



WELCOME TO PRIMA AUTO CONDOS: THE PINNACLE OF LUXURY AUTOMOTIVE LIVING

**9004 TAMIAMI TRAIL E,
NAPLES FL. 34113**

Discover a new standard of automotive excellence at Prima Auto Condos, an exclusive gated community designed for the most discerning car enthusiasts and collectors. Nestled in the heart of Naples, Florida, this exceptional car condominium development offers an unparalleled combination of luxury, security, and convenience. Perfectly positioned near world-class amenities, Prima Auto Condo is more than just a place to store your vehicles—it's a lifestyle.



Weichert
REALTORS®

CONTACT: Paradise Homes

📞 1-239-631-9447

✉️ info@primaautocondos.com

🌐 primaautocondos.com

Key Features:

Exquisite Construction & Superior Materials

- Category CAT 5 Construction: Built to withstand the elements, ensuring both durability and peace of mind.
- Full Height Stucco CMU Exterior Walls: Offering enhanced security, privacy, and longevity.
- Impact-Rated, Oversized Overhead Doors: Each unit features 16'W x 14'H impact-rated overhead doors with heavy-duty garage door openers, designed for easy access and top-tier security.
- Steel Roof System & Terracotta Roof Tiles: A combination of strength and style, with terracotta tiles adorning the balconies for a Mediterranean flair.
- Fire-Rated Interior Demising Walls: Ensuring safety and soundproofing, with painted drywall to add a refined finish.
- Mezzanine Level with Metal Pan Stairs: Each unit includes a 350 sq. ft. mezzanine with durable metal pan stairs for easy access to additional space.
- Spacious Ceiling Height: A minimum of 18' clear ceiling height to accommodate car lifts and offer expansive storage and display options.

Advanced Utilities & Security

- Advanced Electrical Infrastructure: Each unit comes equipped with 3-phase, 208/120 volt, 200-amp service, along with separate electric, gas, and water meters to cater to your every need.
- Automatic Drive-Through Gates: Entry and exit are effortless with 20' automatic gates equipped with keypad/wireless access and automatic open for egress.
- State-of-the-Art Security: 24/7 on-site security, high-definition cameras, alarm systems, and card access capabilities provide the highest level of protection for your assets.
- Fire Suppression System: Integrated fire suppression system throughout, ensuring your property is safeguarded at all times.

Premium Interior Features

- Customizable Mezzanine & Lighting: Exposed, prime-painted steel ceilings with recessed lighting under the mezzanine and power supplied for future ceiling fans. Multiple wall electrical receptacles are also included.
- Flooring & Plumbing: Exposed concrete floors prepped for future finishes, with plumbing utilities provided on the mezzanine level for customization. The space also includes a hose bib by each garage door and in the courtyard for added convenience.
- Water Heating & Plumbing: Each unit is equipped with an electric tankless water heater, along with a high-end cabinet and quartz sink setup in the restroom, complete with tank-type toilets, a wall mirror, and mop sinks.
- EV-Ready Spaces: Every unit is outfitted with 2 - 50 amp EV outlets, ensuring you're prepared for the future of automotive innovation.

Outdoor & Courtyard Amenities

- Private Courtyards: Many units boasts a serene, grass-lined courtyard with a privacy fence and gate, providing a peaceful retreat for your vehicles or gatherings.
- Outdoor Kitchen & Future Generator Ready: Gas hookups are available for outdoor kitchens and/or a future generator, ideal for luxury living and entertaining.
- Premium Landscaping: Thoughtfully landscaped courtyards designed to complement the upscale aesthetic of the development.

