

RITZ-CARLTON SARASOTA WATERFRONT LUXURY

bay to Gulf views...bespoke finishes...legendary Ritz service



RITZ-CARLTON SARASOTA WORLD-CLASS LUXURY

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This fully bespoke designer corner residence at the Ritz-Carlton Residences Sarasota offers enduring, world-class luxury for buyers accustomed to the very best. A clean, modern interior hand-finished by local artisans, panoramic bay-to-Gulf views, fully-integrated home automation, and legendary Ritz service sets the highest standard for an urban resort lifestyle.

Located in downtown Sarasota's flourishing Quay District, life here is centered on ease and access. It's an easy walk to The Bay, Bayfront Park and Marina Jack. Downtown restaurants, boutiques, galleries, groceries, cinemas and farmers' market are within a mile, while SRQ International Airport, Sarasota Memorial Hospital, St. Armands Circle and Lido Beach are all within three miles.

A flow-through layout is framed by floor-to-ceiling glass and luminous vistas. Wake up each day to this amazing view when the shades automatically go up at the appointed time. Three balconies extend the sunny disposition, highlighted by a 31' x 12' main terrace with a built-in electric grill. Distinctive details include a built-in lounge bench with automated pop-up table, an elegant wet bar with leather-clad cabinetry, custom textured metal accent walls, Aku wood-slat acoustic panels, and genuine crushed-pearl textured paint.

A standout feature of this three-bedroom, three-and-a-half-bath residence is the expansive primary bath. Wrapped in marble stone, it features dual vanities, a micro-jetted soaking tub, and a double shower with ceiling rain showers, adjustable sprays, and in-wall body sprays. His-and-her walk-in closets are equally considered, with integrated lighting and custom wardrobe organizers designed to keep everything neatly within reach.

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Amenities reflect the Ritz-Carlton gold standard of care, led by 24-hour dedicated staff and concierge service, along with room service from Jack Dusty's. On-site property management, waterfront pool, lap pool, fitness room, game room and gathering spaces complete the lifestyle.

This is The Ritz-Carlton at its most personal—bespoke, beautifully finished and fully integrated, with clear bay-to-Gulf views and three-balcony outdoor living. For buyers accustomed to the very best, it's a rare chance to claim a signature residence in downtown Sarasota's Quay District.



**Photos, video & 3D tour available at:
LTG.Homes/Ritz1501**

RITZ-CARLTON RESIDENCES #1501

Location

- Downtown Sarasota in the Quay
- Premier waterfront property
- Within one mile of:
 - Downtown Sarasota's restaurants, cafes, boutiques, art galleries, farmers' market
 - The Bay Waterfront Park
 - Marina Jack Yacht Basin
 - Bayfront Park
 - Van Wezel Performing Arts Hall
 - Sarasota Opera House
 - Whole Foods Market
 - Publix Supermarket
 - Burns Court Cinemas
- Within three miles of:
 - SRQ International Airport
 - Sarasota Memorial Hospital
 - St. Armands Circle
 - Lido Beach
 - Sarasota Yacht Club
 - Bird Key Yacht Club



Ritz-Carlton Residences Sarasota

- Built in 2021
- 19-story residential tower with 73 condominiums
- Dedicated staff and concierge
- Valet with option to self park
- Open gathering spaces
- Social club, book club and game rooms



RITZ-CARLTON RESIDENCES #1501

- Waterfront amenity terrace:
 - Resort-style pool + 70-ft. lap pool
 - Spa
 - Grilling area
- Well-established and efficient board
- Fitness room
- Dog park (3 pets allowed/breed restrictions/no weight restrictions)
- Waterfront News Cafe with coffee/beverage station
- On-site property management
- Lobby with package delivery area
- Overnight car wash/detailing
- Secured bicycle storage
- Emergency generator
- 10-ft. and 11-ft. ceilings
- 8-inch baseboards
- Solid interior doors
- Floor-to-ceiling glass windows and sliding glass doors
- Crestron smart home automation controls lights, TVs, music and shades on one intelligent platform
- Three outdoor terraces with glass railings:
 - Main Terrace: 30'0" x 15'0" with electric grill and unobstructed view of bay and Gulf
 - Primary Suite Terrace: 10'9" x 13'5" with unobstructed view of bay and Gulf
 - Guest Suite Terrace: 14'9" x 6'3" with east exposure for sunrise coffee and cool afternoon shade

