

# Living in the Sky

175 1st Street S. #2202 • St. Petersburg, FL 33701

Offered at \$739,000

2 Bedrooms • 2-1/2 Baths • 2 Parking Spaces

Built 2009 • 1,465 square feet • Wrap-around Balcony

Heated Pool & Spa • Fitness Center • 24/7 Concierge Staff



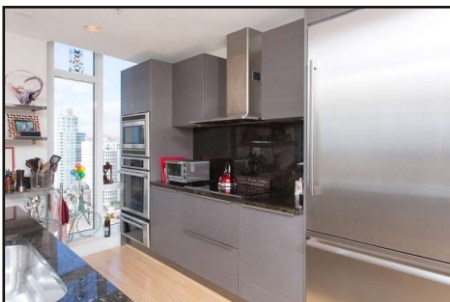
[www.SignatureCondoForSale.com](http://www.SignatureCondoForSale.com)

Enjoy views of the water and the city from sunrise to sunset. This 22nd floor condominium home features flexible living space and a wrap-around balcony for million dollar views. In the popular Signature Place building in the heart of downtown, it's the epitome of urban living.



#### The chef's kitchen features:

- Granite island and counter tops
- Sleek European cabinetry
- Solid backsplash on entire kitchen wall
- Stainless steel appliances: refrigerator, dishwasher, wall oven, microwave/convection combination, range hood



A gorgeous kitchen is the heart of this home. Granite tops the center island, and counter tops. Sleek European cabinetry offers plenty of storage, like deep drawers for pots & pans - and they're self-closing. High end stainless steel appliances complete the look and functionality. A casual dining counter is great for quick meals or conversation with the chef during dinner prep.

The living/dining space is designed in the great room style and open to the kitchen. Beautiful blonde vertical bamboo flooring runs throughout the home, even into the kitchen! Step out to the balcony and enjoy the panoramic views - sip your morning coffee while the sun's coming up over Tampa Bay.

The Master suite is a private retreat. There's a lavish bath with both a shower and a Jacuzzi tub, and double sinks in the wide granite-topped vanity. A built-in wardrobe wall handles your storage needs. The bedroom has great views, and even opens out to the balcony. A second bedroom is also en suite, with a private bath featuring a huge shower. It makes a great guest room and/or office.

There's a powder room for your visitors, and a stacked washer & dryer tucked away in a utility closet. There's a storage closet as well - but if you need more, there's a secure locker downstairs.

Situated just two blocks from the waterfront, you're in easy walking distance

to everything you need and want - groceries, shopping, restaurants, museums, galleries, entertainment venues, parks and more. The Saturday Morning Market, billed as the largest farmer's market in the Southeast US, is just outside your front door! If you do need to use the car, you'll appreciate the easy access to I-275.

See for yourself today how much you'll love living the downtown lifestyle!



The living space allows room for living and dining, with walls of windows overlooking the city and Tampa Bay.



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## Details At-A-Glance:

- Popular "F" floor plan has wrap-around balcony with city and water views of Tampa Bay
- Great room floor plan with living/dining combination and open kitchen & casual dining counter
- Blonde vertical bamboo flooring throughout living areas & kitchen
- Kitchen features granite counter tops, solid backsplash on entire kitchen wall, high end stainless steel appliances including double wall oven/ micro/convection units, self-closing drawers, smooth-surface range with stainless steel hood
- Inside utility closet with stacked washer and dryer (included)
- High end designer fixtures and ceiling fans
- Electric grills permitted on balcony
- Wired for surround-sound but audio equipment not installed
- Community amenities include heated infinity-edge pool, spa, lounge areas, putting green, fitness center, gathering rooms and catering kitchen for parties, 24/7 concierge/security staff
- 2 assigned parking spaces in under-building garage
- Secure storage locker unit
- 2 pets are allowed (owners only), no maximum weight
- No application or approval required
- Monthly maintenance fee \$906, includes water/sewer/trash, internet, cable tv, 24/7 staffing, building insurance (incl. flood), exterior maintenance and reserves
- **2014 Taxes \$11,277 without Homestead Exemption**

### ROOM DIMENSIONS:

Great Room: 20' x 15'

Kitchen: 12' x 9'

Master Bedroom: 13' x 19'

2nd Bedroom: 13' x 10'



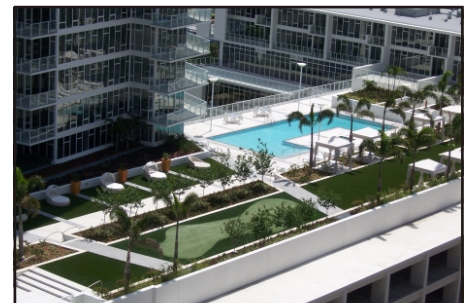
The enlarged Master bedroom has a built-in wardrobe, and opens to the balcony.



The Master bath has a wide vanity with double sinks, large shower and soaking tub.



The wrap-around balcony gives you views from sunrise to sunset.



The amenities deck features a heated pool, spa, lounge areas and a putting green!

Marketed by  
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