

Aquamarine

at Turquesa

2-Story | 3 Bedrooms | 2.5 Baths | Family Room | Garage

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LENNAR[®]

Aquamarine

at Turquesa

2-Story | 3 Bedrooms | 2.5 Baths | Family Room | Garage



1,621 Sq. Ft. A/C Area
 247 Sq. Ft. Garage
 61 Sq. Ft. Covered Entry

 1,929 Sq. Ft. Total

Preliminary Artist's Concept

Plans and elevations are artist's renderings and may not accurately represent the actual condition of a home as constructed, and may contain options which are not standard on all models. Lennar reserves the right to make changes to these floor plans, specifications, dimensions and elevations without prior notice. Stated dimensions and square footage are approximate and should not be used as representation of the home's precise or actual size. Any statement, verbal or written, regarding "under air" or "finished area" or any other description or modifier of the square footage size of any home is a shorthand description of the manner in which the square footage was estimated and should not be construed to indicate certainty. See a Lennar new home consultant for further information. Garage sizes may vary from home to home and may not accommodate all vehicles. Void Where Prohibited By Law. Copyright © 2017 Lennar Corporation. Lennar and the Lennar logo are registered service marks or service marks of Lennar Corporation and/or its subsidiaries. CGC 062343. 3/17.



Emerald

at Turquesa

2-Story | 3 Bedrooms | 2.5 Baths | Family Room | Garage

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LENNAR[®]

Jade

at Turquesa

2-Story | 4 Bedrooms | 2.5 Baths | Breakfast Area | Family Room | Garage



LENNAR[®]

Lapis

at Turquesa

2-Story | 3 Bedrooms | 3 Baths | Family Room | Garage

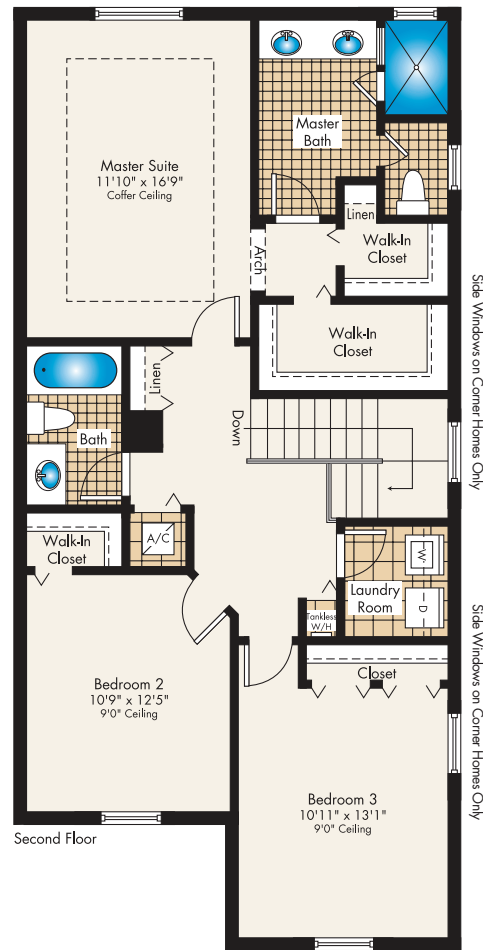
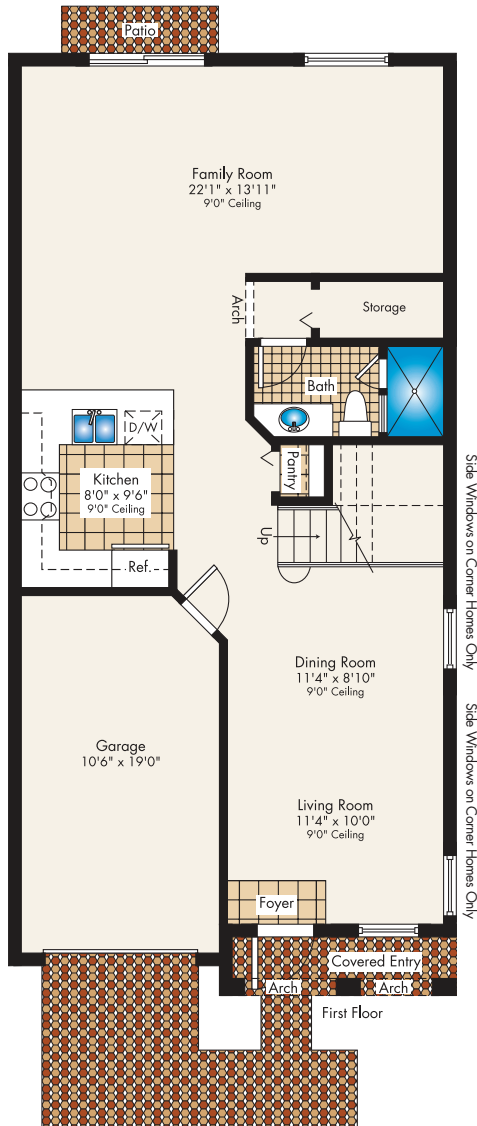


