



Luxury Living at 1177 Moderne

BY DIANE FEEN | PHOTOS COURTESY OF SEASIDE BUILDERS

Seaside Builders is known as the premier Builder of magnificent residents that exemplify luxury living at its finest, particularly in the East Delray corridor.

They also know that newcomers, and Palm Beach County residents, value a lifestyle aesthetic of beauty and elegance surrounded by water.

That's why their "1177 Moderne" single level luxury condos are selling out quickly. The good news is that there are still a few available, and the spaciousness of each unit allows you to roam freely amid Mother nature's treasures.

The 16 luxury condos – three-bedroom, three and a half baths units – are one block from the ocean and steps from the intracoastal. With floor-to-ceiling windows, they range from 2,278 total square-foot to 2,718 total square-foot with private terraces and balconies.

This new development – that will cater to your every whim – is a total of over 60,000 square-foot. But it is not just the spatial relationship that will wow you, it's the extensive amenity package.

A spectacular gated entrance with majestic water fountain will elevate your mood, the electronic secured lobby entrance will keep you safe, and the covered parking (at street level) with ample covered parking spaces for residents and guests will give you peace of mind.

The large resort style "vanishing edge pool" is reflective of the boundless luxury and freedom you get at this Seaside Builders creation. There are 16 private cabanas – one for each resident. It comes with a sink and refrigerator – adjacent to the pool.

There is also a barbecue area, two fire pit seating areas, as well as a private fitness center with state-of-the-art high tech equipment.

"1177 Moderne" also has a resident Dog Park with artificial dog turf and a Pavilion with comfortable covered Pergola seating. If you have things to store – you are in luck. They have a secured private storage room for each condo.

This luxury condo also has four private elevators for residents, and outdoor pool showers. Your monthly maintenance fees will also include insurance. Yes, Seaside Builders does think of everything when it comes to making life easier for buyers.

Seaside owners Thomas Laudani and Patrick Whyte are known for their construction expertise and commitment to excellence. Their attention to detail is legendary, which is why buyers shower them with accolades.

"I couldn't be happier with our condo built by Seaside Builders. Even during the pandemic Tom found a way to get it finished. We love the level of finish, and everything came out as promised. We say 'Thank You' to Seaside Builders every day for a job well done," said client Barry Tatelman.



With 75 years of combined construction experience it comes as no surprise that many of the signs in the barrier island, between the intracoastal and the ocean, have Seaside Builders name on them.

There is a reason for that.

Their excellent craftsmanship and customer service is the hallmark of the Seaside Builders brand. "We have a strong project management team. We use our years of experience in the building business to fine tune the process to maximize comfort and ease for homeowners long after the construction is completed," said Laudani.

You bet they do.

"All of my friends from the north who are looking to relocate, or purchase a home in the Delray Beach area, I steer them directly to the Seaside Builders portfolio. Seaside Builders is building some of the finest modern, luxury residences in the area and they stand by the product long after. I highly recommend Seaside Builders," said Edward Butera.

There is a saying that if you can see the past you can predict the future. That is why Laudani and partner Whyte are so sought after in the luxury home and condo market. They are meticulous about every aspect of construction in every property they have built over the past 20 years.

That is why the Seaside name is well known in Palm Beach County. It may take a village to do many things, but the same is true in construction. Seaside has a loyal team that is well respected for their passion and knowledge of design and craftsmanship. Laudani is known for his knowledge, focus, drive and vision.

"My belief is that great people, growth and execution create the best business model for prosperity," said Laudani, who is known for constantly challenging the status quo to meet (and succeed) the voracious appetite for luxury living in South Florida.

Partner Whyte has been in the construction industry for over 35 years. His expertise is in all areas of construction and development. He has been a licensed Florida General Contractor for over 30 years.

Laudani and Whyte are committed to creating luxury residenc-



es for those in search of excellence. Their "1177 Moderne" condos are a testament to this. The proximity to the sea (and allure of Atlantic Avenue) makes these condo homes perfect for entertaining and enjoying all Delray Beach has to offer.

"This is a continuation of Seaside Builder's progressive designs on the barrier island in Delray. It's one-of-a kind site is located East of the Intracoastal and one block from the ocean," adds Laudani.

That is why time is of the essence. You won't want to lose out on the last remaining units in this magnificent single level living with amenities fit for royalty.

The Ground Breaking begins at the end of October and occupancy will start in the 2022 season.

Seaside Builders understands luxury living from the ground up. 1177 Moderne is an example of their progeny of progress for the modern world of design excellence.

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