Residence Features

- Flow-through open floorpan
- 3,798 sq. ft.
- 3 bedrooms, 3.5 baths + study
- Panoramic views of Sarasota Bay and the Gulf with no buildings to obstruct the view
- Exceptional sound attenuation for a quieter interior
- Access-controlled elevator opens directly into private elevator foyer
- 35-inch x 35-inch porcelain tile floors
- Automated shades in pelmets
- Nolte cabinetry with quartz countertops
- Artisan accent walls
- Laundry room
- Service elevator for staff and deliveries
- Two assigned parking spaces
- Climate-controlled storage unit



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Elevator Foyer

- Size: 17'7" x 9'3"
- Tile floor
- Recessed ceiling lights
- Double entry doors
- 2 A/C closets



Foyer

- Size: 7'3" x 6'11"
- Tile floor
- Recessed ceiling lights



Office/Study

- Size: 15'0" x 14'0"
- Tile floor
- Chandelier
- Double pocket doors
- Designer wallpaper
- Wall-to-wall, floor-to-ceiling fixed glass windows
- Custom floating wall unit



Great Room

- Size: 25'11" x 17'2"
- Tile floor
- Ceiling wired for light fixture
- Textured metal accent wall
- Wall-to-wall sliding glass doors to covered balcony
- 3 floor-to-ceiling fixed windows



Covered Balcony

- Size: 31'5" x 12'3"
- Tile floor
- Glass railing
- Bay and Gulf view
- Built-in grilling counter with stone top and Electrichef electric grill



RITZ-CARLTON RESIDENCES #1501

Kitchen

- Size: 19'9" x 11'8"
- Tile floor
- Recessed ceiling lights
- Nolte cabinets with two-tone finishes and underlights
- White quartz countertops and backsplash
- Cabinet pantry
- Trash pull-out with inside drawer
- Glass storage with stemware racks
- Eat-in island:
 - 12'10" x 4'8"
 - Ceiling wired for pendant lights
 - Stainless double sink with insta-hot spigot and disposal
- Appliances:
 - SubZero integrated side-by-side refrigerator/freezer
 - Wolf 5-burner gas cooktop and overhead vent
 - Wolf convection wall oven
 - Wolf wall microwave
 - Cove integrated dishwasher
 - Walk-in pantry with shelving and storage cabinets



Wet Bar

- Custom cabinets wrapped in leather with accent stitching
- Quartz countertop
- Custom floating shelves with integrated lights
- Custom textured metal accent wall
- Kohler stainless bar sink
- Under-counter refrigerator and ice maker





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Dining Room

- Size: 17'6" x 13'3"
- Tile floor
- Custom Italian linear glass globe chandelier



Lounge Bench

- Size: 11'9" x 2'9"
- Custom built-in bench with automated storage drawer
- Automated pop-up table
- Wall-to-wall, bench-to-ceiling fixed windows



Powder Room

- Tile floor
- Recessed ceiling lights
- Floating vanity with under lighting and quartz top
- Backlit octagonal mirror
- One-piece commode
- Designer wallpaper



Laundry Room

- Size: 8'6" x 7'10"
- Tile floor
- Nolte storage cabinets with quartz top
- Utility sink
- Hanging rods
- Electrolux front-load washer and dryer on pedestals





Primary Bedroom

- Size: 19'9" x 13'6"
- Wood-look tile floor
- Custom artistic feature wall with TV inset:
 - Carved lines
 - Authentic crushed pearl textured paint
 - High-gloss automotive copper orange paint
- Pendant bedside lights
- Sliding glass doors to covered balcony



Covered Balcony

- Size: 13'4" x 9'0"
- Tile floor
- Glass railing
- Bay and Gulf view

His and Her Walk-In Closets

- Fully built-out with wardrobe organizers
- Integrated lights
- Her closet:
 - Full-height cabinet with dressing-mirror doors
 - Pull-out, double-deep shoe shelves
- His closet:
 - Bench seat