LENNAR[®]

Lapis

at Turquesa

2-Story | 3 Bedrooms | 3 Baths | Family Room | Garage



1,962 Sq. Ft. A/C Area
 210 Sq. Ft. Garage
 39 Sq. Ft. Covered Entry

 2,211 Sq. Ft. Total

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Turquesa

Preliminary ei - Features

COMMUNITY FEATURES

- 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
- Turquesa will be a premier Lennar family friendly community with tropical landscaping, sidewalks and street lighting throughout
- Residents will enjoy the future inviting waterfront cabana with swimming pool and sundeck areas
- A future children's playground will also be part of the Turquesa lifestyle amenities
- Pristine lake in the heart of the community
- Conveniently located with easy access to I-75 and other primary thoroughfares, convenient shopping and banking facilities, nearby schools and recreational areas
- Located within a Community Development District (CDD), ask a Lennar New Home Consultant for details

EXTERIOR FEATURES

- Quality CBS construction
- Spanish style concrete roof tile
- Designer exterior stone and decorative shutters
- Brick Paver Walkway, Entry and Patio
- Privacy fence in rear yard
- Quality exterior paint in decorator schemes
- Covered entry
- Insulated front door with chime
- Raised-panel garage door with opener
- Exterior hose bibs (per plan)
- Code compliant hurricane panels

INTERIOR FEATURES

- 18" x 18" ceramic tile in foyer, kitchen and laundry in a choice of decorator colors (per plan)
- Plush stain resistant carpeting with padding in a choice of decorator colors
- Raised-panel interior doors
- Vinyl-clad ventilated closet shelving
- Colonial-style baseboards and door trim
- Elegant interior door hardware
- Textured walls & ceilings in designated areas
- Rocker-style switches throughout
- Category 5e structured wiring for phone in kitchen only. 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 central distribution panel
- Pre-wired for ceiling fan in family room and all bedrooms

INTERIOR FEATURES (CONT.)

- Quality paint on all walls and ceilings
- Marble window sills throughout
- Smoke and carbon monoxide detectors throughout
- Electric water heater
- Central air-conditioning and heating system
- Home Automation with Nexia™ Home Intelligence with:
 - Wireless Keypad Lock
 - Light Module
 - Programmable Thermostat for central A/C and heating system
 - Security Camera

KITCHEN FEATURES

- 30" wood finish cabinets in a choice of colors with brushed nickel hardware
- Easy-care mica countertops in a choice of colors
- Stainless steel kitchen sink with designer faucet
- Garbage disposal
- Pantry closet with ventilated shelving (per plan)
- Quality stainless steel appliance package featuring:
 - 18 cu. ft. top freezer refrigerator
 - 30" Free standing electric range with ceramic glass cook top and super large oven capacity with self cleaning system
 - Over-the-range microwave with recirculating venting system
 - Built-in multi-cycle dishwasher
- USB Charger Outlet
- Recessed LED downlighting

BATH FEATURES

- Wood finish vanity cabinets with cultured marble vanity tops and brushed nickel hardware
- Double vanity sinks with faucets in master bath
- Pedestal Sink in Powder Room (per plan)
- Shower with clear enclosure in master bath
- 12" x 12" ceramic floor tile
- Exhaust fans (per plan)
- Theatrical-style lighting over vanities
- Mirrored medicine cabinet (per plan)
- Oversized mirrors (per plan)

