

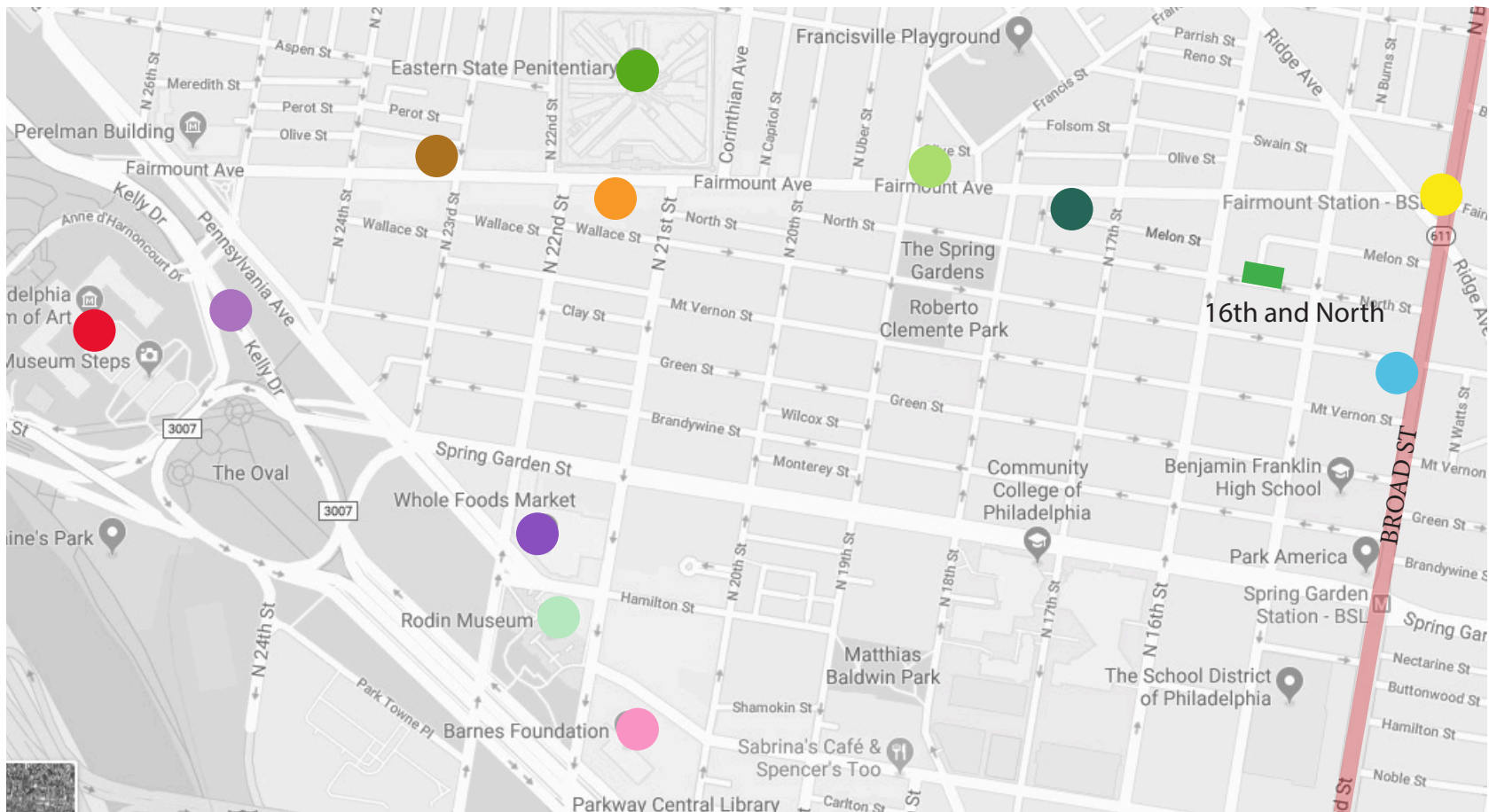


16TH & NORTH ST.

PHILADELPHIA, PA

Three luxury townhomes built with precise attention to detail for modern day living.

