



Sandlake Station

Condominiums & Shops



**"DEFYING THE SENSES
OF A NEW STYLE
OF LIFE "**

Sandlake Station
Orlando FL

www.sandlakestationorlando.com



RESIDENTIAL BUILDINGS AND TOWNHOMES

Sandlake Station Condominium and Shops is comprised of 3 residential buildings with a total of 196 apartments divided among 1 Bedroom + Den, 2 Bedrooms + Den and 3 Bedrooms, embraced by 41 Townhomes with 3 Bedrooms and garage, making it a neighborhood of excellence.

Sandlake Station Condominium and Shops is a unique community with an innovative lifestyle in tune with nature. Creating an environment with enjoyment of harmony and tranquility.

BUILDINGS AND COMMON AREAS

Functional designs, with spaces of open areas endowed with great luminosity.

- High technology of construction with maximum efficiency
- Security with electronically controlled access and cameras of the latest generation
- CLUB HOUSE that includes an elegantly decorated living room that opens into an exclusive terrace, ideal for any type of occasion. Large Fitness Center with mixed studio classes, multi-strength and cardio equipment





CHARACTERISTICS OF RESIDENCES

Open kitchens with state-of-the-art modern cabinets and natural granite countertop, fully equipped with high-efficiency stainless steel appliances

Spacious walk-in closets in the bedrooms

Bathrooms decorated with exclusive cabinets and finishes with mirrors and designer accessories

Wooden floors in social areas and carpets in bedrooms



FLOOR PLANS

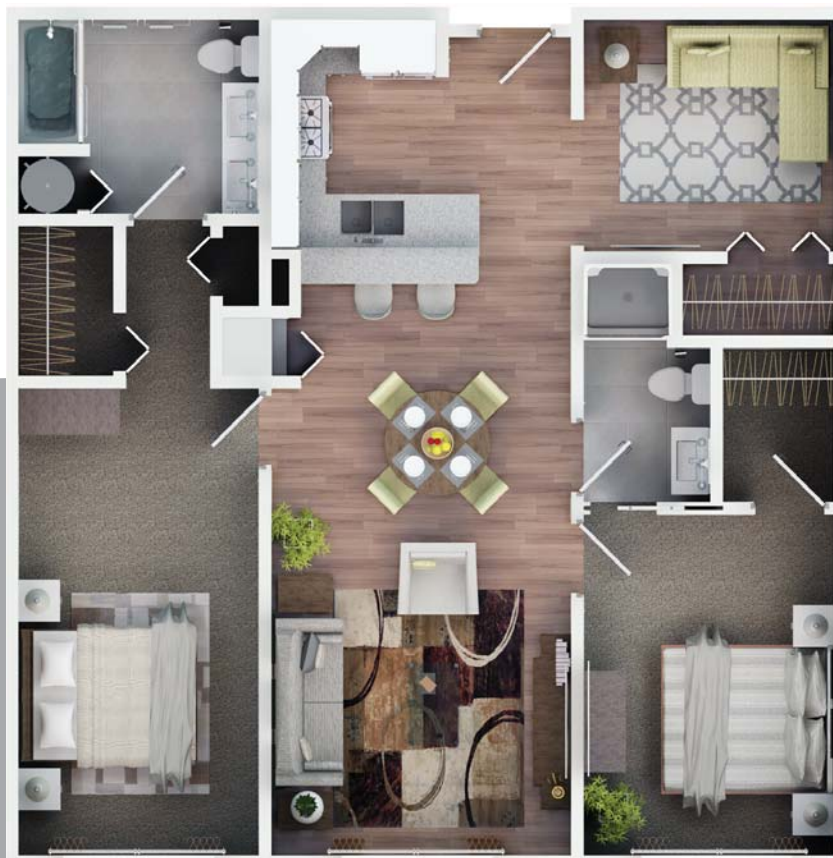


APARTMENT TYPE A

1143 sf (106.2 m2)

3 BEDROOMS

2 BATHS



APARTMENT TYPE B

1089 sf (101.2 m2)

