

THE **MODERN**  
AUSTIN RESIDENCES

CLOSET SELECTION  
**B1N FLOOR PLANS**



  
urbanspace INTERIORS

# B1N

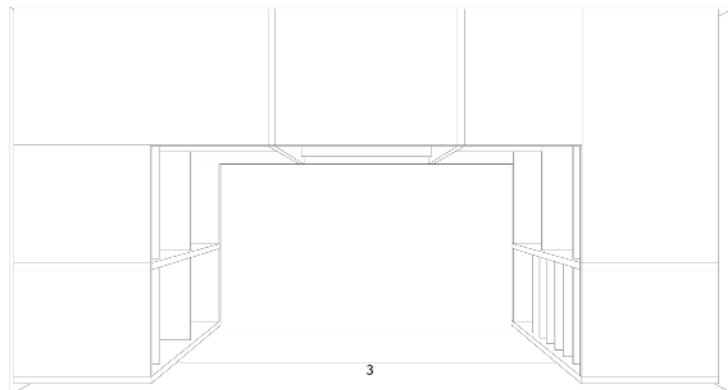
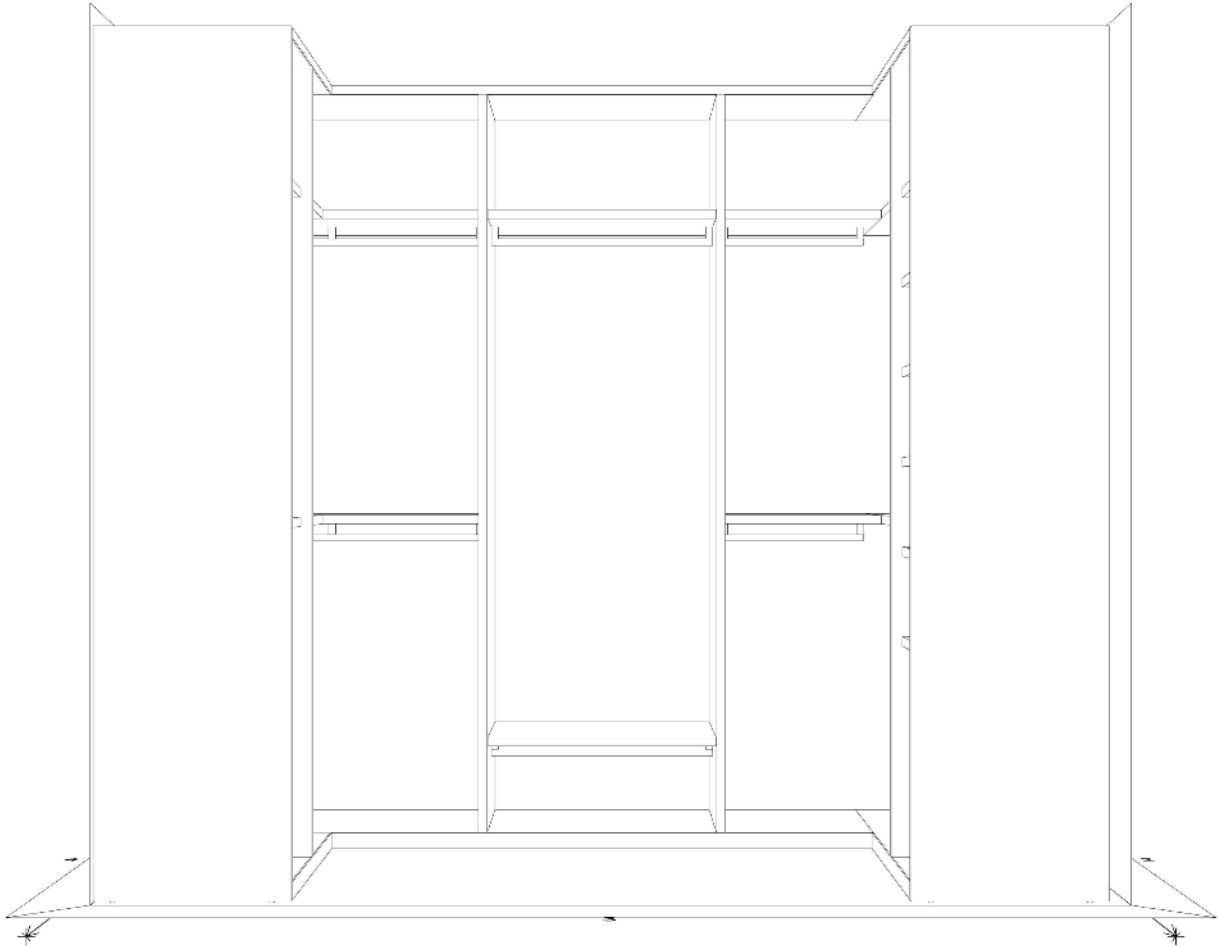
## PRIMARY BEDROOM CLOSET SELECTION