Additional Highlights

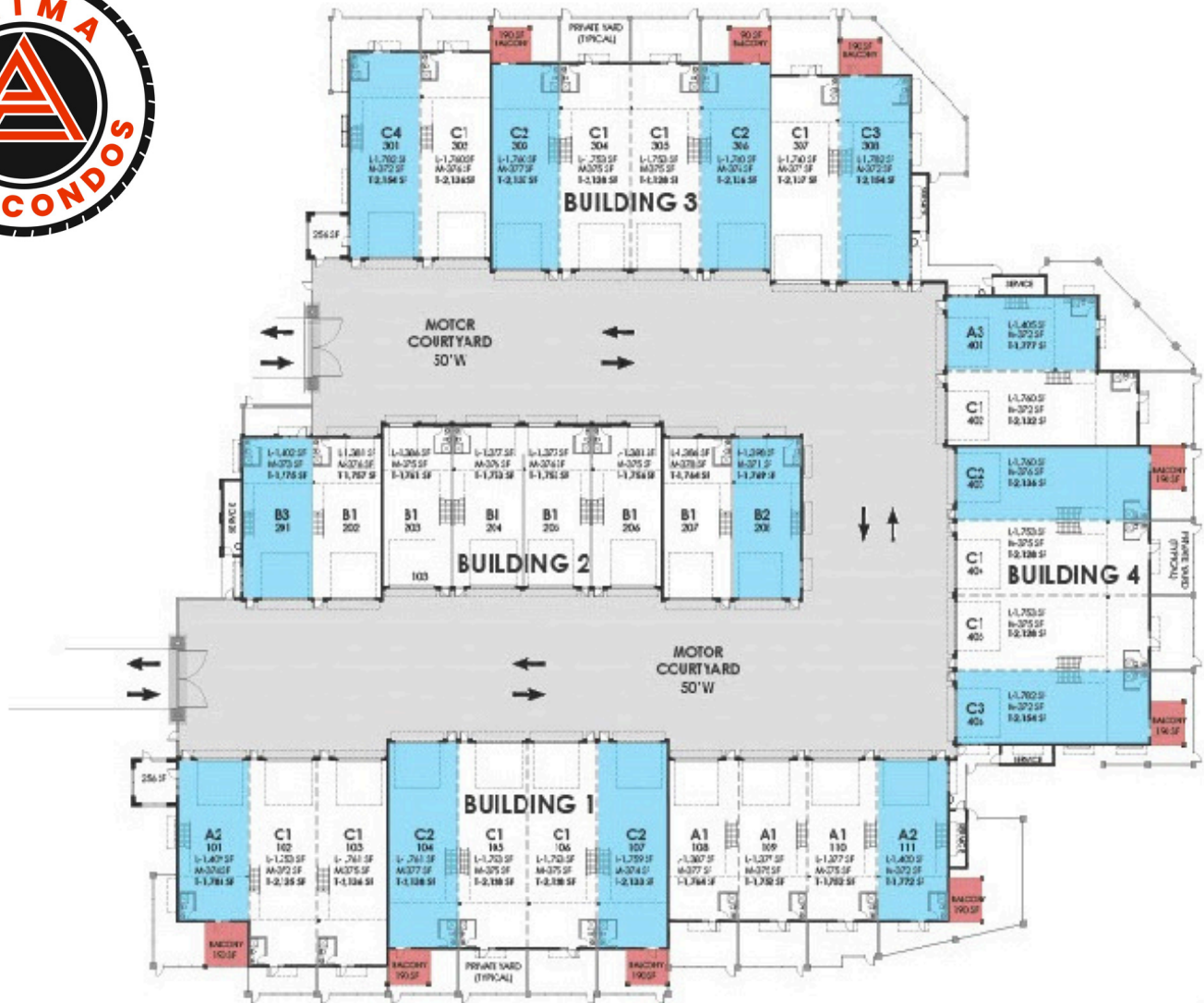
- High Elevation Design: Building floor elevations raised to +8.0 feet North American Vertical Datum (NAVD), ensuring protection against potential flooding.
- Balconies with Mediterranean Flair: Select units feature balconies adorned with terracotta roof tiles, perfect for enjoying the views and your collection.
- Customized Interiors: High-end, customizable features for a personal touch, allowing you to design your space exactly as you envision.



EXCLUSIVE
COMMUNITY AND
UNMATCHED PRIVACY
PRIMA AUTO CONDOS IS
NOT JUST A PLACE TO
STORE YOUR CARS—IT'S
A PRIVATE, SECURE
COMMUNITY WHERE
LIKE-MINDED
COLLECTORS COME
TOGETHER TO SHARE
THEIR PASSION.



