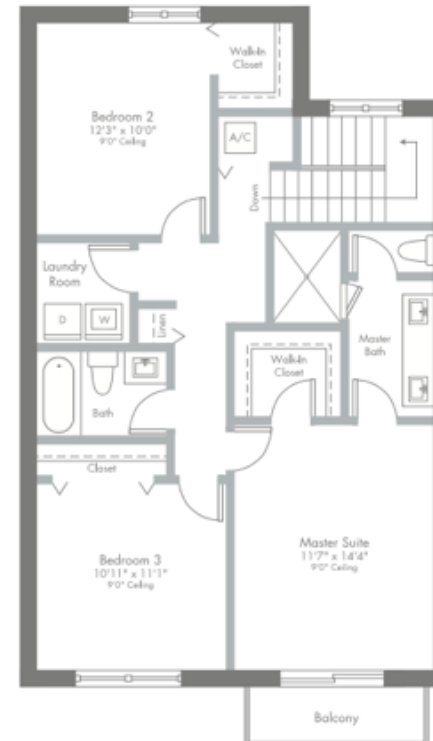
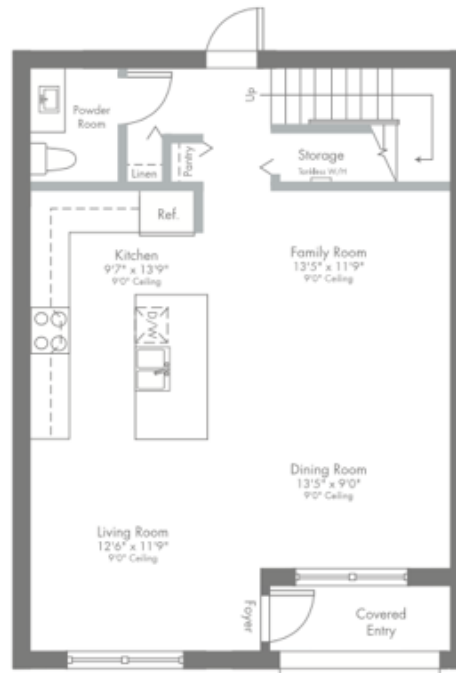
1,431 SQ FT A/C AREA
40 SQ FT BALCONY
48 SQ FT COVERED ENTRY
1,519 SQ FT TOTAL