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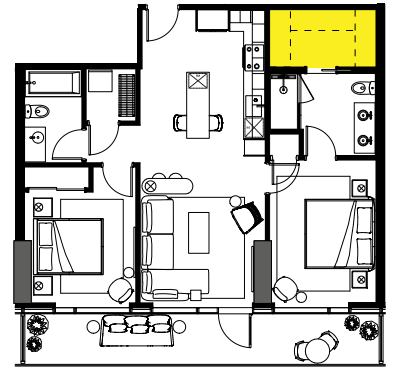
### GLISS MASTER by Molteni & C

**Price: \$11,700**

- Price includes tax, shipping from Italy, delivery, and installation.
- Optional add-ons (on facing page) can be added for an additional fee.



B1N



^ location of closet within floor plan

## FINISH OPTIONS

### SILVER CEMBRAN



### TATAMI IVORY



## ENHANCE YOUR STORAGE

### DRAWERS PACKAGE

Drawers + Shelving Add-On Price: \$3,900



Includes 2  
banks of  
drawers +  
shelves.

View in 3D at [ModernAustinClosets.com](https://ModernAustinClosets.com)

## LIGHT IT UP

### LIGHTING + DRAWERS PACKAGE

Lighting + Drawer Add-On Price: \$5,800



**Example images for  
illustrative purposes  
only — actual closet  
lighting packages vary.**

Visit the Urbanspace  
Interiors showroom to view  
an example installation of  
this closet lighting.

Purchaser acknowledges that the descriptions set forth herein are intended to be illustrative of the type and quality of such closet systems, but the actual closet systems may vary in instances from such descriptions due to manufacturing and installation variances and availability. The design, dimensions and heights of such closet systems may vary depending upon final field measurements or conditions. Purchaser acknowledges that Seller may, from time to time, substitute such other equipment, finishes, materials, or systems utilized for the closet systems, from those specified or contemplated herein, or referred to by Seller or any sales agent or in any marketing or other Seller materials, provided that the quality of any substituted equipment, finishes or materials is substantially equal to or better than that originally indicated herein, as reasonably determined by Seller.