2 BEDROOMS

2 BATHS

1 DEN



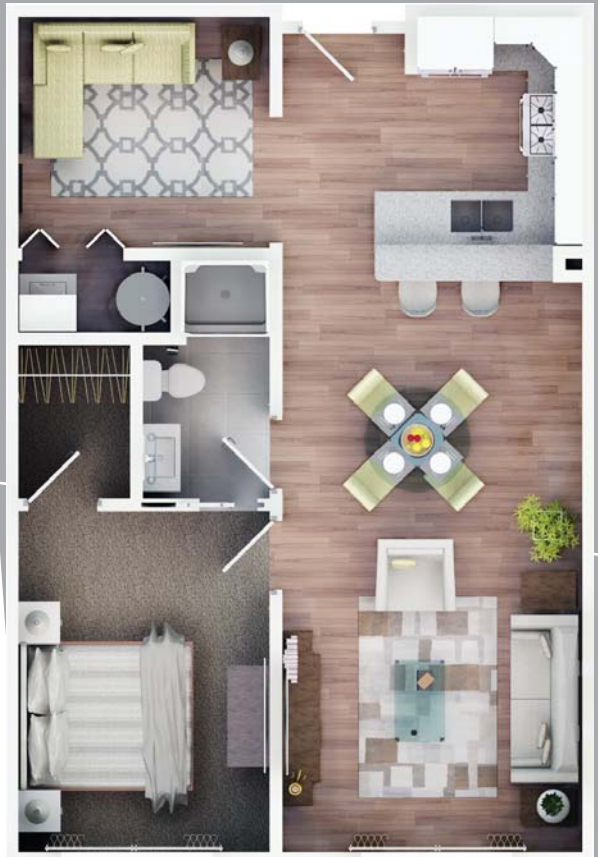
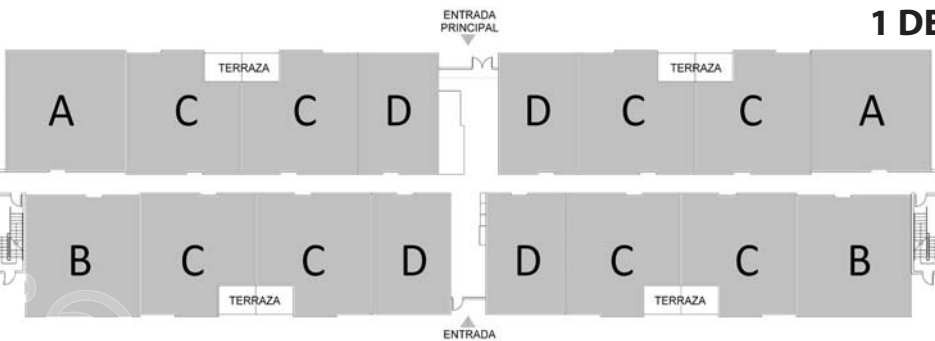
APARTMENT TYPE D

754 sf (70 m²)

1 BEDROOM

1 BATH

1 DEN



APARTMENT TYPE C

1015 sf (94.3 m²)

2 BEDROOMS

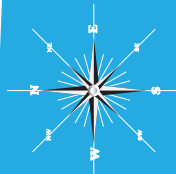
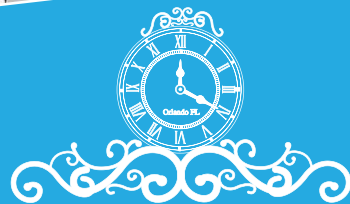
2 BATHS

1 TERRACE





SITEPLAN





TOWNHOMES



**DESIGN
QUALITY
COMFORT**





FLOOR PLANS

1500 sf (139.35 m2)

3 BEDROOMS

2.5 BATHS

1 GARAGE

1 TERRACE



FIRST FLOOR



SECOND FLOOR





PRIME LOCATION CLOSE TO ALL ...

SUNRAIL STATION

SUNRAIL is a train system that currently connects 12 stations from North to South, and from 2018 will add 4 stations to the South, including Kissimmee and Ponciana.

SUNRAIL Station located near the intersection of Orange Avenue and SandLake Road, serves an expanding residential and business district in south-central Orlando. The station also offers bus connections to all areas of attractions, as well as to Orlando International Airport. This station also serves residents of nearby counties and includes a large parking lot for service users.

ORLANDO INTERNATIONAL AIRPORT

ORLANDO'S AVIATION AUTHORITY HAS COMPLETED AN IMPROVEMENT PLAN FOR ITS AIRPORT FOR \$1.1 BILLION.

With a capacity of 45 million flyers annually. The new South Terminal, will stimulate the general economy of central Florida.

The new connector will not only improve the infrastructure of the region's transportation, but will also provide ease to the growing number of travelers. The extension of the travel system of passengers towards the South, construction of a new transportation system/garage and new travel installations to accommodate train passengers.

Improvements to customs areas and border patrol to the U.S. as well as upgrades to ticket receptions in the North terminal and baggage system.



THE BRIGHTLINE

THE \$2.5 BILLION PRIVATELY FUNDED PROJECT WILL HAVE TRAINS TRAVELING UP TO 125 MILES PER HOUR BETWEEN MIAMI, FORT LAUDERDALE, WEST PALM BEACH AND ORLANDO. THE THREE SOUTH FLORIDA STATIONS ARE CURRENTLY UNDER CONSTRUCTION, AND RAIL TRACK IMPROVEMENTS ARE UNDERWAY.

The Miami-Fort Lauderdale-West Palm Beach service is expected to start in mid-2017, with the connection to Orlando opening in late 2017. The Brightline is promising trips of less than 30 minutes from Miami to Fort Lauderdale, under 60 minutes from Miami to West Palm Beach, and about three hours from Miami to Orlando.

LAKE NONA MEDICAL CITY

FACILITIES OF BIO INVESTIGATION AND EDUCATION

This 650 acre center of health and sciences, known as LAKE NONA MEDICAL CITY, is a landmark in Orlando that represents the strategy of creating a specialized focus in medical treatments, investigation and education in central Florida.