THE NEIGHBORHOOD



ATTRACTIONS

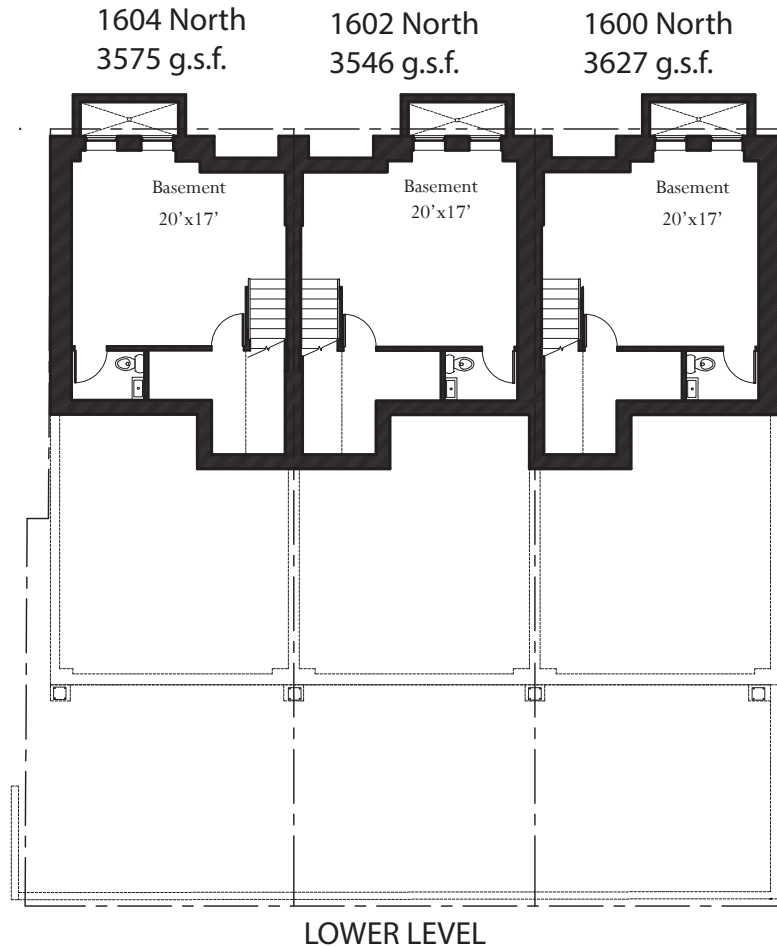
- Philadelphia Museum of Art
- Eastern State Penitentiary
- Rodin Museum
- Barnes Foundation
- Close to Broad St Subway
- Kelly Drive
- Tela's Market
- Whole Foods
- Bar Hygge
- Osteria
- London Grill
- Jack's Firehouse