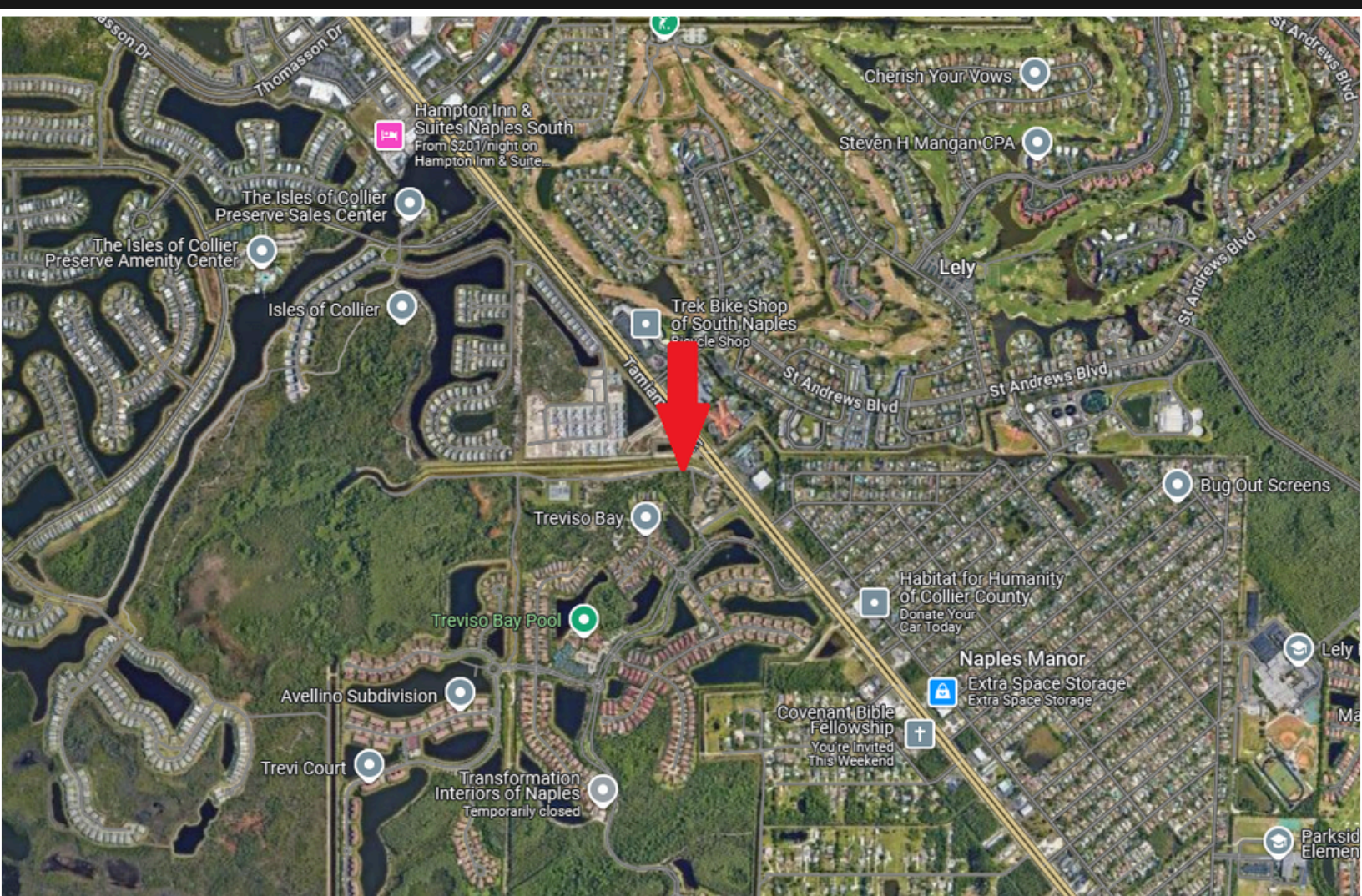
Unit #		Unit Sqft.	Unit Features	Unit Price
101		1783	1st floor covered patio, 2nd floor rear balcony, Larger outdoor living space, Side glazing	\$ 1,046,055.00
102		2125	Interior larger unit	\$ 1,129,250.00
103		2136	Interior larger unit	\$ 1,135,080.00
104		2138	2nd floor balcony	\$ 1,210,970.00
105		2128	Interior larger unit	\$ 1,130,840.00
106		2128	Interior larger unit	\$ 1,130,840.00
107		2133	2nd floor balcony	\$ 1,208,145.00
108		1764	Interior small unit	\$ 937,920.00
109		1752	Interior small unit	\$ 931,560.00
110		1752	Interior small unit	\$ 931,560.00
111		1772	2nd floor rear balcony, larger outdoor living space, additional glass	\$ 1,039,620.00
201		1775	Patio, Sid Glazing	\$ 961,500.00
202		1757	Interior small unit, Rear overhead door	\$ 934,210.00
203		1761	Interior small unit, Rear overhead door	\$ 936,330.00
204		1753	Interior small unit, Rear overhead door	\$ 932,090.00
205		1753	Interior small unit, Rear overhead door	\$ 929,090.00
206		1756	Interior small unit, Rear overhead door	\$ 933,680.00
207		1764	Interior small unit, Rear overhead door	\$ 937,920.00
208		1769	Side glazing, Rear overhead door	\$ 967,105.00
301		2154	1st floor covered patio, Side glazing, Larger outdoor living space	\$ 1,176,930.00
302		2136	Interior larger unit	\$ 1,132,080.00
303		2137	2nd floor balcony	\$ 1,210,405.00
304		2128	Interior larger unit	\$ 1,130,840.00
305		2128	Interior larger unit	\$ 1,130,840.00
306		2136	2nd Floor Balcony	\$ 1,209,840.00
307		2137	Interior larger unit, larger outdoor living space	\$ 1,132,610.00
308		2154	2nd floor balcony, Side Glazing, Larger outdoor living space	\$ 1,252,320.00
401		1777	Side Glazing, Larger outdoor living space	\$ 971,465.00
402		2132	Interior larger unit, larger outdoor living space	\$ 1,132,960.00
403		2136	2nd floor Balcony	\$ 1,209,840.00
404		2128	Interior larger unit	\$ 1,130,840.00
405		2128	Interior larger unit	\$ 1,130,840.00
406		2154	2nd floor balcony, Side Glazing, Larger Outdoor living space	\$ 1,252,320.00