Based on the proven theory that a proximity of a cluster formed by health and biological science centers accelerate innovation. In the last 7 years, LAKE NONA MEDICAL CITY has become the home of some of the most renowned professionals.



THE FLORIDA MALL

CENTRAL FLORIDA'S MOST
DYNAMIC SHOPPING
DESTINATION.

Located minutes from Orlando International Airport, THE FLORIDA MALL is the largest and most diverse shopping destination in central Florida.

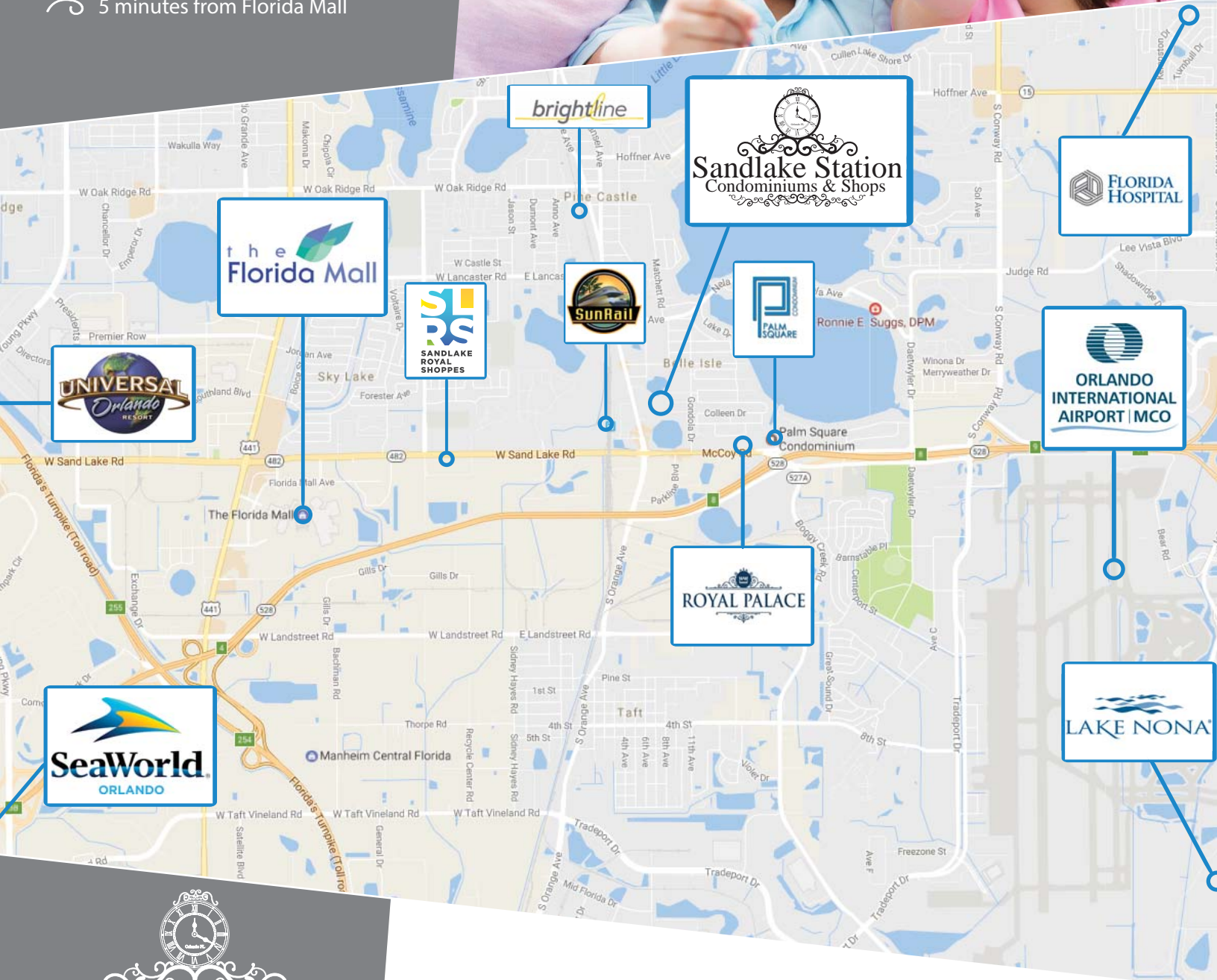
With more than 20 million visitors per year, and more than 250 exclusive stores, entertainment and dining options. Its dining pavilion offers a total of 23 restaurants, 5 of which are new to the market.



IDEAL LOCATION.

Prime location, minutes from all activities.

- Steps from SUNRAIL Sandlake Station
- 7 minutes from Orlando International Airport
- 10 minutes from Downtown Orlando
- 5 minutes from Florida Mall




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Sandlake Station Condominiums & Shops 7803 S Orange Ave. Orlando, FL 32089