

CONTEMPORARY RESORT LIVING

REIMAGINED





YOUR VACATION LIFESTYLE STARTS HERE

Find everything on your wishlist right in front of you. SPECTRUM+ at Reunion Resort checks all the boxes. Timeless modern homes next to three signature golf courses, a spectacular waterpark, and in close proximity to theme parks. And if you love food and shopping, you're in the right place to satisfy any craving. NOW is the moment to have the time of your life.



## GATEWAY TO THE MAGIC



10 MIN. TO DISNEY  
30 MIN. TO AIRPORT



# REUNION MASTER SITE PLAN





In addition to the exclusive amenities at SPECTRUM+, leisure options abound within Reunion Resort. The famous AAA Four Diamond-rated resort is only minutes from Orlando. It features three signature PGA golf courses, tennis club, boutique spa, several amazing pools and a 5-acre water park.



### GOLD MEMBERSHIP

- + Golf Access\*
- + Palmer Legacy Course
- + Watson Independence Course
- + Nicklaus Traditional Course
- + Club Food and Beverage Discounts
- + Tennis Club\*
- + Spa and Fitness\*
- + 5-Acre Water park
- + Pickleball\*
- + Driving Range\*
- + Mini Golf and Foot Golf\*
- + Resort Shuttle Service

\*Additional Fee



COMMUNITY POOLS & EXCLUSIVE WATER PARK



REUNION RESTAURANTS & BARS



## EXPERIENCE REUNION RESORT



### PLATINUM MEMBERSHIP\* (OPTIONAL)

- + Includes all benefits from gold membership with additional golf benefits:
- + \$30 in-season / off-season
- + (24) discounted guest rounds annually
- + Annual Cart Fee program available
- + Complimentary bag storage
- + Driving Range & Foot Golf
- + Plus so much more!

\*Details as of May 2021

Fitness Center + Tennis center with Pro-shop + Children's camp and activities + Driving Range + Mini Golf and Foot Golf Shuttle services within Reunion + Transportation to Walt Disney World® + Bicycle rentals + Resort spa



