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## REAL ESTATE NEWSMAKERS

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**Don Winkler** has joined **Premier Sotheby's International Realty** at the agency's Broad Avenue office in downtown Naples. Mr. Winkler ranks in the top 10 among the 6,000-plus members of the Naples Area Board of Realtors and during a 20-year career within the local brokerage community has earned numerous honors, achieving a career sales volume of nearly \$1 billion, including \$85 million in 2017.

**Compass Florida** has been tapped to handle sales and marketing for **SoCe Flats**, a mixed-use project comprised of 18 hotel residences and 4,500 square feet of commercial space at 101 Eighth St. S. in Old Naples. Walking distance from the beach, luxury shops and fine dining, the project is being developed by Mike Assaad from Waterside Builders Inc. and designed by Matthew Kragh of MHK Architecture & Planning.

"This evolving neighborhood we are promoting as SoCe, South of Central, is going to feel like an extension of Fifth Avenue within the next few years," said Joe Belz, a founding agent of Compass' Naples location and the agent representing this development.

## COMPASS

SoCe Flats construction is expected to commence in early 2019 with completion slated for 2020. Pricing will start at \$575,000. One- and two-bedroom options will range from 610 to 1,220 square feet. A sales gallery at 4501 Tamiami Trail N. (open by appointment only) features the latest in augmented reality technology provided by D3 creative studio.

For more information, go to [www.soceflats.com](http://www.soceflats.com).

**Naples Reserve**, iStar's 688-acre south Naples community of Southern coastal-inspired attached villa, single-family and custom estate homes, reports 14 home sales in July. The community is nearing the halfway mark in terms of sales for Phase I, with more than 300 homes already spoken for. July's home purchases were made in three of the community's six neighborhoods: Coral Harbor, Egret Landing and Savannah Lakes.



The community's newest neighborhood, Coral Harbor offers flexibility for full-time residents and snowbirds with two-bedroom, two-bath attached villa homes. Lake- and preserve-view homes from D.R. Horton start in the high-\$200,000s.

Egret Landing offers single-family homes with up to four bedrooms by Ashton Woods and D.R. Horton, with prices starting in the low-\$300,000s.

Savannah Lakes features one- and two-story homes with three or four bedrooms from Ashton Woods and D.R. Horton, some with extended lanais, outdoor kitchens and fireplaces. Prices start in the high-\$300,000s.

Twenty-two lakes in Naples Reserve provide prime opportunities for using the community's new Hydrobikes as well as for kayaking, canoeing and paddleboarding. The centerpiece 125-acre Eagle Lake has a tiki hut on destination Kontiki Island and also offers a mile-long stretch of lakefront nestled against the Picayune Strand State Forest. iStar has completed the community's initial lakefront resort-inspired amenities, including the \$7 million Island Club social center featuring a 5,160-square-foot clubhouse and an adjacent 3,500-square-foot fitness center. A zero-entry pool offers dedicated lap lanes and ample room for relaxation.



Duffy boats lined up at sunset at Naples Reserve's Outrigger Center. COURTESY PHOTO

Indoor and alfresco gathering areas at the Island Club include a lakeside fire pit and casual beverage and dining options. At the Outrigger Center, a variety of watercraft options are available for residents' use, as well as a flex-space that can be used for game days, special events and other activities. Cruises on the community's two Duffy electric boats depart from the center's floating docks for residents to explore Eagle Lake and Kontiki Island. Naples Reserve also offers homebuyers along Eagle Lake the opportunity for a personal floating boat dock.

The lakefront Match Point complex, now open, offers residents access to five tennis and four pickleball courts. Nearby, the Walk & Wag dog park provides a place for residents and four-legged friends to enjoy together. An additional dog park is planned, as well as a Kid's Cove playground and picnic area and a meandering linear park for biking, hiking and jogging.





Naples Reserve residents receive complimentary one-year social memberships at Walker's Hideaway Marina of Naples, a yacht club along the Gordon

River offering a marina, indoor storage for 600 boats, two waterside restaurants, outdoor pool and sauna, and access to Naples Bay.

Eighteen furnished models are open in Naples Reserve, where builders in addition to Ashton Woods and D.R. Horton are Florida Lifestyle Homes, KTS Homes, Lundstrom Development, Marvin Development, McGarvey Custom Homes and Stock Signature Homes. Homes are priced from the high-\$200,000s to more than \$1 million.

The entrance to Naples Reserve is off U.S. 41, 2 miles southeast of the Collier Boulevard/CR 951 intersection and 10 minutes from I-75, Exit 101. For more information, visit [www.naplesreserve.com](http://www.naplesreserve.com). |