



AERIE ON 3RD CONDOMINIUM



# Elegant City Living

St. Petersburg's Newest  
Downtown Residences

357





# One of the gulf coast's friendliest and most walkable neighborhoods

Aerie on 3rd offers stylish residences in St. Petersburg's dynamic downtown. Its mix of extraordinary shopping, tasteful dining, and a quintessential village atmosphere make it one of Florida's most desirable neighborhoods.



[AERIEON3RDSTPETE.COM](http://AERIEON3RDSTPETE.COM)



# ADAGE

1,666	THREE	THREE	ONE
SQUARE FOOTAGE	BEDROOMS	BATHROOMS	PARKING SPACE



Adage is a highly-desirable corner residence and offers a gracious flow-through floor plan, plus a generously-sized wrap-around balcony. Expansive 8 ft. windows and soaring 9 ft. ceilings enhance this lavish living space.

# GARDENA

1,363

SQUARE FOOTAGE

TWO

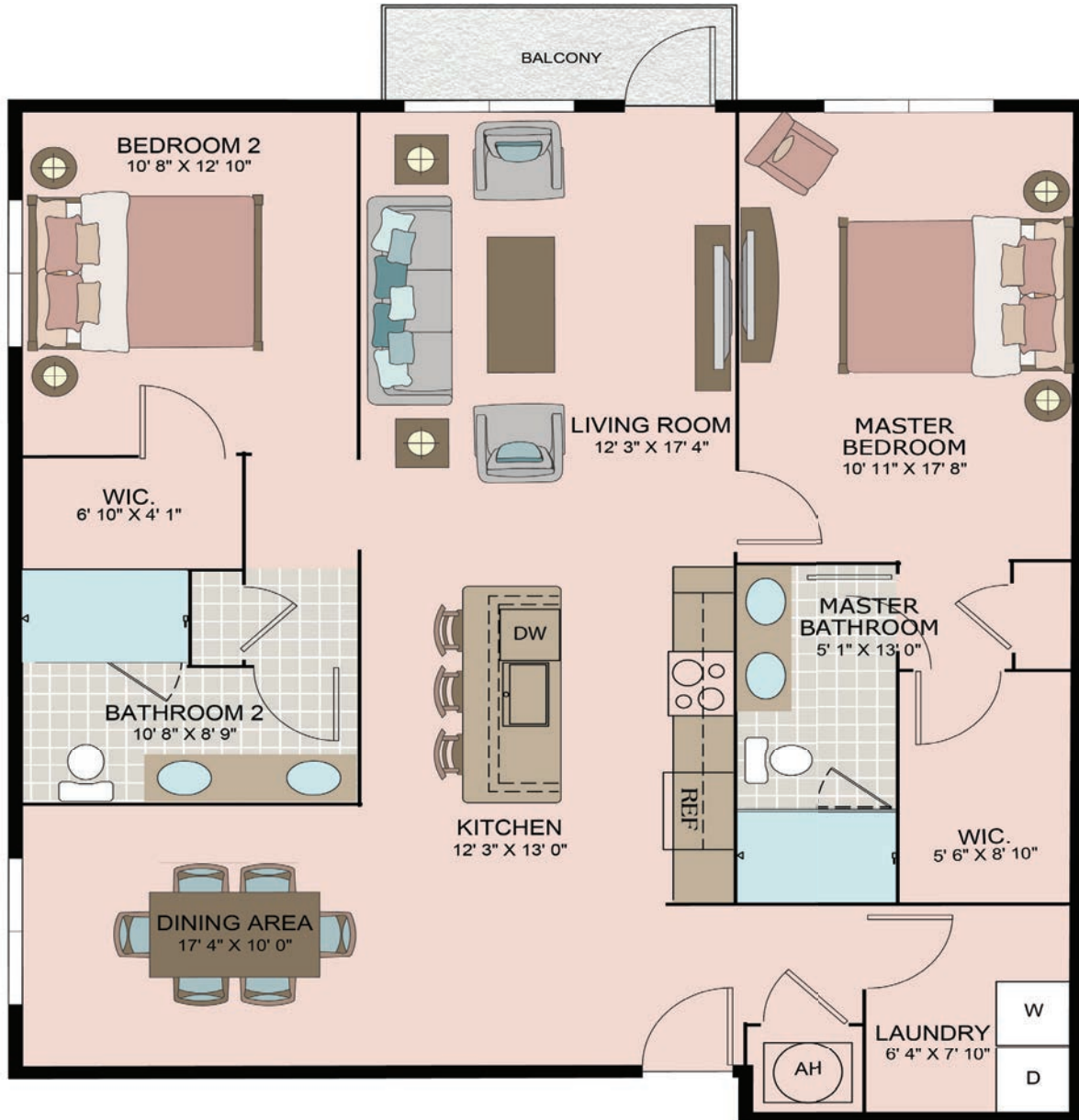
BEDROOMS

TWO

BATHROOMS

ONE

PARKING SPACE



Gardena offers a spacious and elegant flow-through floor plan. This corner residence comes with a full complement of designer-inspired features and finishes. Step out onto the generously-sized balcony and embrace the ultimate in urban living.

# SOVANA

1,365	TWO	TWO	ONE
SQUARE FOOTAGE	BEDROOMS	BATHROOMS	PARKING SPACE



Sovana's gracious open floor plan is accompanied by elegantly appointed features and finishes. Soaring 9 ft. ceilings enhance this corner residence, plus there is an abundance of closet and storage space throughout.

# LUCANO

1,380

SQUARE FOOTAGE

TWO

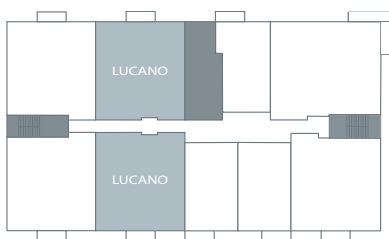
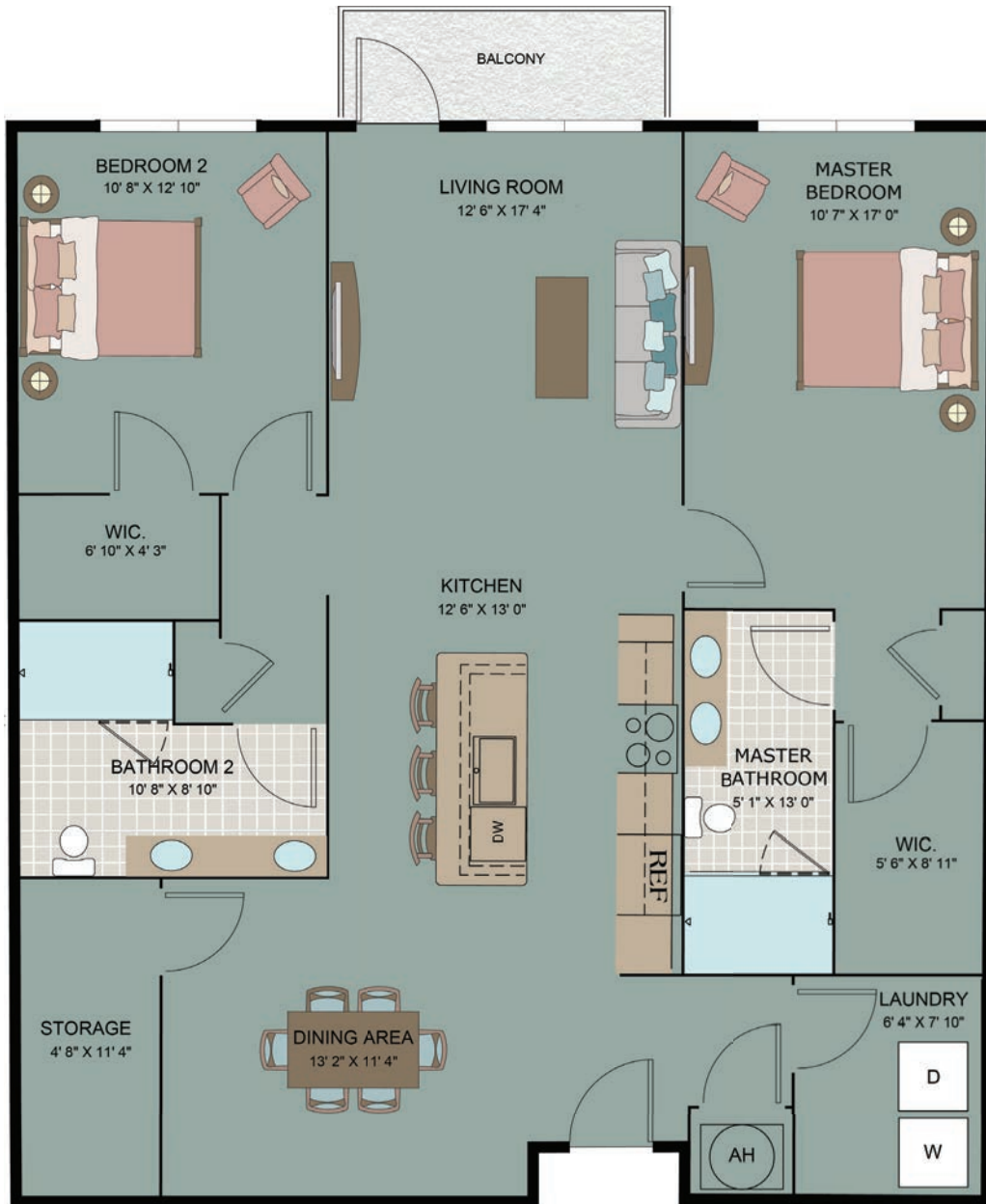
BEDROOMS