PGA GOLF COURSES

3

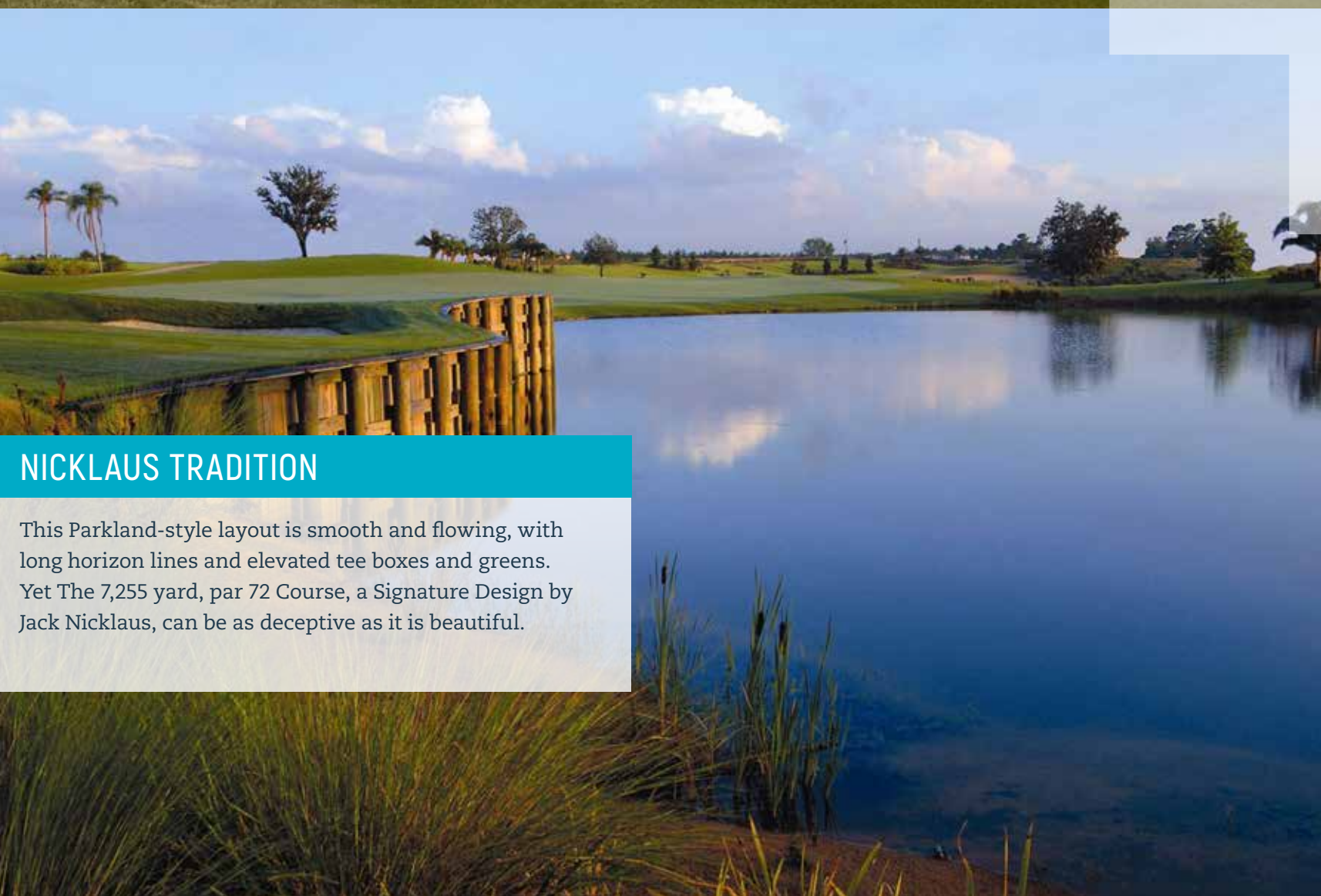
GOLF LEGENDS

SIGNATURE DESIGN COURSES  
ONLY AT REUNION



### WATSON INDEPENDENCE

Highlighted by fast, firm and wide rolling fairways, a variety of strategically placed bunkers and large greens, the 7,154 yard, par 72 Course, a Signature Design by Tom Watson, is as much about strategy as it is about length.