MODEL MH

2-STORY | 3 BEDROOMS | 2 BATHS | POWDER ROOM | FAMILY ROOM
BALCONY | COVERED ENTRY

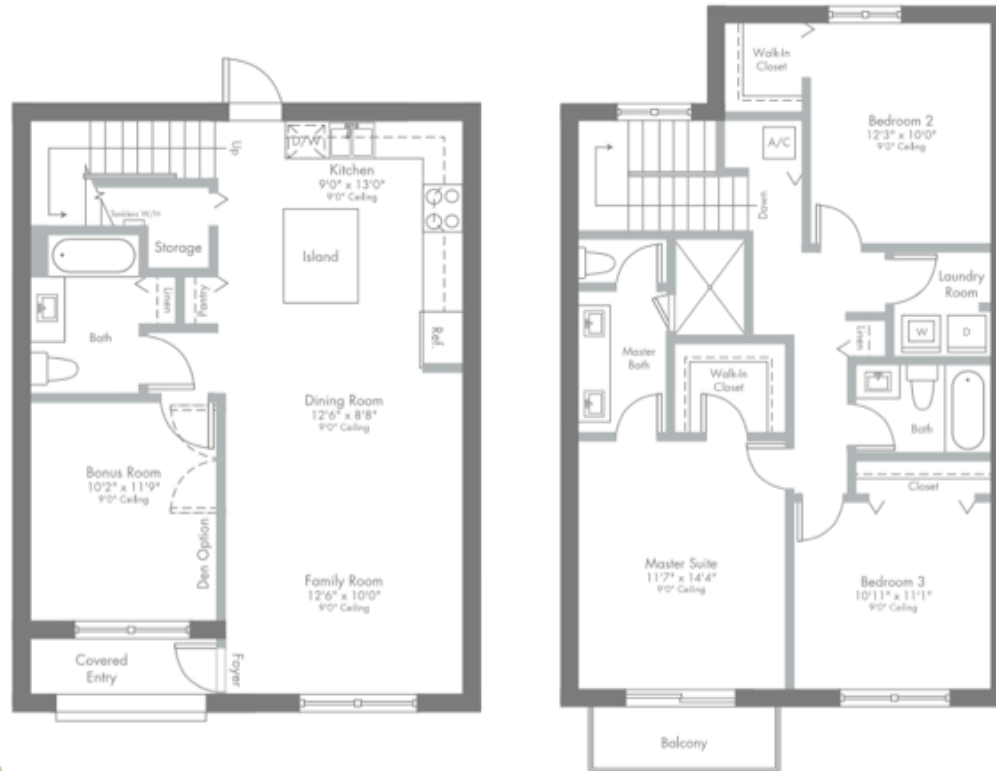
1,509 SQ FT A/C AREA
42 SQ FT BALCONY
48 SQ FT COVERED ENTRY
1,599 SQ FT TOTAL



MODEL MI

2-STORY | 3 BEDROOMS | 2 BATHS | POWDER ROOM | BONUS ROOM
FAMILY ROOM | BALCONY | COVERED ENTRY

1,509 SQ FT A/C AREA
42 SQ FT BALCONY
48 SQ FT COVERED ENTRY
1,599 SQ FT TOTAL



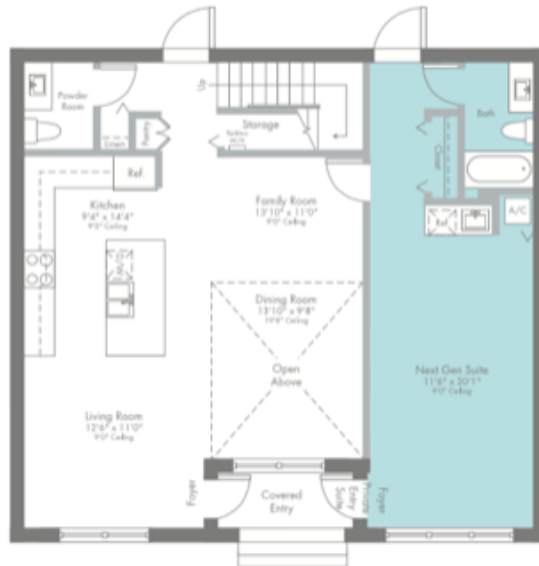
MODEL MJ

MAIN HOME:
2-STORY | 3 BEDROOMS | LOFT | 2 BATHS | POWDER ROOM | FAMILY ROOM | BALCONY | COVERED ENTRY



PRIVATE ENTRY SUITE | BATH | KITCHENETTE

2,020 SQ FT A/C AREA (INCLUDES MAIN HOME AND **NEXTGEN**® SUITE)
85 SQ FT BALCONY
45 SQ FT COVERED ENTRY
2,150 SQ FT TOTAL



YOUR COMMUNITY YOUR HOME

MIDRISE CONDOMINIUM RESIDENCES

COMMUNITY

- Built and Marketed by Lennar, a Fortune 500 Company listed on the New York Stock Exchange (LEN), one of the Nation's leading Homebuilders since 1954
- Urbana is a Premier Lennar Master Planned Community in the Highly Sought After Downtown Doral Center
- Urbana at Downtown Doral Combines a Distinct Style of Architecture, With Contemporary Inspirational Details. This Uniquely Designed Community will Offer Nine Elevations, Thus Giving the Overall Neighborhood a Luxurious and Exclusive Blend of Architectural Details Such as Elegant Exterior Color Palettes, Angular Rooflines and Natural Materials Including Glass, Stone, Wood and Concrete Elements
- Urbana will Offer an Array of Home Designs Featuring Single and Multi-level Condominium and Townhome Residences, With Balconies, Skyview Terraces, and/or Covered Terraces (per plan)
- Steps Outside Your Door You'll find Everything you Need, Fine Dining, Shopping, Banking, and Beautiful Paseos for a Leisurely Stroll or Bike Ride. And Just a Short Commute Away You'll Find Top-Rated Schools, and Landmarks Such as the Miami International Airport, Trump National Doral, and the Beautiful Miami Beaches
- Community Amenities Will Include Sidewalks and Lushly Landscaped Street Lined Roads, a Grand Clubhouse With Resort-style Pool, Fitness Center, Children's Water Park, Indoor Basketball, Meeting Rooms, Ballroom, and so Much More
- Located Within a Community Development District (CDD), ask a Lennar New Home Consultant for Details

EXTERIOR FEATURES

- Quality Concrete Block Construction
- Concrete Roof Tile (per architectural style)
- Elevator Access to Third and Fourth Floor Condos
- Brick Paver on Ground Floor Front Entry (per plan)
- Designer Exterior Paint in Contemporary Color Schemes
- Impact-Resistant Windows and Sliding Glass Doors (per plan)
- Hurricane Rated Main Entry Door
- Bronze Color Window Frames Throughout
- Contemporary Style Exterior Lighting