# B1N

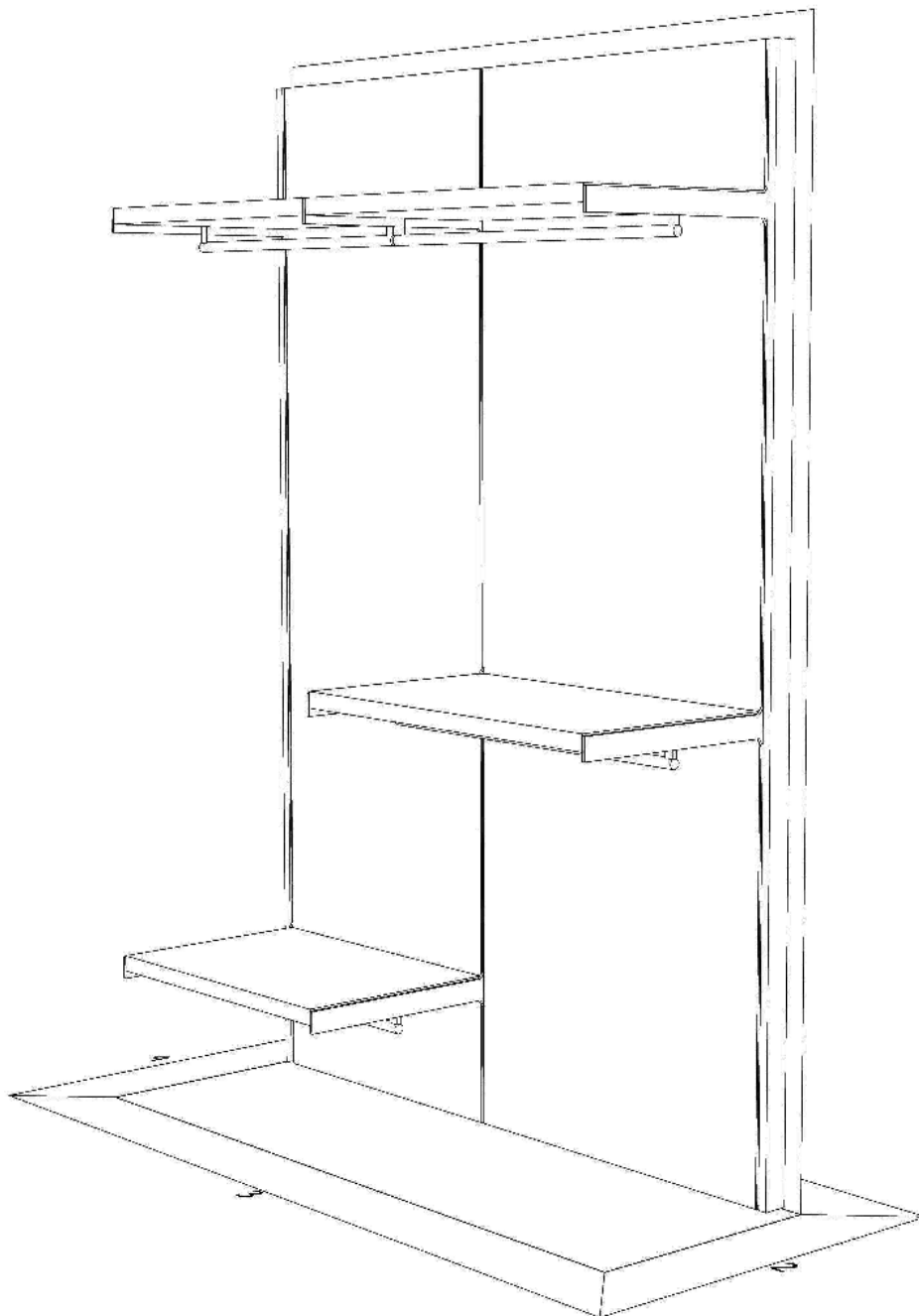
## SECONDARY BEDROOM CLOSET SELECTION

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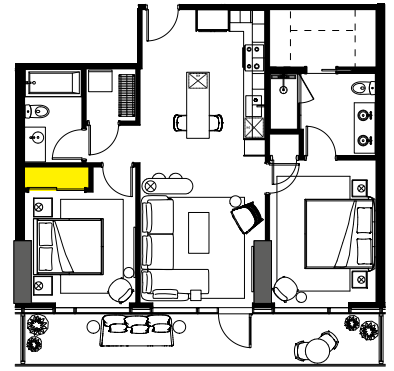
### MASTER DRESSING by Molteni & C

**Price: \$5,800**

- Price includes tax, shipping from Italy, delivery, and installation.



B1N



^ location of closet within floor plan

## FINISH OPTIONS

### SILVER CEMBRAN



### TATAMI IVORY



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# IMPORTANT FACTS

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## 3D CLOSET VISUALIZATION

View your closet in 3D online at [\*\*ModernAustinClosets.com\*\*](https://ModernAustinClosets.com).

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## PAYMENT & DEADLINES

Selecting & purchasing your closet by the deadlines listed below gives you the best chance to have your closet installed in your residence prior to your closing date\*.