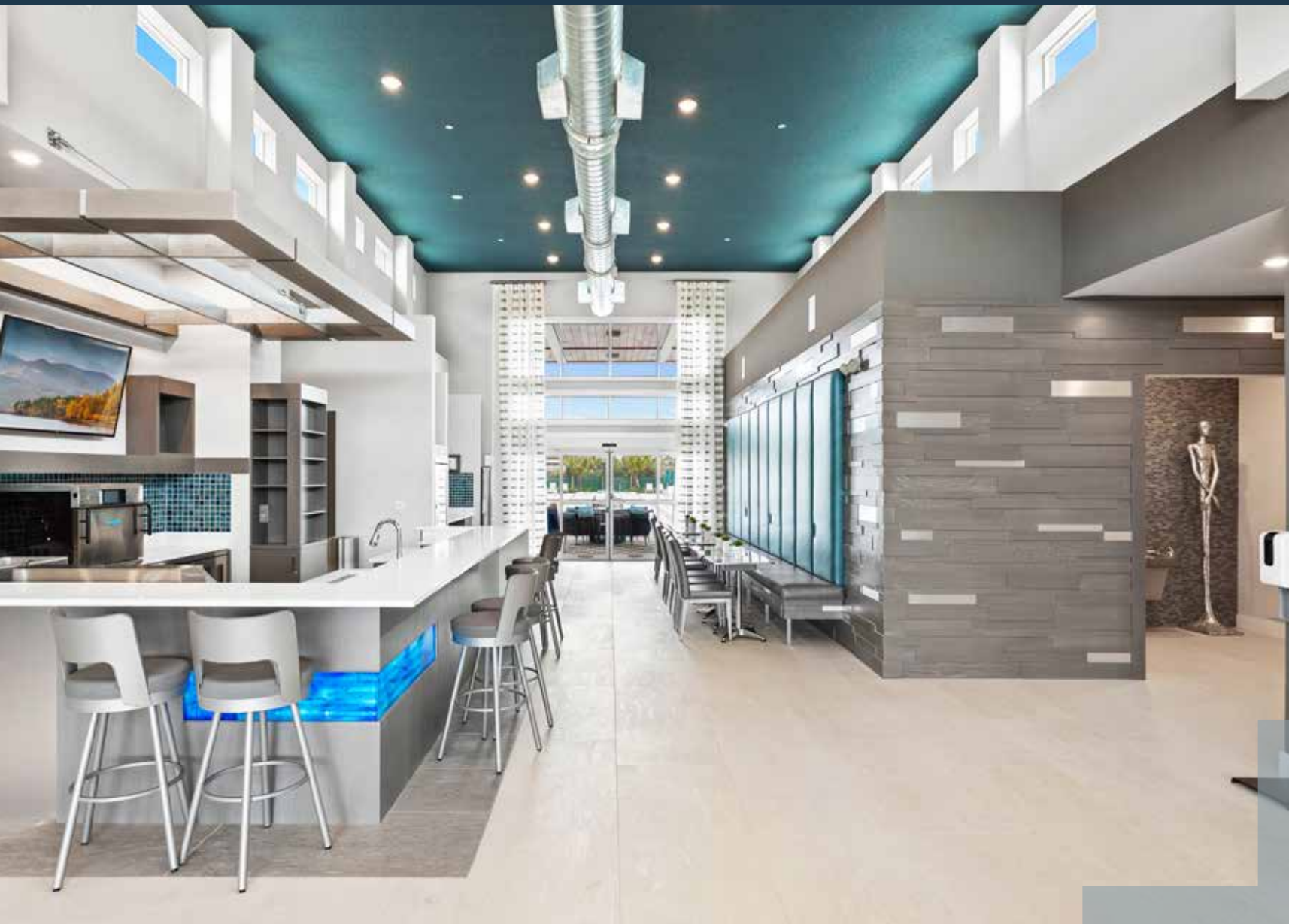
### NICKLAUS TRADITION

This Parkland-style layout is smooth and flowing, with long horizon lines and elevated tee boxes and greens. Yet The 7,255 yard, par 72 Course, a Signature Design by Jack Nicklaus, can be as deceptive as it is beautiful.



### PALMER LEGACY

Innovatively routed on hilly, roller coaster-like terrain, Arnold Palmer's 6,916 yard, par 72 Signature Course boasts dramatic elevation changes – up to 50 feet in some places – creating a unique variety of risk/reward shots.



## CLUB LIVING AT SPECTRUM+

Own a vacation home here and enjoy amenities that are fun for the entire family. Lounge by our resort style pool, or grab the kids and have fun at your own exclusive playground. There's even a community clubhouse with a game room, a state-of-the-art fitness center as well as a grab-and-go market.

- + Clubhouse with game room and concierge services
- + Dining and bartending experiences by World-Class Chefs
- + State-of-the-art fitness center
- + Dimension, Grab-and-go market at SPECTRUM+
- + Resort style pool with cabanas
- + Children's playground
- + Park flex space dedicated to family gatherings and fun activities
- + Internal golf-cart transportation service