LAUNDRY FEATURES

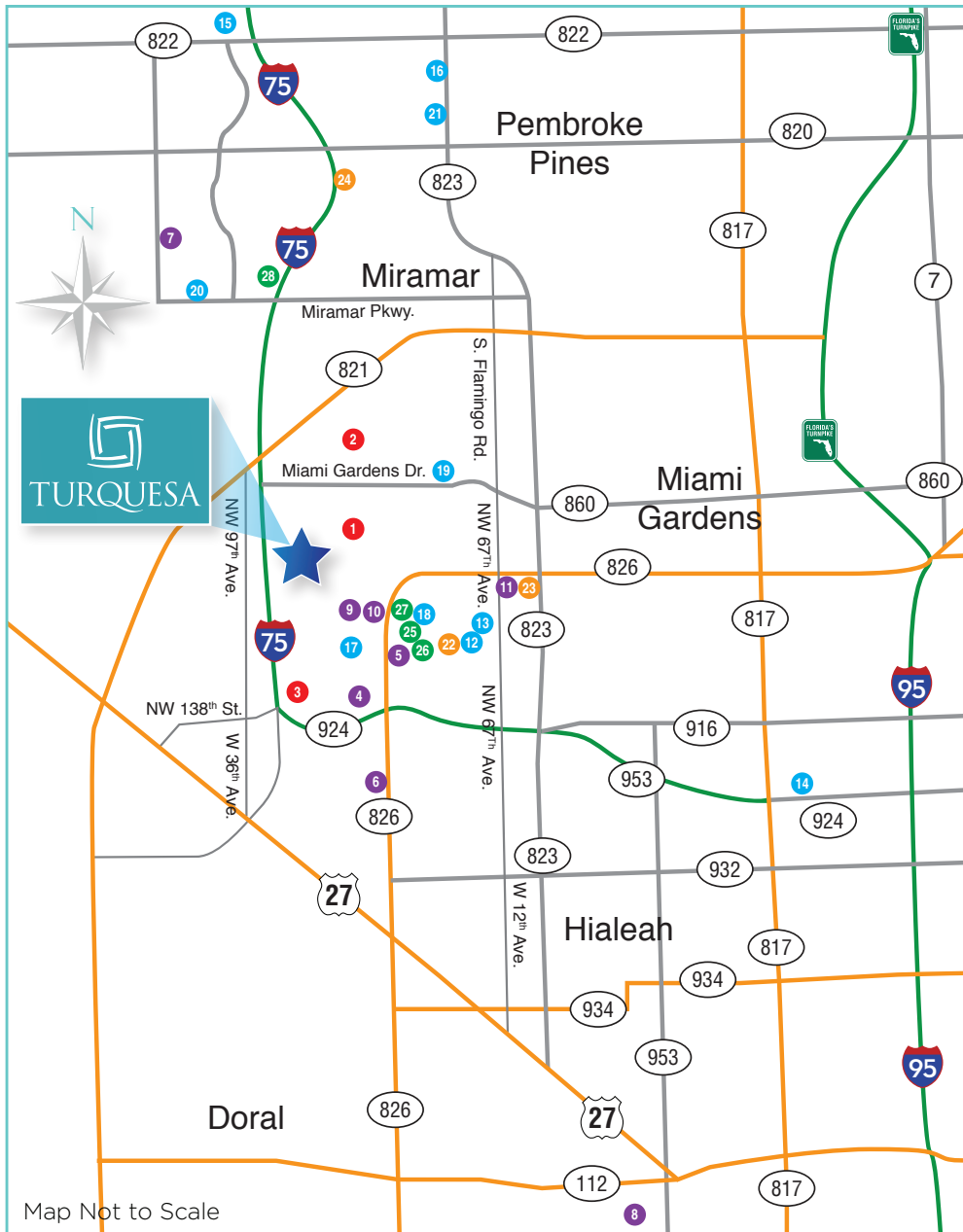
- Large capacity washer and electric dryer
- Ventiladed wire shelving above washer/dryer (per plan)



**EVERYTHING'S
INCLUDED***

Turquesa

Points of Interest



SCHOOLS

1. Palm Springs North Elementary
2. Lawton Chiles Middle School
3. Barbara Goleman Senior High

HOSPITALS/MEDICAL/GOVERNMENT

4. Promise Hospital Miami Lakes
5. Nicklaus Children's Hospital
6. Palmetto General Hospital
7. Memorial Hospital
8. Miami International Airport
9. Chase
10. Bank of America
11. Wells Fargo

RECREATION AND OUTDOORS

12. Main Street Playhouse
13. Cobb Theaters Main Street
14. Sun Life Stadium
15. Cinemark Paradise 24
16. Pines Ice Arena
17. Miami Lakes West Park
18. Don Shulas Golf Club
19. Country Club of Miami
20. Miramar Regional Park
21. CB Smith Park

SHOPPING

22. Main Street Shopping Center
23. Costco
24. The Shops at Pembroke Gardens

RESTAURANTS

25. Shula's Steakhouse
26. Beverly Hills Café
27. King & I Sushi
28. Bokampers Sports Bar & Grill

Preliminary Artist's Concept

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 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

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Lennar is once again raising the bar in the homebuilding industry with “the next generation of living” and the new Everything's Included Home.

With our national purchasing strength, we are able to include Home Automation in our Everything's Included packages, giving you access to a feature that would otherwise cost considerably more. To help ensure that our homebuyers enjoy convenience, efficiency, and peace of mind, Lennar homes include Nexia™ Home Intelligence, a leading home automation system that features brands like Schlage and Trane.



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EVERYTHING'S
INCLUDED
HOMES

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