



# avra

AT METROPOLITAN NAPLES





# UPTOWN LIVING. DOWNTOWN NAPLES.

Avra at Metropolitan Naples is comprised of just 56 exquisitely appointed residences, including 5 highly coveted penthouses. The residences promise luxurious, contemporary living with panoramic views, the finest finishes and all just minutes from famed Fifth Avenue South.



## A DESTINATION IN PARADISE

If you're looking for luxurious high-rise living in a prime location in Downtown Naples, unparalleled amenities and stunning views of Naples Bay and the Gulf of America, look no further than Avra at Metropolitan Naples.

Located in one of the most coveted cities in the world, Avra at Metropolitan Naples offers easy access to pristine beaches, unique boutiques and fine dining along iconic Fifth Avenue South. Located at the intersection of Fifth Avenue South and Davis Boulevard, Avra at Metropolitan Naples provides residents with an unparalleled lifestyle just steps away from the best the city has to offer. A world of opportunities awaits just a short stroll, bike ride or drive from Avra at Metropolitan Naples.



### Uptown living including:

- ◇ 2, 3 and 4-bedroom residences ranging from 1,780 to 3,351 A/C sq. ft.
- ◇ 5 spectacular penthouses ranging from 2,875 to 4,082 A/C sq. ft.
- ◇ Spacious, open floor plans
- ◇ 2 secure garage parking spaces per residence 15-33' above FEMA flood guidelines
- ◇ Chef-inspired kitchens with large center island
- ◇ Appliance package featuring Wolf® & Sub-Zero®
- ◇ Wine walls & wet bars, per plan
- ◇ Generous outdoor living areas with built-in barbecue grills

# IN THE HEART OF IT ALL

## SHOPPING & DINING

- 1 Fifth Avenue South » 4 min drive
- 2 Naples Design District » 4 min drive
- 3 Third Street South » 9 min drive
- 4 Waterside Shops » 15 min drive
- 5 Mercato » 20 min drive

## THE ARTS

- 6 Gulfshore Playhouse » 4 min drive
- 7 Sugden Theater » 4 min drive
- 8 Artis-Naples » 15 min drive
- 9 Baker Museum » 15 min drive

## LANDMARKS

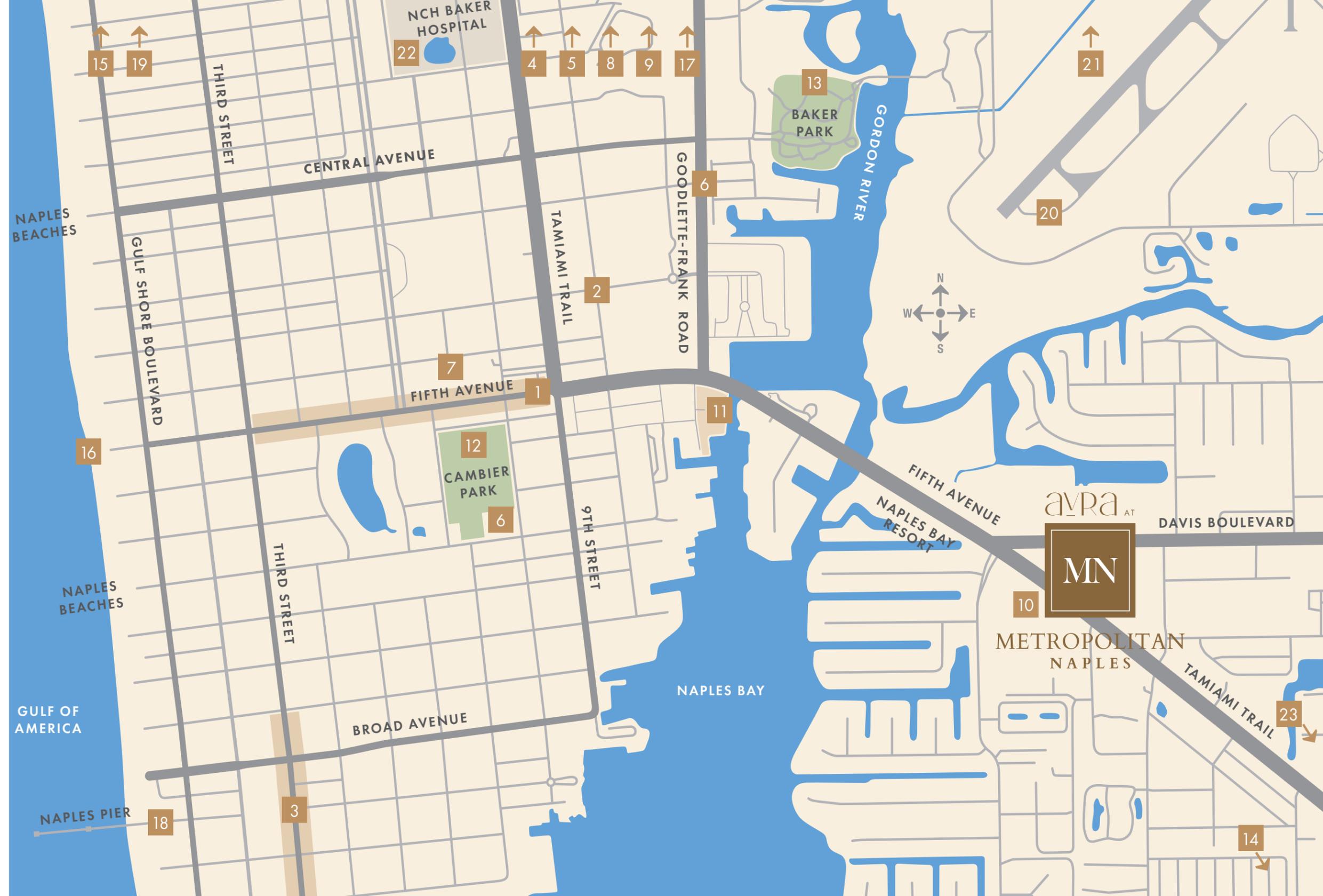
- 10 Naples Bay Resort & Club » Across the street
- 11 Tin City » 3 min drive
- 12 Cambier Park » 4 min drive
- 13 Baker Park » 6 min drive
- 14 Naples Botanical Garden » 7 min drive
- 15 Lowdermilk Park » 8 min drive
- 16 Naples Beaches » 8 min drive
- 17 Naples Zoo at Caribbean Gardens » 8 min drive
- 18 Naples Pier » 9 min drive
- 19 Four Seasons Naples Resort » 10 min drive

