

13TH FLOOR HOMES BREAKS GROUND IN PALM BEACH COUNTY

Will build 500 single-family homes and townhomes, with townhomes starting in the \$200,000s.

13th Floor Homes, the home building division of 13th Floor Investments, in partnership with BTI Developers, on Thursday announced the official groundbreaking of Arbor Parc, a new gated community that will encompass 500 single-family lakefront homes and townhomes in the heart of Palm Beach County.

With Arbor Parc, 13th Floor is targeting the market for affordably priced new construction. The median price of a single-family home in the county is now close to \$340,000; home prices at Arbor Parc start in the \$200,000s.

Arbor Parc follows 13th Floor's original Broward communities: Central Parc, the first of three residential communities 13th Floor is building in Tamarac, was completely sold out a little over a year after its pre-construction launch. Manor Parc and Hidden Trails, Central Parc's sister communities, are actively selling.



“We have seen an incredible response from buyers since our sales launch that speaks volumes for the demand that exists for the community,” said Stefanie Mogull, VP of sales & marketing for 13th Floor Homes. “By offering townhomes in addition to single-family residences, we are able to better meet the needs of buyers who are looking for well-appointed homes at a price point they can realistically afford.”

Single-family home buyers have a choice of six different models ranging from 1,558 to 2,086 square feet, offering three or four bedrooms, 2½ to 3½ baths, and one- or two-car garages.

“Arbor Parc offers a solution to our region's affordability problem,” said BTI Partners Managing Partner Noah Breakstone. BTI Developers is a subsidiary of Fort Lauderdale-based BTI Partners. “The homes are designed for families who not only want to enjoy a comfortable lifestyle but also build wealth in years to come.”

Each model will be available at several elevations, showcasing contemporary exterior details such as brick facades and wooden shutters. Luxury interior features include granite countertops, designer wood cabinetry, porcelain tile floors, recessed lighting and high ceilings. Spacious family rooms, oversized kitchens, large master suites and modern baths are laid out in creative floor plans that complement today's evolving lifestyles. For example, multi-generational households may select a lay-out that includes upstairs and downstairs master suites.

Conveniently located just west of I-95, Arbor Parc sits on a 69-acre site that includes a 10-acre lake, three acres of green spaces, and a mile-and-a-half of dedicated bicycle paths — combining family friendly appeal with easy access to urban conveniences.