

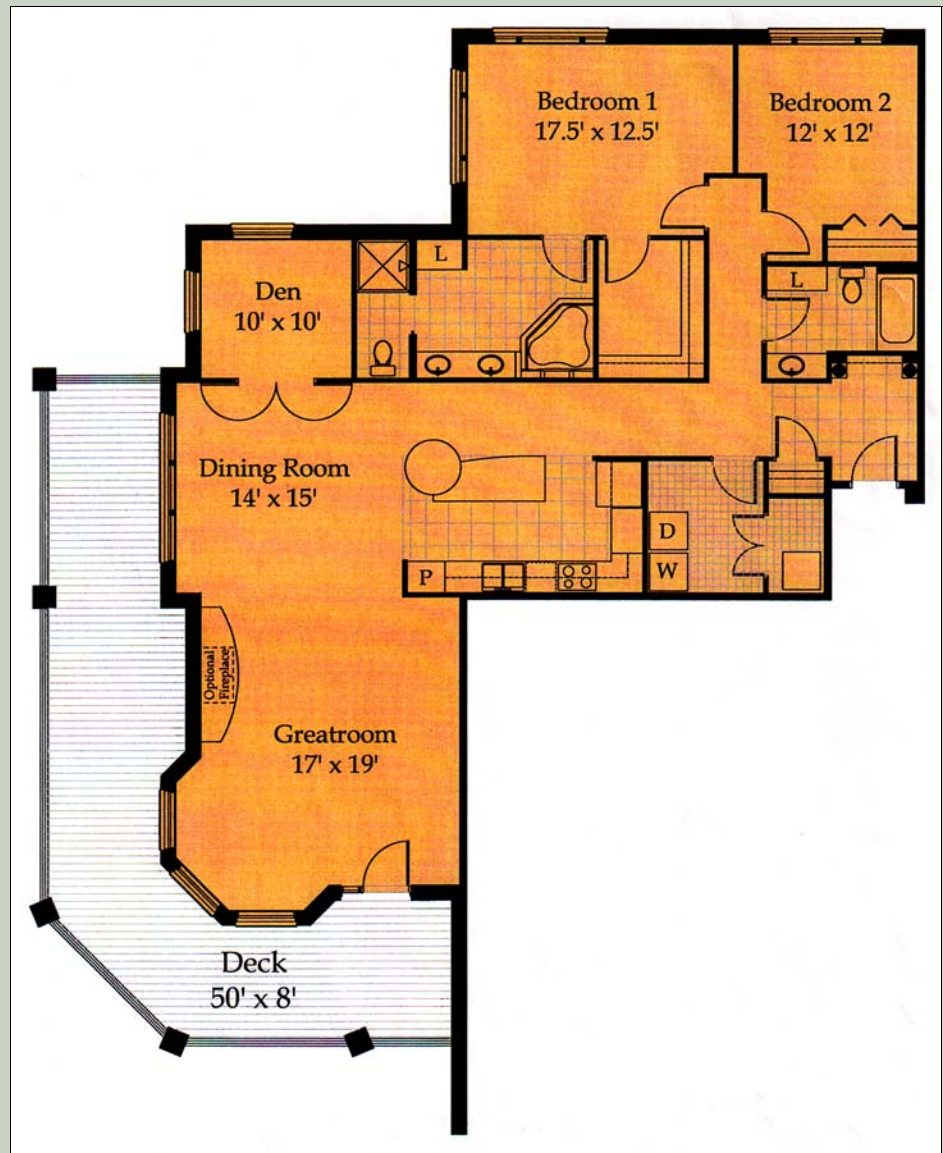
Experience Life on the River...Eagle's Point at the St. Croix



THE PIERCE

1,975 s.f.

2 Bedrooms
2 Baths
plus Den



**See a Sales Agent for
option renderings and
pricing.*



Standard Features

*All customized for each unit.

EXTERIOR FEATURES

- All units have stunning river views
- Unique riverwalk on newly landscaped parkway
- Located within 1 mile of 6 marinas
- Brick and cement board siding
- Pella windows-architectural series
- Spacious individual terraces or balconies on all units
- Controlled entrance to private, secure underground parking
- Aluminum balcony railings
- Maintenance free surfaces on all exterior balconies
- Automatic underground sprinkler system
- Extensive professional landscaping
- Colored concrete walkways integrated outdoor lighting
- Public boat launch nearby

INTERIOR COMMON AREA FEATURES & AMENITIES

- Comfortable main floor lobby that leads into the two-story "River Room"
- Common Gathering Room with kitchen and fireplace
- Billiards Room
- Exercise Facility
- Guest Suite (\$75 first night, \$25 each additional night)
- Owners' Lounge
- Secure entrance with call system
- Secure Mail Room
- Two elevators
- Private storage on main level
- Two trash chutes for each floor

INTERIOR FEATURES

- 9' ceiling heights on floors 1-3, 10' ceilings on floor 4
- Custom lighting package
- Metal closet rods & shelves
- Washer and dryer in all units
- Porcelain tile floors at entry, kitchen, baths, and laundry
- Hardwood kitchen floors
- Carpet in living room, bedrooms, lofts, stairs & closets
- Solid core paneled entry doors & solid core interior doors
- Two coats of paint on all walls & knock down ceilings

KITCHEN FEATURES

- Quality cabinetry with pantries
- Granite countertops and backsplashes
- Double bowl stainless steel under-mounted sink
- 1/2 hp garbage disposal
- Stainless steel appliances with separate cook-top & wall oven
- Island or breakfast bar in all units (per plan)

OWNERS' BATH

- Platform soaking tub with porcelain tile edge
- Shower with ceramic tile surround
- Elongated toilet bowl
- Cultured marble vanities with double sinks
- Plate glass mirrors
- Quality cabinetry

SECONDARY BATH

- Cultured marble vanities with integrated bowl
- Ceramic tile surround with cast iron bathtub
- Quality, coordinating cabinetry
- Plate glass mirrors

GUEST BATH

- Ceramic tile floor and base board
- Pedestal lavatory and coordinating toilet
- Plate glass mirrors

MECHANICAL & ELECTRICAL

- Pre-wired telephone & CAT5e to each bedroom, den, loft, living room, and kitchen
- Pre-wired private cable TV outlets with media box
- GFI outlet on terrace and balconies
- Hard-wired smoke detectors and fire alarm systems
- High efficiency, gas-fired furnaces
- Centralized water heating and water softening plants
- Automatic fire sprinkler system
- Water line to refrigerator
- 100 amp electrical service
- Individual gas and electric meters



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