FLOORPLANS

Lower Level

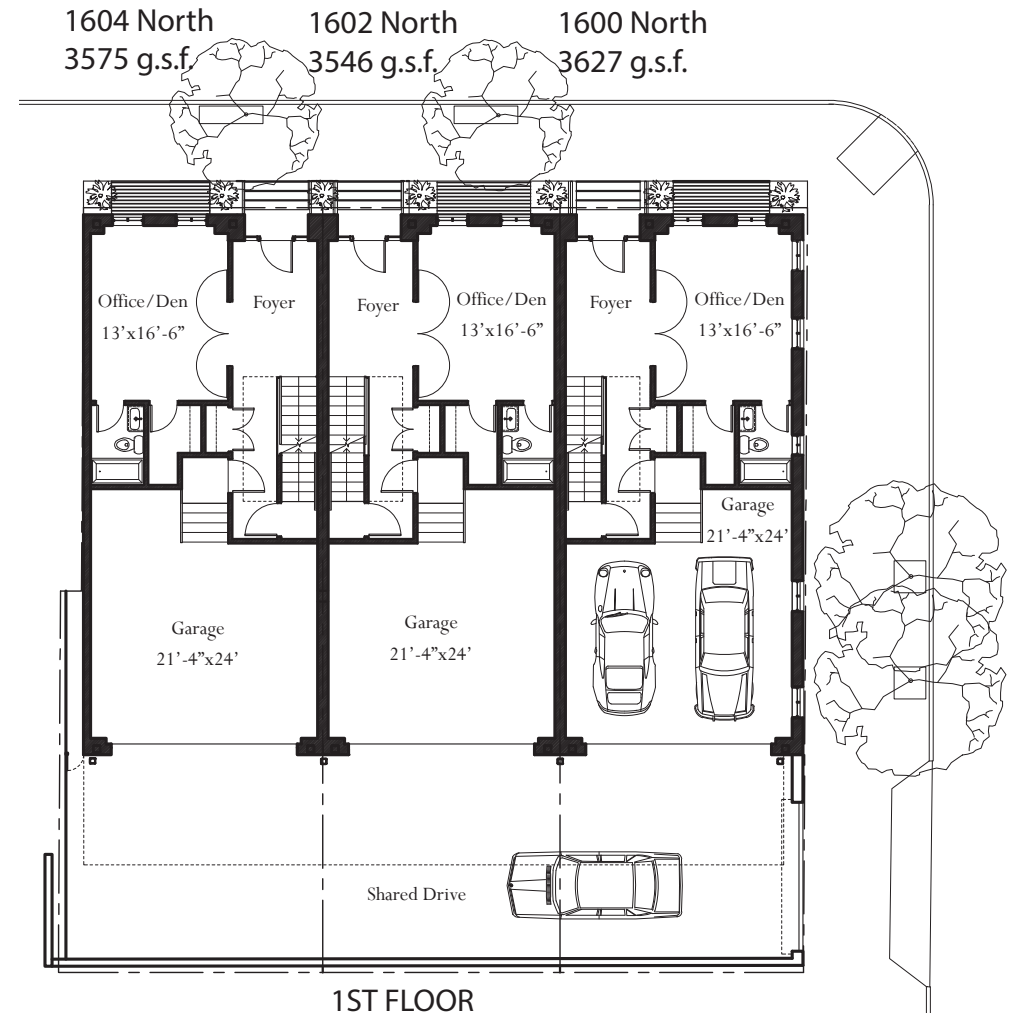
- +/- 610 g.s.f. finished basement
- Utility room and storage
- Powder room
- Open stair connecting all levels

*gross square feet includes exterior walls and exterior walls to lot line / center of party wall



1st Floor- Entry Level

- Oversized 2 car garage accessed from shared driveway
- Foyer
- Large Bedroom/Office/Den with en-suite bath