### **Closet Selection Deadlines:**

- Floors 18 through 33 – June 28, 2024
- Floors 34 through 52 – August 30, 2024

**A 50% deposit (Payment 1) will be due at the time of your closet selection. The remaining 50% (Payment 2) will be due based on your residence's tier.**

**Payment 1 Due at time of closet selection.**

### **Payment 2 Due Dates:**

- Floors 18 through 33 – February 3, 2025
- Floors 34 through 52 – April 1, 2025

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*Urbanspace Interiors is a preferred third party vendor. Closet customization contracts will be outside and separate from your Modern purchaser contract.*

*\*Seller intends to install closets prior to closing date however makes no guarantees. Forces outside of seller control may prohibit installation before closing. In this case installation will occur as soon as is feasible.*



# WANT MORE? CONSIDER A FULLY-CUSTOM CLOSET

Urbanspace Interiors offers custom closet design services. To learn more, schedule your complimentary 1 hour design consultation via [closets@urbanspaceinteriors.com](mailto:closets@urbanspaceinteriors.com). Some of the unique features that can be implemented in a custom closet are shown below.



CUSTOM LAYOUTS



DRAWERS & HAMPERS



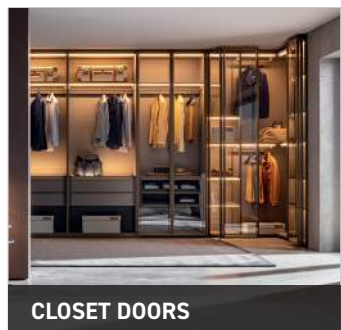
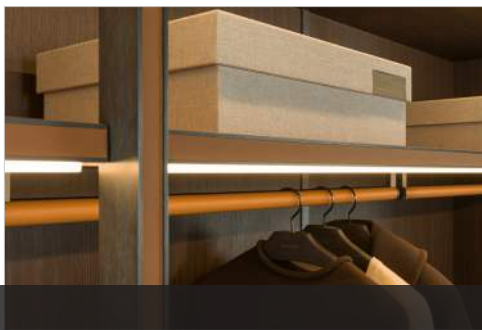
SHOE SHELVES



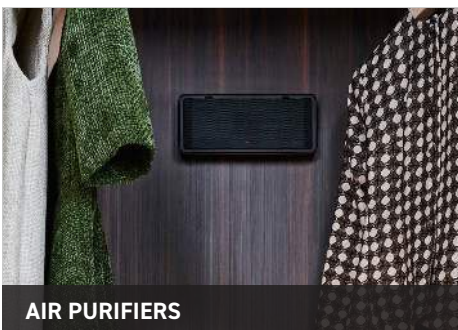
GLASS SHELVES / SHELF LIGHTING



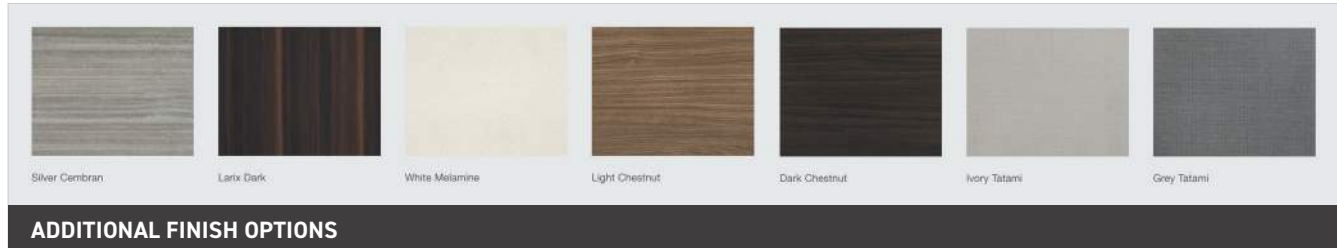
ECO LEATHER ACCENTS



CLOSET DOORS



AIR PURIFIERS



ADDITIONAL FINISH OPTIONS

**We look forward to working with you.**