CLUBHOUSE : POOL

# THE FUN STARTS HERE.



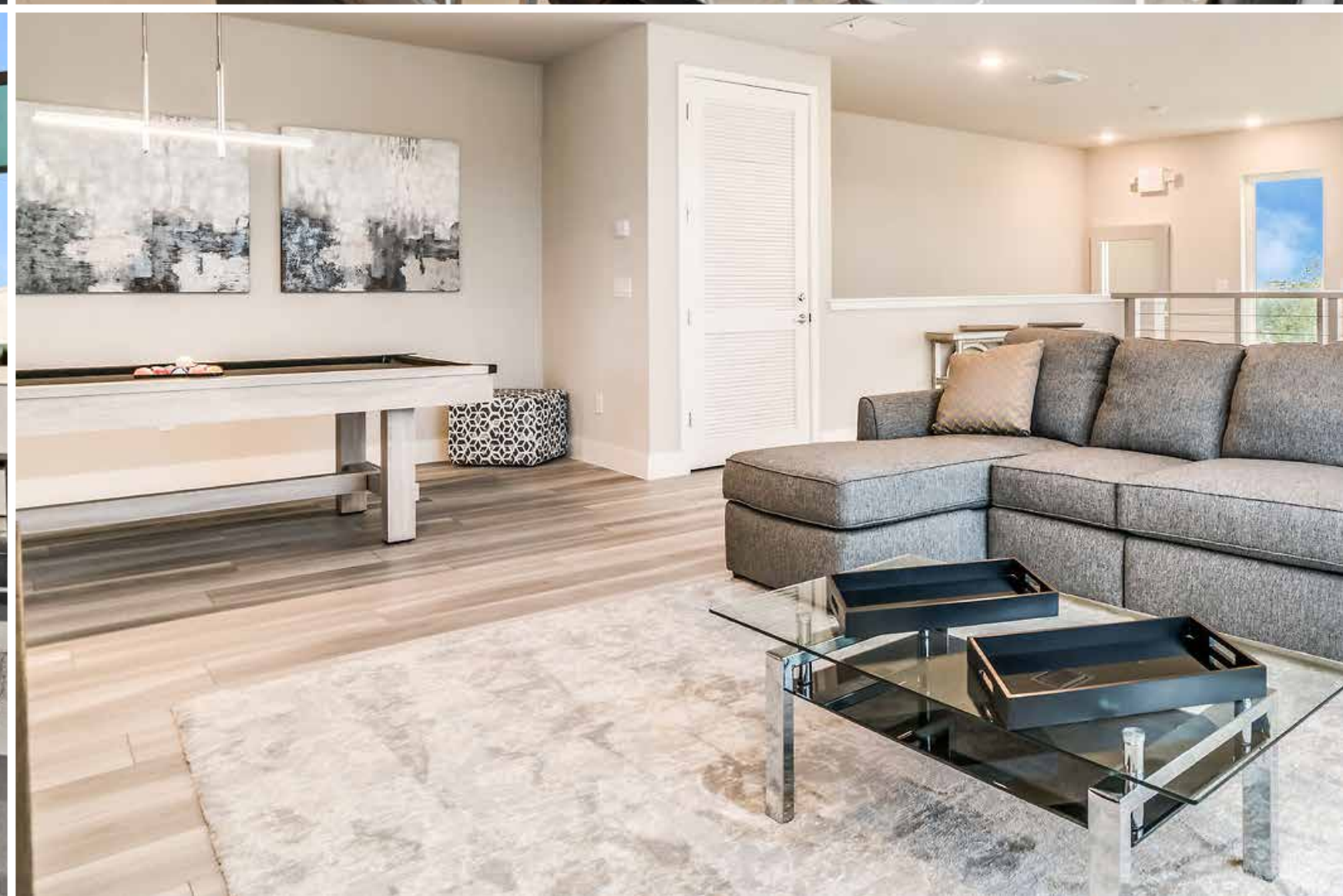
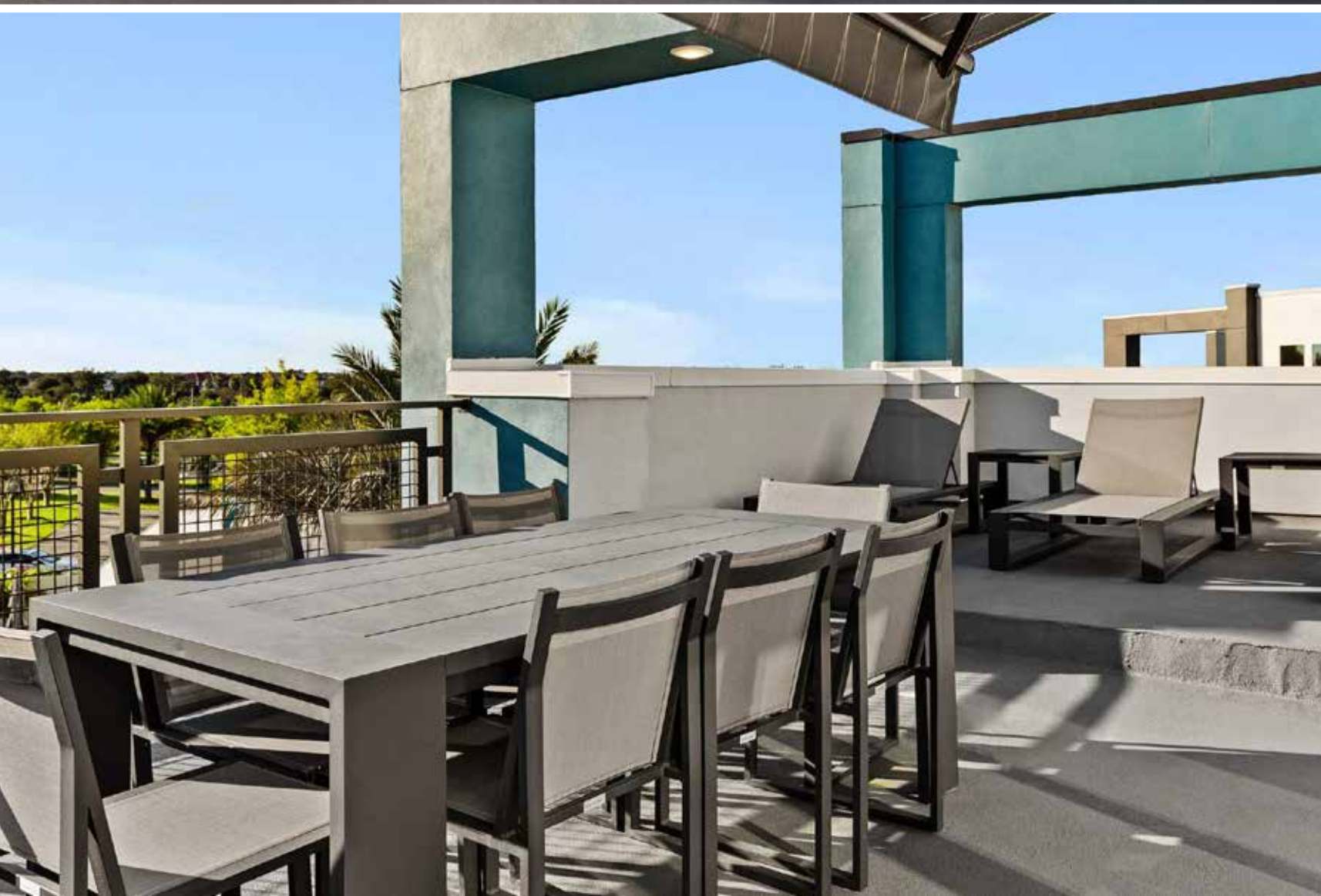
308 RESIDENCES