## TRAVEL

- 20 APF: Naples Airport » 10 min drive
- 21 RSW: Southwest Florida Int'l Airport » 45 min drive

## HEALTHCARE

- 22 NCH Baker Hospital » 5 min drive
- 23 Physician's Regional Medical center » 15 min drive





# A NEW STANDARD IN LUXURY LIVING

When you reside at Avra at Metropolitan Naples, you are an elevator ride from recreation, relaxation, convenience and indulgence. But don't take our word for it, discover for yourself everything that makes Avra at Metropolitan Naples special below.



## ROOFTOP

- ◆ Rooftop infinity pool with sundeck & lounge chairs
- ◆ Resident bar & sky lounge
- ◆ State-of-the-art fitness center & yoga studio with nearly 360-degree views



## 5TH FLOOR

- ◆ Owners' indoor lounge & clubroom
- ◆ Business center & conference room
- ◆ Luxury guest suite with private terrace
- ◆ Catering facilities
- ◆ Outdoor lounge with seating areas & fire pits
- ◆ Large outdoor spa, putting green & other recreation
- ◆ Grill area & outdoor kitchen with bar
- ◆ Sunset seating & fire tables

## ENTRY/LOBBY LEVEL

- ◆ Contemporary design & art collection
- ◆ Concierge service
- ◆ Upscale boutiques & services
- ◆ Stylish casual & fine eateries
- ◆ Private, secure garage parking
- ◆ EV charging stations
- ◆ Bicycle & storage facilities





avra

AT METROPOLITAN NAPLES

New Onsite Sales Gallery

1950 Mayfair Street, Naples, FL 34104

239-758-9500 | MetropolitanNaples.com



ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS WEBSITE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. All artists renderings are proposed concepts shown only for marketing purposes and are based upon current development plans, which are subject to change by the developer, Avra at Metropolitan Naples LLC, which reserves the right to make changes at its sole discretion, without prior notice or approval of the purchaser. This project has been filed in the state of Florida and no other state. This is not an offer to sell or solicitation of offers to buy the condominium units in states where such offers or solicitation cannot be made. This advertisement does not constitute an offer where prior registration or other qualification is required. Prices, availability, plans, features, dimensions, specifications and amenities are subject at any time without notice. All Rights Reserved. Equal Housing Opportunity.

