

## Purchase opportunities in Lake Estates at TwinEagles



TwinEagles announced that nine custom home sites and two completed furnished models remain available in the North Naples community's Lake Estates neighborhood. Homebuyers continue to be interested by TwinEagles' and the community's overall club experience that includes two distinctly different championship golf courses. The courses provide a sense of privacy. Less than 45 purchase opportunities remain available within the community.

Lake Estates showcases 19 south or west-facing lakefront home sites 110-feet wide and 150-feet deep with long-range views of a 34-acre lake, the largest lake in TwinEagles. Lake Estates features minimum 3,500 square foot residences by Stock Signature Homes and A.R.B.C. Arthur Rutenberg Homes starting at \$1.8 million. The lakefront neighborhood features 36-holes of golf. Rutenberg's Amalfi and Stock's Wyndam estate models are open for viewing and purchase.

Priced at \$2,067,000 with furnishings, Rutenberg's Amalfi model includes 3,879 square feet under air with a great room that opens to a covered lanai, an open kitchen and dining area that also opens to the outdoors, a club room that opens to the outdoor kitchen and dining area, a study, four bedrooms, four baths, and a three-car garage. Interior Designer Kelley Vitorino's design presents a traditional Amalfi coast farmhouse. The flooring in the main living areas is a chiseled edge travertine in an Ashlar pattern. The furniture is eclectic, blending the old and new, and indicative of the way people live and collect pieces over time. The Amalfi's foyer opens into a great room where sliders offer views of the outdoor living area, pool, and the 34-acre lake. Walnut beams traverse the ceiling, while a seating group

is assembled around the feature wall. A recess in the wall houses a media console with a flat screen television mounted against a textured background.

The double-island kitchen features cabinetry in a dark espresso finish. The smaller prep island is topped with a unique granite. By contrast, the perimeter base cabinetry and outer counter-height island feature chic quartz countertops. Adjacent to the kitchen, the dining area accommodates a long rectangular wood table with an antique weathered finish. Ninety-degree pocketing sliders open this space to the outdoor kitchen and dining area.

At the back of the home, the club room offers an entertainment area with space for a game table. A wet bar with granite counters includes This multi-purpose room features a floating desk for a laptop, storage space, and a seating area. In the Amalfi's outdoor living area, the summer kitchen features a granite countertop.

The master bedroom includes a sitting area overlooking the pool views. Master bathroom includes vanity cabinetry with marble countertops, marble tub deck, and marble floors and an open walk-in shower.

Priced at \$2,508,850 fully-furnished with an optional leaseback, Stock's Wyndam model offers 4,298 square feet under air with three bedrooms, a bonus room that can be used as a fourth bedroom, four-and-a-half baths, a spacious great room, huge open kitchen and breakfast nook, a formal dining room, a 983 square-foot outdoor living area overlooking the lake that includes an outdoor kitchen, a fireplace, a bar area, dining and conversation areas, and a pool and spa, a two-car garage, and a one-car garage with dedicated golf cart storage.

The Wyndam model showcases an interior design by Vogue Interiors' award-winning Sheila Corasaniti-Cook, IDS. Architectural features include beamed ceiling in the great room. Flooring throughout the living areas is highly polished white 24 x 24-inch porcelain tile. The bonus room is being utilized as a fourth bedroom to provide additional space for visiting family members and guests and includes a dry bar. The dry bar is flanked by a pair of closets. The space has a door leading to the outdoor living area and is considered as a second master bedroom.

TwinEagles is being developed by Ronto Group. The 1,115-acre gated community has been recognized by Boardroom magazine as a Distinguished Emerald Club. In addition to the two championship golf courses, amenities include a recreation center featuring a 6,430 square feet fitness facility, a 2,500 square feet pool and spa, and a poolside dining venue, and a clubhouse that offers dining and a vetted wine list.

In addition to TwinEagles, The Ronto Group is developing Naples Square in downtown Naples, the Seaglass high-rise tower within Bonita Bay, and Orange Blossom Naples on Oil Well Road in North Naples. Ronto is now in the process of converting reservations to contracts for residences at its Omega tower that will be the final high-rise built at Bonita Bay, and for Phase I residences at Eleven Eleven Central, a new walkable, bikeable community on Central Avenue between 10th Street and Goodlette-Frank Road in downtown Naples.