Primary Ensuite Bath

- Size: 22'2" x 14'4"
- Marble tile floor
- Recessed ceiling lights
- Double vanity with white quartz top and under-vanity lights
- Custom backlit oval mirrors
- Custom Aku wood slat acoustic panel wall behind vanity
- Kohler micro-jet bathtub with marble tile surround
- Custom built-in toiletry cabinet with drop-down door for book/tablet support
- Chandelier over bathtub
- Open double shower (7'11" x 7'0"):
 - Tile floor and walls
 - 2 toiletry alcoves
 - 2 ceiling rain showers
 - Adjustable shower spray
 - In-wall body sprays
 - Linear drain
 - Controls at entry
- Linen cabinet
- Water closet:
 - Toto Neorest commode
 - In-wall controls
 - Custom Aku wood slat acoustic panel accent wall
 - Custom wall-mount shelf for book/tablet support
 - Privacy glass enclosure





RITZ-CARLTON RESIDENCES #1501

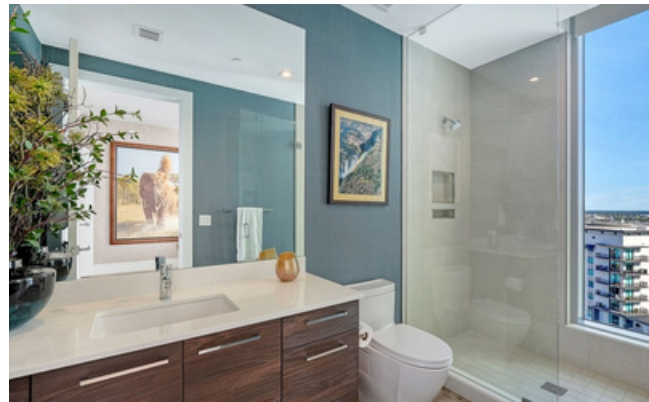
Bedroom 2

- Size: 14'6" x 11'9"
- Wood-look tile floor
- Chandelier
- Designer wallpaper
- Floor-to-ceiling fixed windows
- Walk-in closet with wardrobe organizer



Ensuite Bath 2

- Wood-look tile floor
- Recessed ceiling lights
- Designer wallpaper
- Single vanity with quartz top
- Wall mirror
- One-piece commode
- Walk-in shower with tile floor/walls, toiletry alcove, floor-to-ceiling fixed window, frameless glass enclosure and controls at entry



Bedroom 3

- Size: 15'8" x 14'3"
- Wood-look tile floor
- Chandelier
- Designer wallpaper
- Standard closet with wardrobe organizer
- Floor-to-ceiling fixed windows
- Sliding glass doors to covered balcony



Balcony

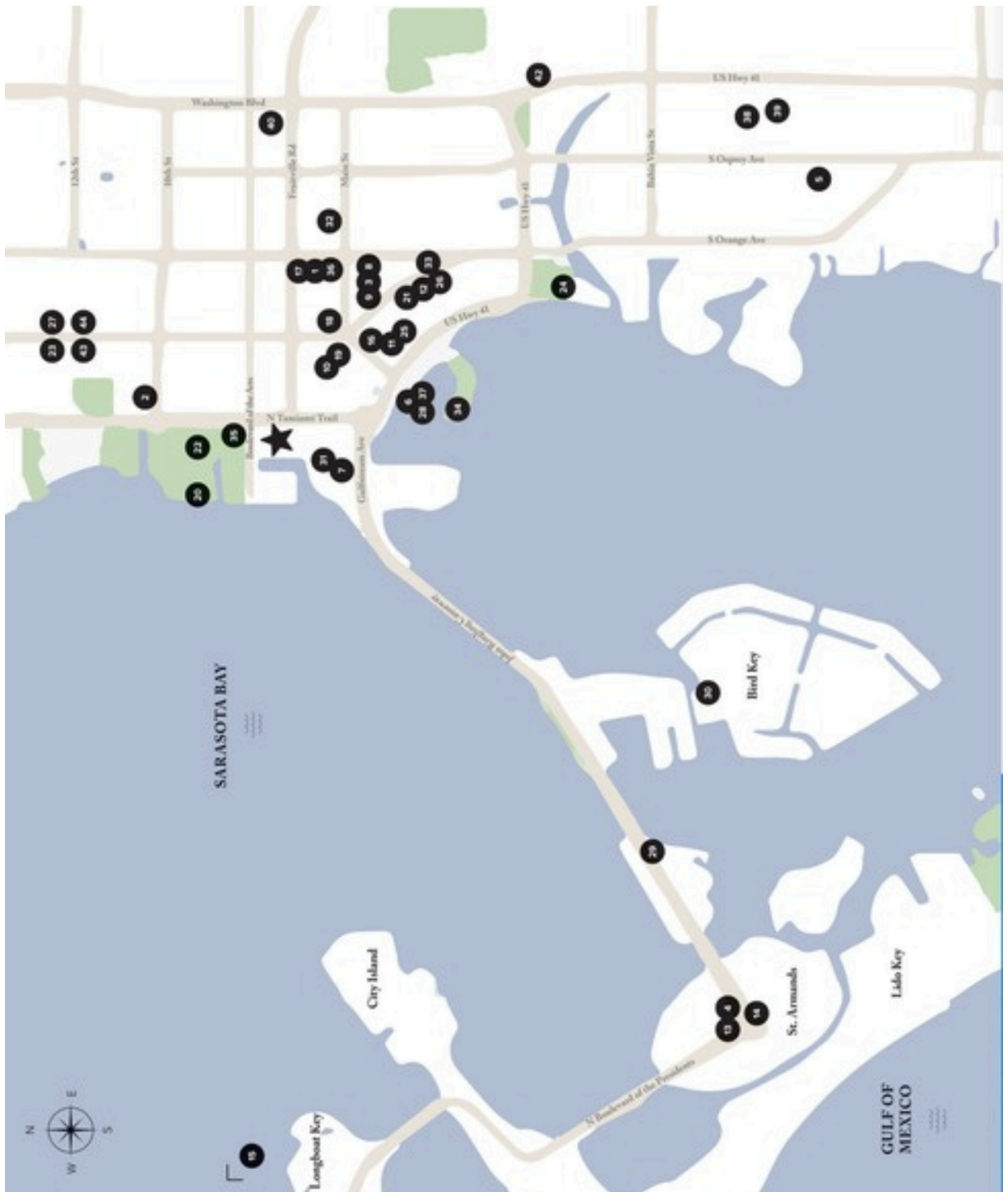
- Size: 14'0" x 5'5"
- Tile floor
- Glass railing