## LUXURY RESIDENCE FEATURES

- + One-story residences with 10-foot ceilings, two-story residences with double-height living rooms (11-foot ceilings on second level)
- + 24x24 Porcelain White Matte Flooring in main living areas, master bath and secondary bath floors
- + Designer carpet in all bedrooms
- + Kitchen cabinets in White or Charcoal with quartz countertops and waterfall top at island
- + Samsung stainless steel appliances featuring side-by-side refrigerator freezer and a gas range
- + Master bath with double sinks, and shower with built-in niche
- + Samsung full size stackable washer and dryer

The Residences at SPECTRUM+ at Reunion Resort offer luxurious open floor plans with gourmet kitchens, premium finishes and large outdoor spaces - perfect for Florida's indoor/outdoor lifestyle. Select from one and two-story residences ranging from three to five bedrooms. Designed with families in mind, you'll find everything you want for the perfect start to vacation living. We'll even help you select furniture from City Furniture planned for your new home.





## DIAMOND 3

3 Bedrooms + Terrace // 3 Baths  
Total 1,500 SF // 139 M<sup>2</sup>



## DIAMOND 4

4 Bedrooms + Terrace // 3 Baths  
Total 1,769 SF // 164 M<sup>2</sup>



# SAPPHIRE

5 Bedrooms + Terrace // 4.5 Baths  
Total 2,703 SF // 251 M<sup>2</sup>



# SAPPHIRE

5 Bedrooms + Terrace // 4.5 Baths  
Total 2,703 SF // 251 M<sup>2</sup>





Life doesn't get much better than this! Here at Spectrum+, you'll find amazing range of amenities in addition to a carefully planned selection of beautifully crafted condominiums and townhomes, close to all the excitement that Reunion Resort and the greater Orlando area has to offer.

Expand your spectrum of possibilities and be as active, or as relaxed, as you want. Enjoy the peaceful privacy of top-quality extraordinary homes featuring the latest features and designs. Plus, just steps away awaits the Spectrum+ Clubhouse with its stunning contemporary pool and lounge area with cabanas as well as dedicated concierge services to facilitate transportation services and assist you in any way you need. The Club also features a Grab-and-Go market, state-of-the-art fitness center, children's playground. There's something for everyone at Spectrum+!



## CONTEMPORARY CONDOMINIUMS WITH LUXURIOUS COMFORTS



## TOWNHOMES WITH STYLE AND DESIGN ADD UP TO WORRY-FREE LIVING

Spectrum+ Townhomes feature a private garage and a open floorplan that flow artfully throughout the living areas masterfully combining the privacy in the bedroom with free flowing spaces that highlight a modern, bright ambiance. Luxurious design features and finishes top the residences off with the quality you would expect in homes much higher priced.