INTERIOR FEATURES

- Home Automation Wi-Fi Certified Home (See Attached "Smart Home Features")
- 18"x18" Ceramic Tile in Foyer, Kitchen and Laundry Room in Choice of Decorator Colors (per plan)
- Plush Stain Resistant Carpeting in Living Room, Great Room, Family Room, Dining Room, Bedrooms and Hallways With Upgraded Padding in Choice of Decorator Colors
- Contemporary-Style Interior Doors
- Contemporary-Style Bi-Fold Closet Doors
- Contemporary-Style Baseboards and Door Casings Throughout Home
- Contemporary-Style Recessed Hi-Hats Throughout Home
- Lever Style Interior Door Hardware
- Designer Quality Paint on All Walls and Ceilings
- Smooth Finish Walls and Textured Ceilings Throughout
- Rocker Style Light Switches Throughout Home
- Category 5e Structured Wiring for Phone in Kitchen, Family Room and all Bedrooms Wired for Internet, home run to Central Distribution Panel
- RG6 Shielded Coaxial Television Cable in all Bedrooms and Family Room, home run to Distribution Panel
- Pre-wired for Ceiling Fan in Family Room and All Bedrooms
- Decorative Marble Windowsills Throughout
- Smoke Detectors Throughout
- Vinyl-Clad Ventilated Closet Shelving
- Central Air Conditioning and Heating System
- Tankless Water Heater

YOUR KITCHEN


- Quality Stainless Steel Appliance Package Featuring:
 - Side-by-Side Refrigerator With Ice and Water Dispenser in Door
 - Ceramic Glass Cooktop Slide-In Range With Self Cleaning Oven
 - Energy Saving Dishwasher
 - Built In Microwave With Recirculating Ventilation System
- 36" Contemporary-Style Flat Panel Cabinets in a Variety of Colors With Integrated Stainless Steel Handles
- Contemporary-Style Quartz Kitchen Countertops With Square Edge With 6" Backsplash
- Stainless Steel Rectangular Undermount Kitchen Sink
- Contemporary-Style Kitchen Faucet With Pullout Spray
- Food Waste Disposal
- USB Charger Outlet
- Recessed Overhead Lighting

BATH FEATURES

- Master Bathroom:
 - Contemporary-Style Floating Vanities With White Cultured Marble Countertops
 - "Rain-Style" Shower Head
 - Clear Glass Shower Enclosures (per plan)
 - 12" x 24" Ceramic Tile
- Secondary Baths Include Contemporary-Style Floating Cabinets With Elegant White Cultured Marble Vanity Tops With 4" Backsplash and Brushed Nickel Hardware
- Powder Bath Includes Contemporary-Style Floating Vanity With Elegant White Cultured Marble Sink or Pedestal Sink (per plan)
- Contemporary-Style Chrome Faucets in all Baths
- Elongated Toilets
- 18"x18" Bathroom Floor Tile in Elegant Contemporary-Style (Secondary Baths)
- Exhaust Fan (per plan)
- Full Width Vanity Mirrors
- Recessed Lighting

LAUNDRY FEATURES

- Washer and Dryer
- 18"x18" Ceramic Tile Flooring

 ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.505, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. The specific features, amenities, floorplans, elevations, square footage, and designs vary per plan and community and are subject to changes or substitution without notice. We reserve the right to substitute equipment, material, appliances and brand names with items of equal or higher, in our sole opinion, value. Color and size variation may occur. The prices of our homes, included features, and available locations, are subject to change without notice. Please see the actual home purchase agreement for additional information, disclosures and disclaimers relating to the home and its features. Void where prohibited by law. Proposed amenities for the community are subject to changes, substitutions, and/or deletions without notice. Lennar makes no representation or guarantee that the community or amenities will be built out as currently planned. Copyright (c) 2017 Lennar Corporation. Lennar, the Lennar logo, and the Everything's Included logo are registered service marks of Lennar Corporation and/or its subsidiaries. CGC - 062343. 01/18