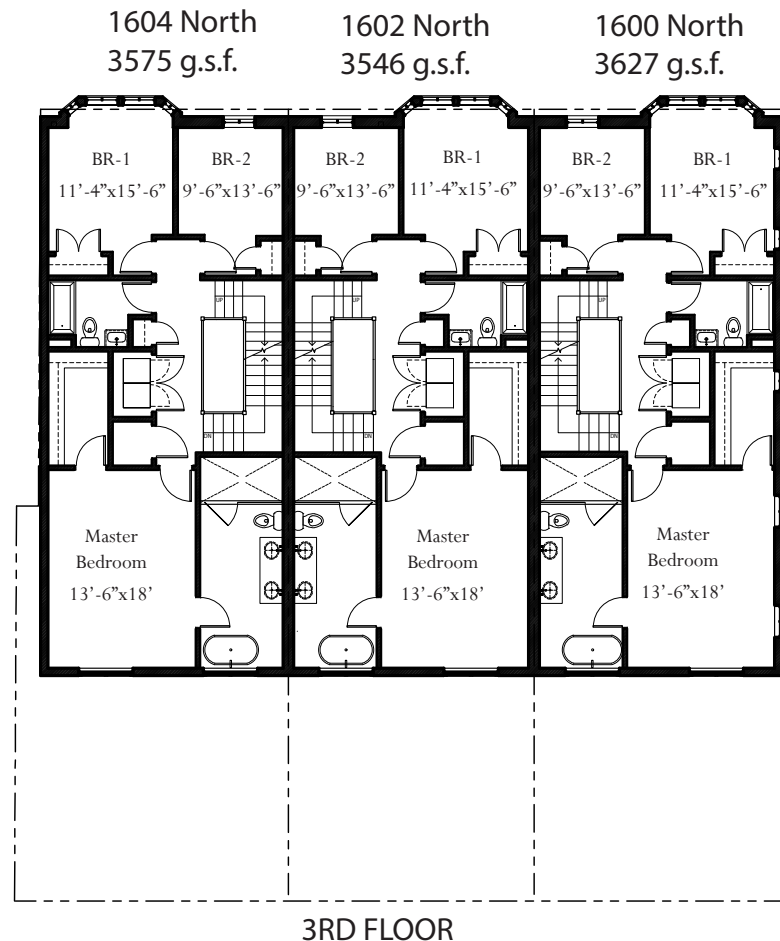
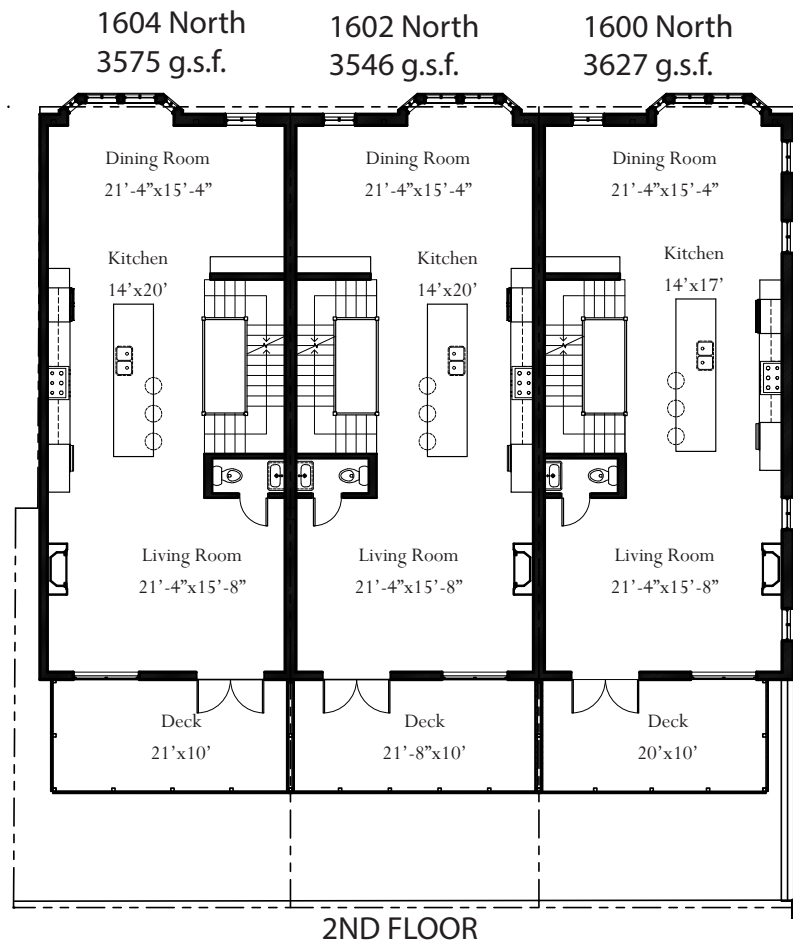
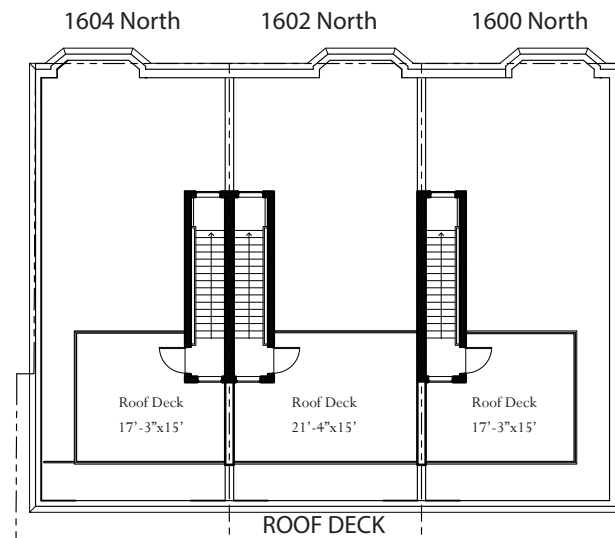


2nd Floor

- Sunny, open plan Dining, Kitchen and Living Room
- Direct access from Living Room to large rear deck with exterior hose bip and natural gas line for grill.
- Gas fireplace in Living Room with reclaimed wood mantel
- Large Dining Room with built-in millwork and under counter wine fridge.
- Large Kitchen with Bosch appliance package
- Powder Room

3rd Floor

- Spacious Master Suite with walk-in closet and large carrara marble bathroom
- Hall Laundry and mechanical closet
- 2 additional bedrooms and a full bathroom
- Access to roof deck