TWO

BATHROOMS

ONE

PARKING SPACE



Lucano provides a spacious open great room bathed in natural sunlight flowing from expansive 8 ft. windows. Designer-inspired features and finishes complement this comfortable living space.



# BORMIO

746	ONE	ONE	NONE
SQUARE FOOTAGE	BEDROOMS	BATHROOMS	PARKING SPACE

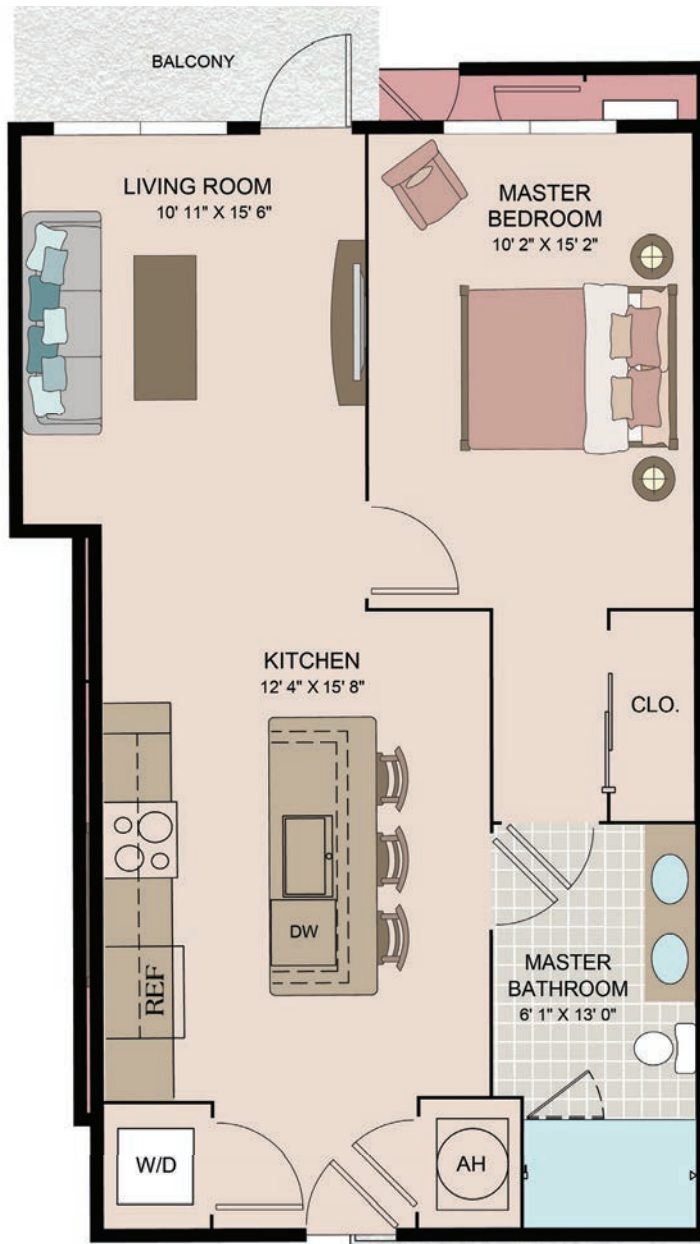


Bormio offers a generous open great room - perfect for entertaining or just relaxing. This floorplan provides plenty of privacy, plus generous closet and storage space.



# CAPRI

747	ONE	ONE	NONE
SQUARE FOOTAGE	BEDROOMS	BATHROOMS	PARKING SPACE



Capri is just the right size to live the ultimate urban lifestyle. Retreat to your comfortable living space featuring 9 ft. ceilings and designer-inspired features and finishes.