**EVERYTHING'S
INCLUDED[®]**



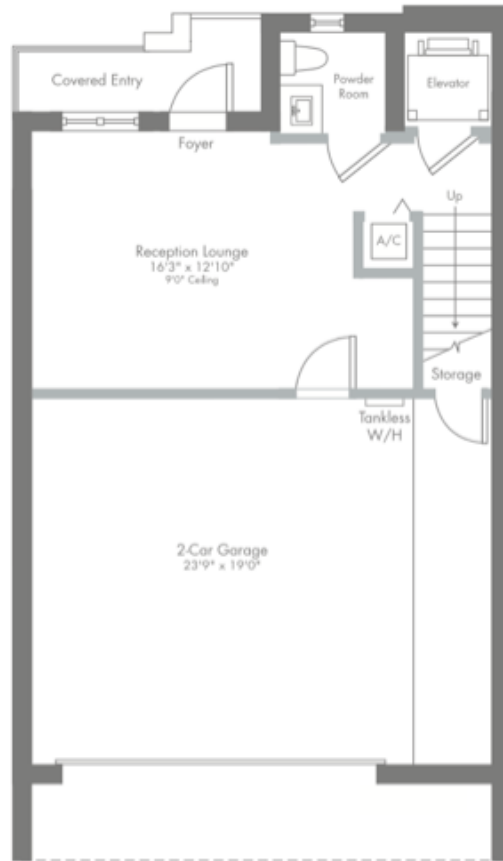


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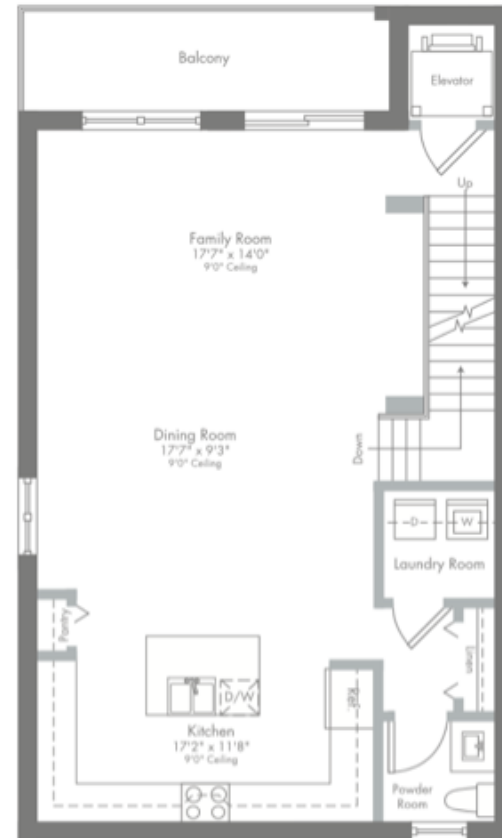


MODEL LB-2

4-STORY | 3 BEDROOMS | 3 BATHS | 2 POWDER ROOMS | RECEPTION LOUNGE | FAMILY ROOM | BALCONY
MEDIA ROOM | 2-CAR GARAGE | SKYVIEW TERRACE | PRIVATE ELEVATOR

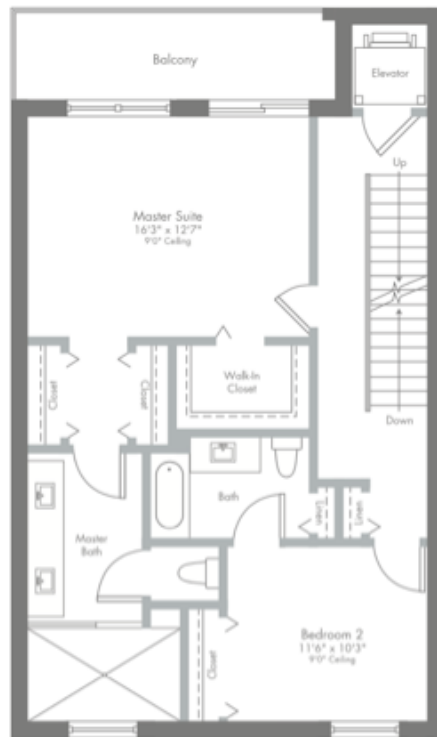


FIRST FLOOR

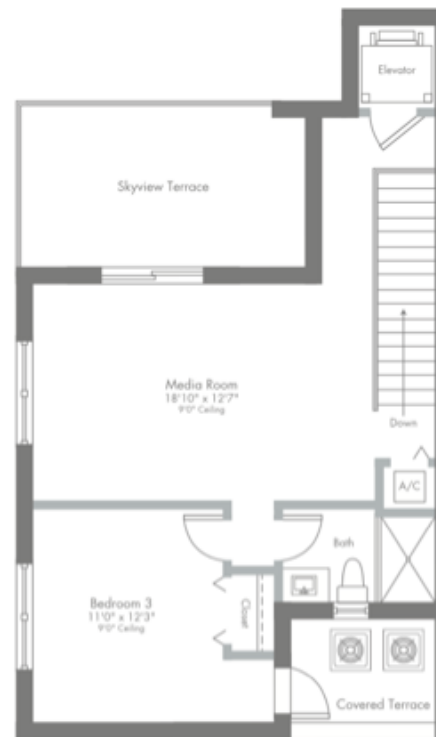


SECOND FLOOR





THIRD FLOOR



FOURTH FLOOR

2,940 SQ FT A/C AREA
 367 SQ FT BALCONIES
 161 SQ FT SKYVIEW TERRACE
 62 SQ FT COVERED TERRACE
 479 SQ FT GARAGE
 52 SQ FT COVERED ENTRY
3,908 SQ FT TOTAL

PRELIMINARY ARTIST'S CONCEPT



REDES SOCIALES

Siempre presente donde quiera que estés en cualquier lugar del mundo.





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