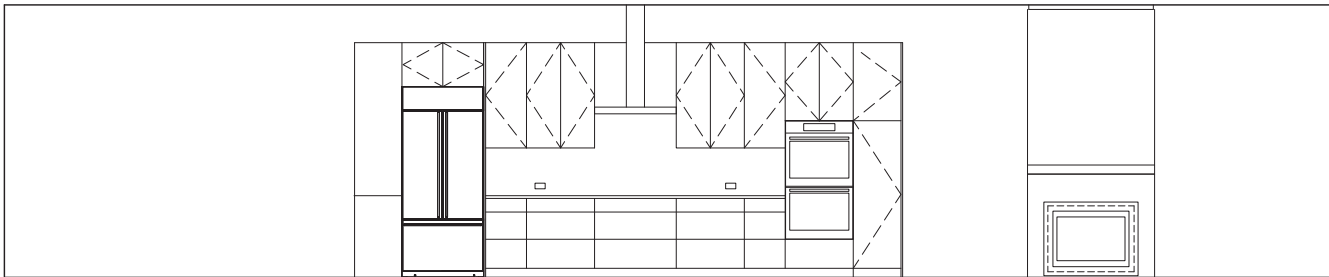
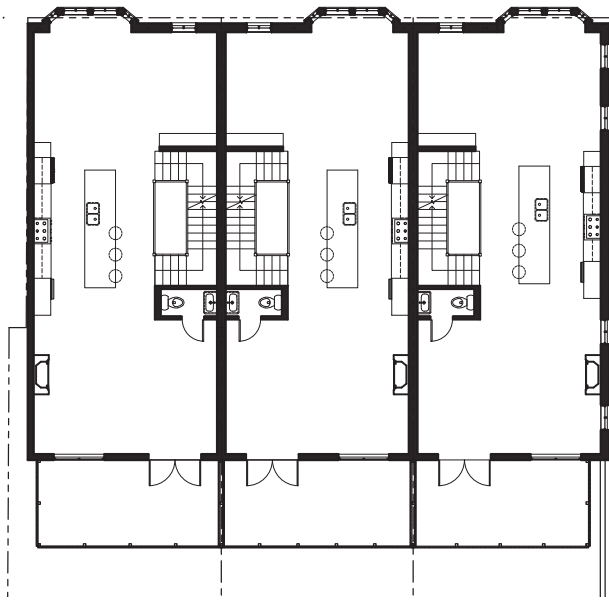