# TURNBERRY B EXTERIOR

3 Bedrooms // 2.5 Baths // 1 Car Garage  
 Living 1,680 SF  
 Under Roof 2,015 SF



# AUGUSTA A INTERIOR

3 Bedrooms // 2.5 Baths // 1 Car Garage  
 Living 1,704 SF  
 Under Roof 2,190 SF



Turnberry model can be an end unit or interior unit. End units will be additional price.

**TOP FOUR REASONS TO OWN AT SPECTRUM+ YOUR GATEWAY TO THE MAGIC**



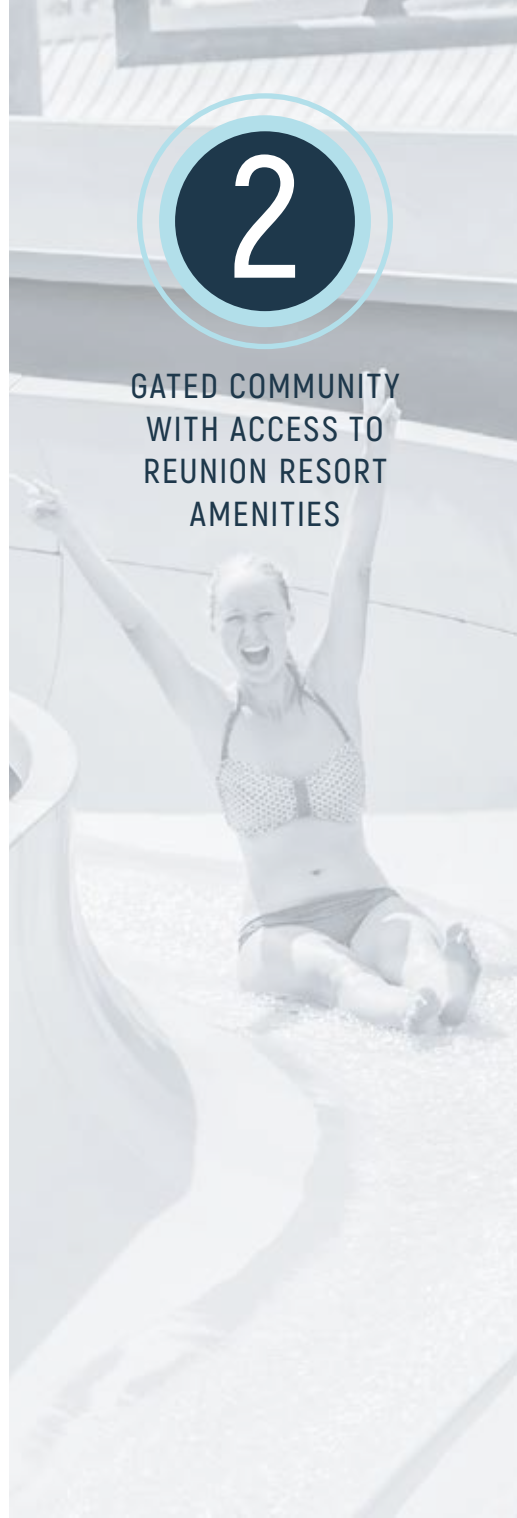