RITZ-CARLTON RESIDENCES #1501

Ensuite Bath 3

- Wood-look tile floor
- Recessed ceiling lights
- Designer wallpaper
- Single vanity with quartz top
- Wall mirror
- One-piece commode
- Walk-in shower with tile floor/walls, toiletry alcove, floor-to-ceiling fixed window, frameless glass enclosure and controls at entry





- SHOPPING**
- 1. Whole Foods Market
- 2. Publix Super Market at Broadway Promenade
- 3. State of the Arts Gallery
- 4. Lilly Pulitzer St. Armands Circle
- 5. Monson's Gourmet Market
- DINING & NIGHTLIFE**
- 6. Marina Jacks
- 7. Lure Diner
- 8. State Street Eating House + Cocktails
- 9. Hyde Park Prime Steakhouse
- 10. Bibo Cafe
- 11. Cafe Epicure
- 12. Owen's Fish Camp
- 13. Columbia Restaurant
- 14. Crab & Pin Seafood Restaurant
- 15. Shore Longboat Key
- COFFEE SHOPS**
- 16. Buddy Brew Coffee
- 17. Kahwa Coffee
- 18. Starbucks
- ARTS & ENTERTAINMENT**
- 19. Sarasota Opera House
- 20. Van Weel Performing Arts Hall
- 21. Burns Court Cinema
- 22. Sarasota Orchestra
- 23. Sarasota Ballet
- 24. Marie Selby Botanical Gardens
- 25. Palm Avenue Fire Art
- 26. 500 Burns Gallery
- 27. Ringling Museum of Art
- MARINAS**
- 28. Marina Jack Yacht Basin
- 29. Sarasota Yacht Club
- 30. Blind Key Yacht Club
- HEALTH & WELLNESS**
- 31. The Ritz-Carlton Spa, Sarasota
- 32. Orange Theory Fitness
- 33. Praxipole Yoga + Cycle Studio
- PARKS & RECREATION**
- 34. Bayfront Park
- 35. The Bay Sarasota
- 36. Sarasota Farmer's Market (Saturday)
- 37. Scuba Boat Rentals at Marina Jack
- MEDICAL**
- 38. Sarasota Memorial Hospital, ER
- 39. Medical Arts
- PHARMACIES**
- 40. Walgreens Pharmacy
- 41. CVS Pharmacy
- 42. Public Pharmacy at Bay Street
- AIRPORTS**
- 43. Dolphin Aviation
- 44. Sarasota Bradenton International Airport

RITZ-CARLTON RESIDENCES #1501



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