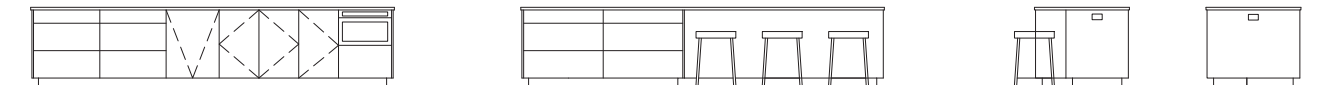
MAIN LIVING SPACE

KITCHEN

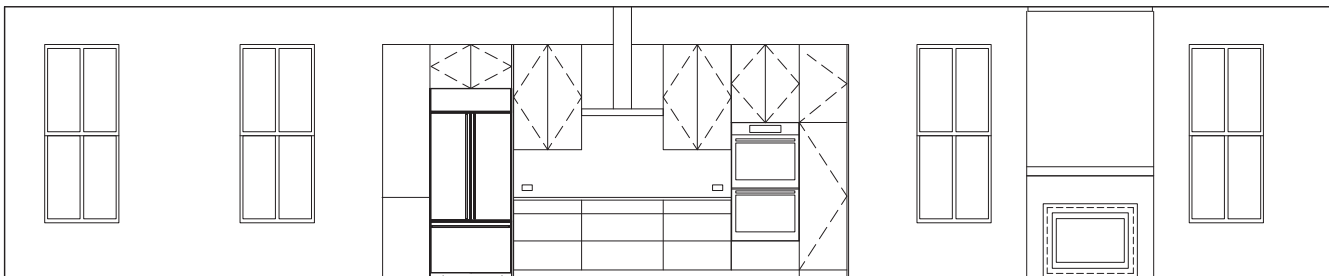
PLANS AND ELEVATIONS



1602 & 1604
NORTH ST
KITCHEN
ELEVATION



KITCHEN
ISLAND
ELEVATION



1600
NORTH ST
KITCHEN
ELEVATION



KITCHEN AND DINING

KITCHEN FINISHES

SINK AND FAUCET



Grohe 'Minta'
Faucet



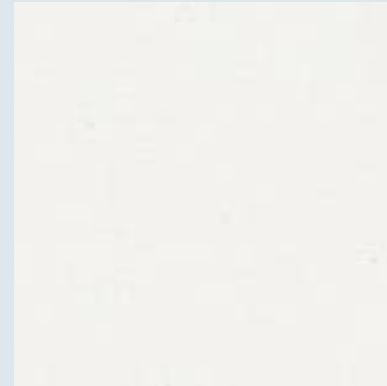
Elkay Stainless
Under-mount Sink

CABINET OPT 1



Walnut Flat Front
Cabinets

COUNTER/BACKSPLASH STANDARD



Quartz Classic White
Countertop



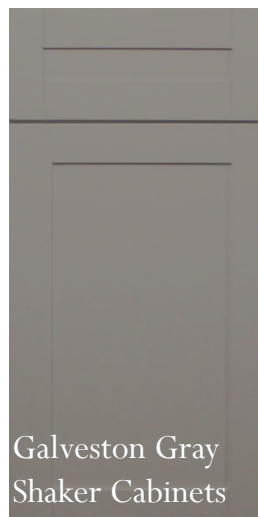
Fossa Mattone
Carrara Marble Backsplash

FLOORING



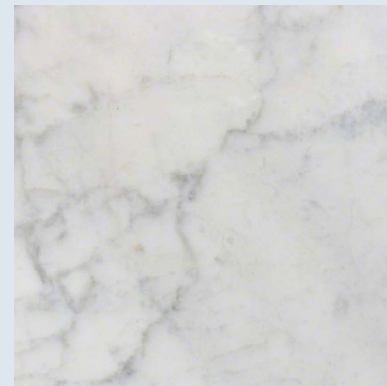
White Oak

CABINET OPT 2



Galveston Gray
Shaker Cabinets

COUNTER/BACKSPLASH UPGRADE



Carrara Marble Slab
Countertop



Carrara Marble Slab
Backsplash

KITCHEN APPLIANCES

REFRIGERATOR



BOSCH B36CT80SNS

DOUBLE WALL OVEN



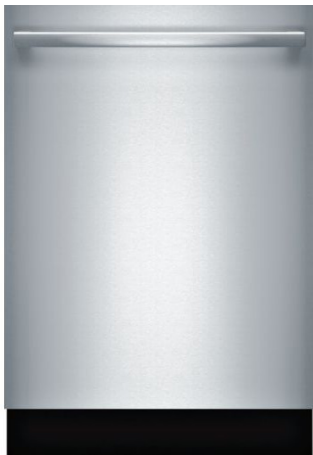
BOSCH HBLP651LUC

HOOD VENT



BOSCH HCB56651UC