Paradise Homes

THE IDEAL LOCATION

NESTLED IN THE PRESTIGIOUS CITY OF NAPLES, PRIMA AUTO CONDO OFFERS A UNIQUE LOCATION ADJACENT TO THE UPSCALE TREVISO BAY COMMUNITY, WHICH IS HOME TO A RENOWNED TPC GOLF COURSE. JUST FIVE MILES SOUTH OF DOWNTOWN NAPLES, YOU'LL HAVE EASY ACCESS TO HIGH-END DINING, SHOPPING, AND CULTURAL EXPERIENCES. IN ADDITION, THE DEVELOPMENT IS CONVENIENTLY LOCATED JUST A HALF-MILE FROM THE NEW LAMBORGHINI DEALERSHIP, MAKING IT THE IDEAL SPOT FOR LUXURY AUTOMOBILE ENTHUSIASTS.



WWW.PRIMAAUTOCONDOS.COM

Weichert
REALTORS®
Paradise Homes



Weichert,

REALTORS®

Paradise Homes



JAMES PILKINGTON
REAL ESTATE - ADVISOR
239-631-9447
JAMES@TEAMONESOURCE.COM
INFO@PRIMAAUTOCONDOS.COM



CAMERON MURRAY
REAL ESTATE - ADVISOR
239-206-9909
CAMERONINFLORIDA@GMAIL.COM
INFO@PRIMAAUTOCONDOS.COM

WWW.PRIMAAUTOCONDOS.COM

2.5% BUYERS AGENT COMPENSATION PAID BY SELLER!