**1**

JUST MINUTES FROM DISNEY & OTHER MAJOR THEME PARKS



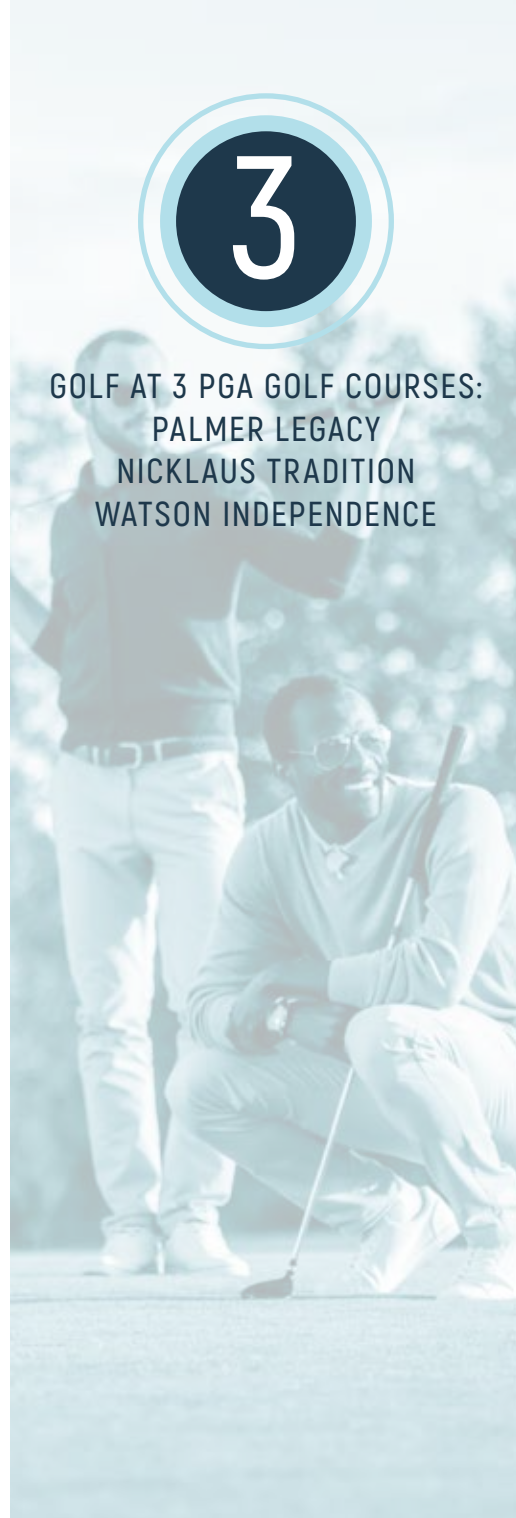
**2**

GATED COMMUNITY WITH ACCESS TO REUNION RESORT AMENITIES



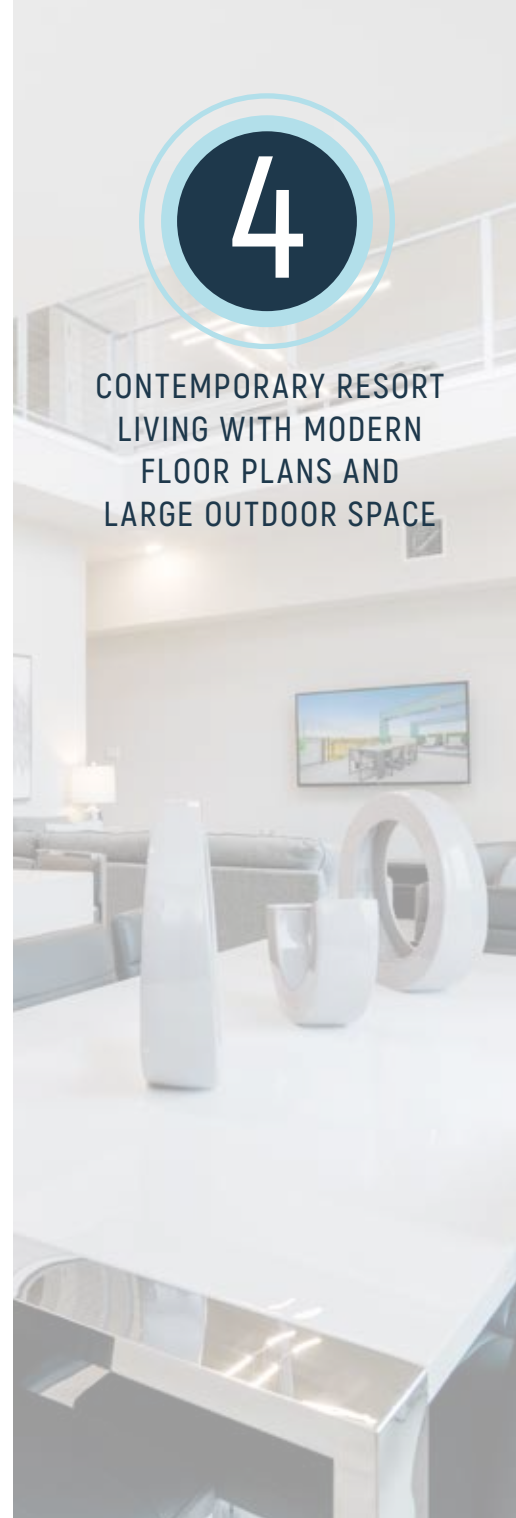
**3**

GOLF AT 3 PGA GOLF COURSES: PALMER LEGACY NICKLAUS TRADITION WATSON INDEPENDENCE



**4**

CONTEMPORARY RESORT LIVING WITH MODERN FLOOR PLANS AND LARGE OUTDOOR SPACE





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