DISHWASHER



BOSCH SHX863WD5N

UNDERCOUNTER DRAWER MICROWAVE



BOSCH HMD8451UC

COOKTOP



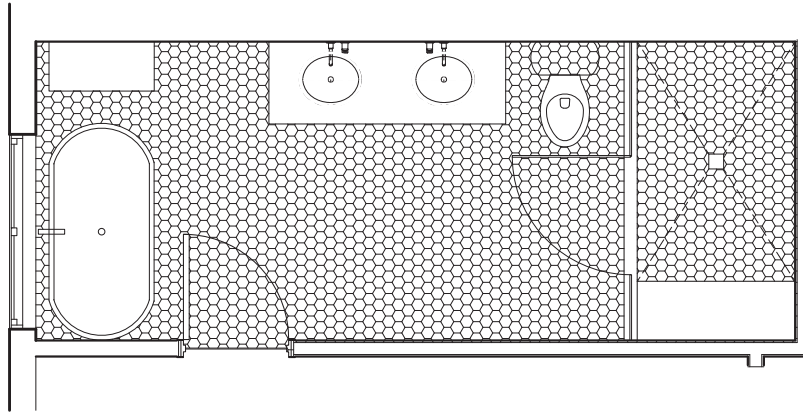
BOSCH NGM8656UC



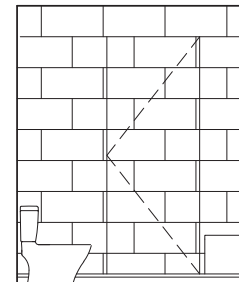
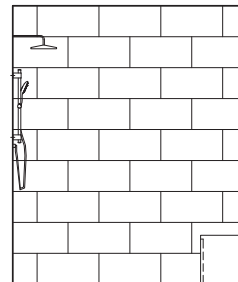
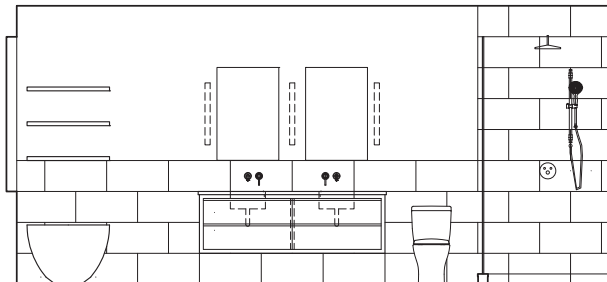
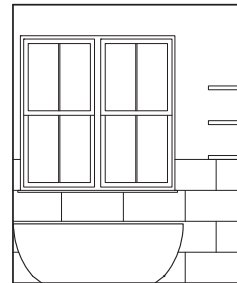
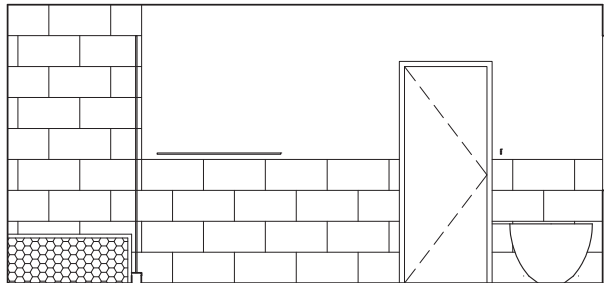
MASTER BATHROOM

MASTERBATH

PLANS AND ELEVATIONS



PLAN



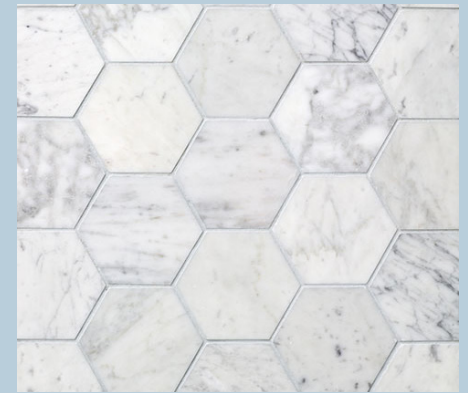
ELEVATIONS

WALL TILE



12"x24" Carrara Marble

FLOOR TILE



4" Carrara Hex Tile

MASTERBATH FIXTURES

SHOWER FIXTURES



TUB AND TUB FILLER



VANITY



Walnut Vanity

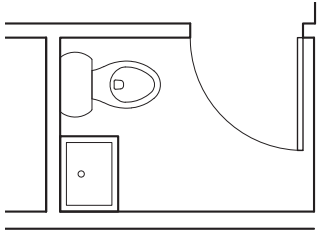
TOILET



BATHROOMS

PLANS ELEVATIONS AND FINISHES

BASEMENT POWDER ROOM



Plan



Nemo 4x8 Metro Tile

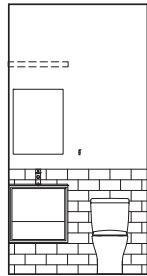


Concrete Floor

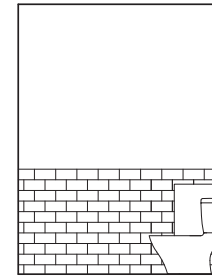
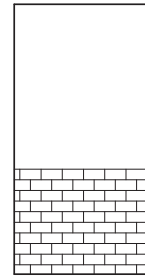
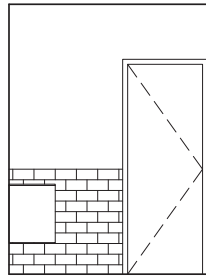