LIFESTYLE

# All Your Favorite Things Right Outside Your Door

*Conveniently located in  
the center of Downtown  
St. Petersburg, Aerie on 3rd  
connects you to all your favorite  
pastimes and pleasures.*

AERIEON3RDSTPETE.COM





## FEATURES

# Stylish Details for Better Living

Included Designer Accents Throughout Your Residence

### GOURMET KITCHEN

- Ⓧ BOSCH premium stainless steel Energy Star appliance package
- Ⓧ Solid wood bright white shaker cabinets with soft-close drawers and doors
- Ⓧ Under-cabinet LED lighting
- Ⓧ Carrara-inspired 3cm Quartz countertops
- Ⓧ Undermount stainless single-bowl sink
- Ⓧ Carrara marble-inspired backsplash
- Ⓧ Designer glass pendants over generously-sized center island
- Ⓧ Fashionable brushed nickel hardware

### LIVING AREAS

- Ⓧ Spacious open floor plans with 9 ft. ceilings (10 ft. ceilings on 5th level)
- Ⓧ 8 ft. windows provide lots of natural light
- Ⓧ Skillfully-crafted 7 ½" plank hardwood flooring
- Ⓧ LED designer lighting package
- Ⓧ Generous walk-in closets
- Ⓧ Orange peel wall finish
- Ⓧ 2-panel 8 ft. interior doors
- Ⓧ 5 ¼" baseboards throughout
- Ⓧ Living spaces wired for ceiling fans
- Ⓧ Laundry room with GE full-size front load washer and dryer
- Ⓧ 4x12 ft. private balconies with low-maintenance TREX flooring





## BATHROOMS

- ⊗ Fashionable brushed nickel Moen plumbing fixtures
- ⊗ Backlit LED vanity mirrors
- ⊗ Double vanities with ample storage (single vanity in bath with tub)
- ⊗ Featured bathtub in guest bedroom (3-bedroom floorplan only)
- ⊗ Spacious walk-in shower with frameless glass enclosure
- ⊗ 12x24" Carrara marble-inspired tile flooring

## BUILDING FEATURES

- ⊗ 93 Walkability score – a 'Walker's Paradise'
- ⊗ Low-E impact resistant hurricane-rated windows and exterior balcony doors
- ⊗ All block construction exterior walls
- ⊗ Parking garage with assigned parking spaces
- ⊗ Controlled private lobby entrance
- ⊗ LED lighting throughout garage and community
- ⊗ Fire suppression sprinklers & monitored fire alarm
- ⊗ Two enclosed fireproof stairwells
- ⊗ Lavish landscaping surrounds the property





AMENITIES

# Conveniences for Comfort and Connection

Thoughtful Spaces to Enrich the Resident Living Experience

## Art Gallery

Displaying local Florida art.

## Health & Fitness Area

Enjoy an invigorating workout in the light-filled fitness center with all the equipment you need to recharge.







## Community Room

This open and versatile space is ideal for small hangouts with comfortable areas that bring neighbors together.

## Private Storage

Private individualized storage units located on the 1st level for bikes and personal items.





NORTH SHORE PARK

ST. PETERSBURG PIER

BEACH DRIVE

US POST OFFICE

CENTRAL AVENUE

ORANGE THEORY FITNESS

ROCOCO STEAKHOUSE

PUBLIX SUPER MARKET

4  
MINUTE  
WALK

CHIHULY COLLECTION

5  
MINUTE  
WALK

CENTRAL AVENUE

ST. PETERSBURG

# Live in the Heart of a Vibrant Downtown

Close to Everything

You're literally steps away from all your daily spots.

Publix Grocery Store

500

FEET

Al Lang Stadium

0.3

MILES

Sundial Shopping Plaza

0.5

MILES



PUBLIX SUPER MARKET

AERIE ON 3RD

THE DALI MUSEUM

St Petersburg  
Yacht Club

0.6  
MILES

Museum  
of Fine Arts

0.7  
MILES

Tropicana  
Field

0.9  
MILES

St Petersburg  
Pier

0.9  
MILES



AERIEON3RDSTPETE.COM

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### **AERIE ON 3RD CONDOMINIUM**

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.

Broker Participation is welcomed and encouraged. 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 offer or solicitation cannot be made. Features, Specifications, Prices, and availability are subject to change at any time without notice. ©2024 Aerie on 3rd. ALL RIGHTS RESERVED.