Fresca Valencia
Wall Vanity

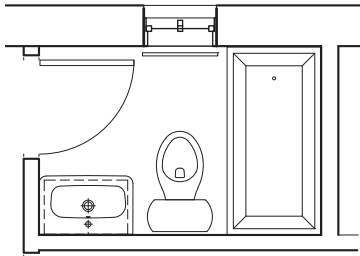
FINISHES



Elevations



ENTRY LEVEL BATHROOM



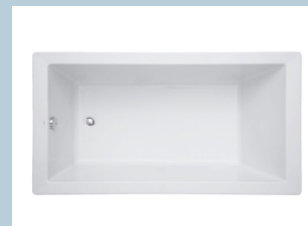
Plan



Nemo 2in Gloss Hex
Wall Tile



Nemo 12x24 Pacific
Floor Tile

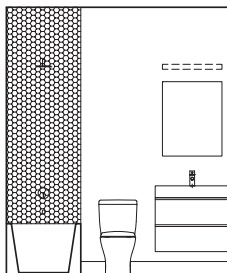


Mirabelle Sitka
Bathtub

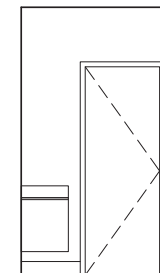
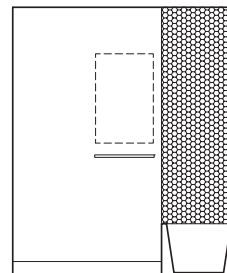
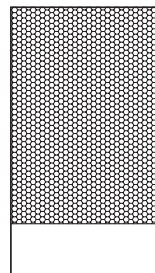


Fresca Valencia
Wall Vanity

FINISHES



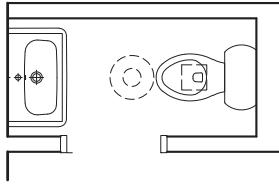
Elevations



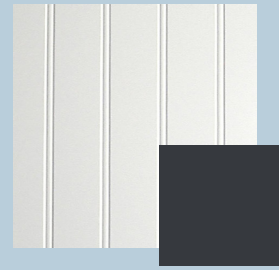
BATHROOMS

PLANS ELEVATIONS AND FINISHES

2NDFLOOR POWDER ROOM



Plan



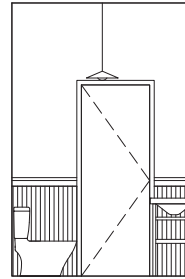
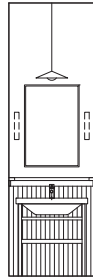
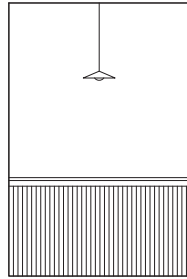
Painted Beadboard
Farrow and Ball- Railings



Duravit Vanity
DuraStyle



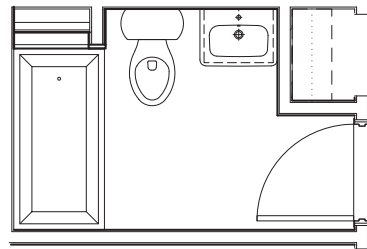
Grohe Faucet



Elevations

FINISHES

3RDFLOOR HALL BATHROOM



Plan



Nemo 2x8 Metro White

Nemo
Dove Gloss
Herringbone



Edenton
Shower Trim



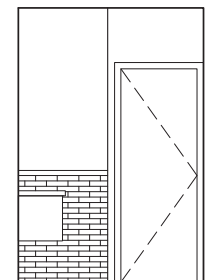
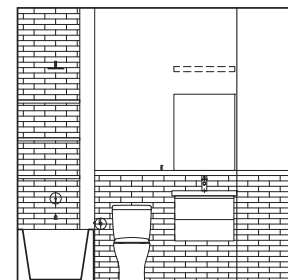
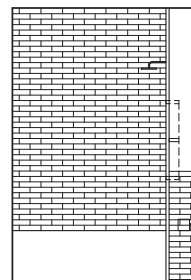
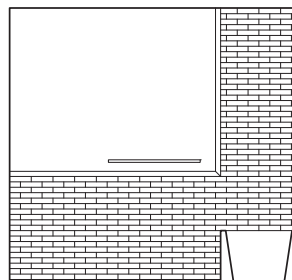
Mirabelle Sitka
Bathtub



Duravit Vanity
DuraStyle



Grohe
Faucet



Elevations

FINISHES