



the
**HERON
CLUB**
AT OAKLEY
BEYOND RESIDENTIAL



The Heron Club at Oakley



Oakley (Cincinnati), OH | Project at a Glance



Total Units

192

Unit Mix

46 One-Bedroom

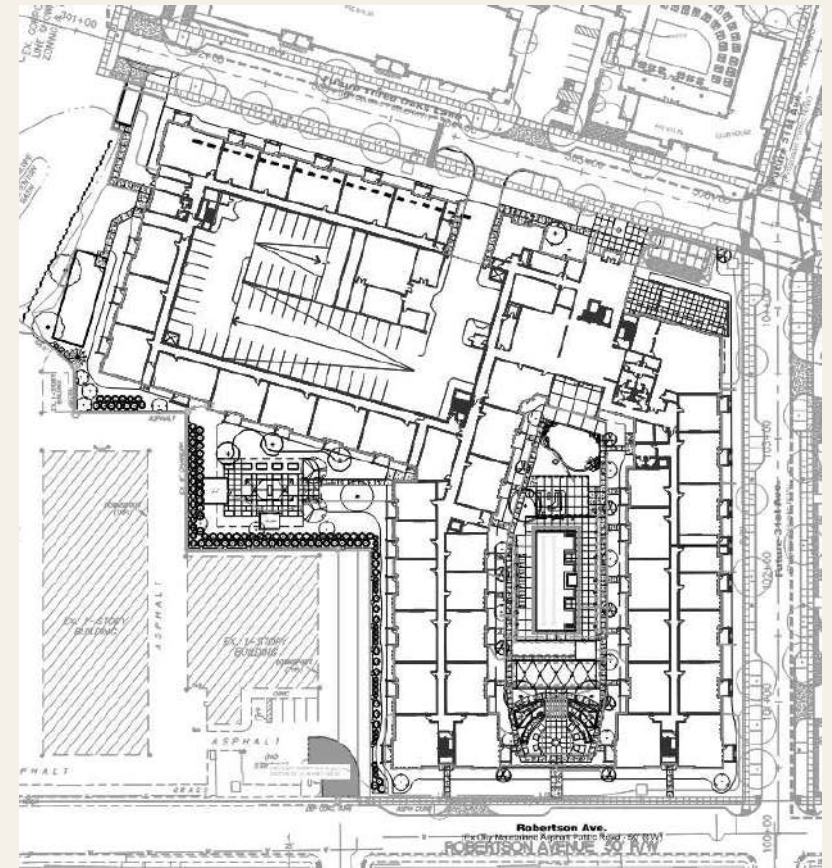
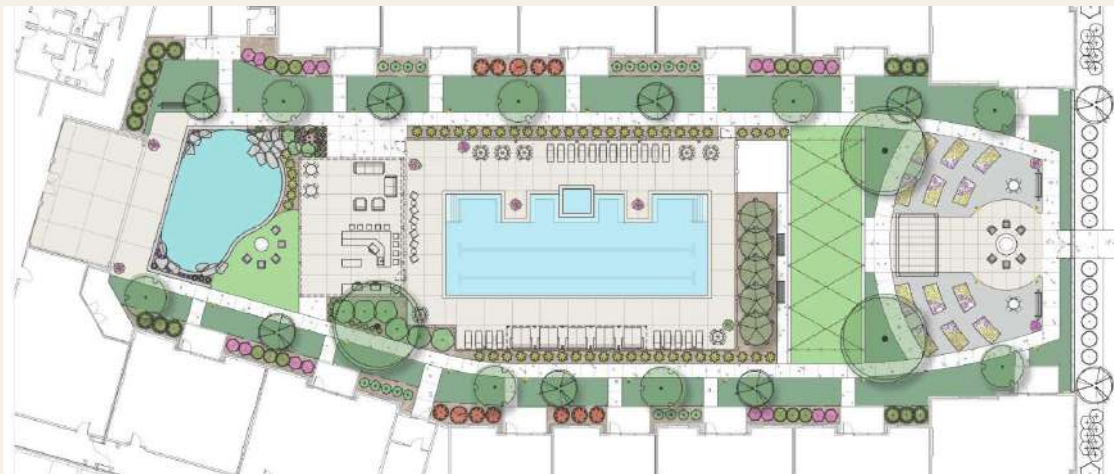
146 Two-Bedroom / Two-Bath

Construction Period

25 Months

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Site Context Map





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Unit Amenities & Mix

In-Unit Features

- Granite countertops with designer cabinetry
- Full-size kitchens with large islands and ample drawer storage
- Space for dining table
- Energy-efficient premium stainless-steel appliances
- Under-cabinet lighting and upgraded fixtures
- In-unit front-loading washer & dryer
- Walk-in closets
- 9-foot ceilings with abundant natural light
- Private balconies or patios (select units)
- Sound-insulated walls for acoustic privacy

Plan	Beds	Baths	NSF	Units	Unit Mix
A1	1	1.0	902	40	20.8%
A2	1	1.0	1,208	3	1.6%
A3	1	1.0	1,076	3	1.6%
B1	2	2.0	1,253	113	58.9%
B2	2	2.0	1,371	16	8.3%
B3	2	2.0	1,474	4	2.1%
B4	2	2.0	1,396	3	1.6%
B5	2	2.0	1,498	3	1.6%
B6	2	2.0	1,393	3	1.6%
B7	2	2.0	1,778	3	1.6%
B8	2	2.0	1,315	1	0.5%
			1,208	192	100.0%



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Amenity Program

Indoor Community Amenities

- Clubhouse with theater room, billiards & Table Tap
- Expansive gym w/ group fitness and Pilates studio
- Recovery spa w/ HydroMassage, CryoLounge+ and Infrared Sauna
- Private event room with Demonstration Kitchen
- Arts and crafts studio
- Wood workshop
- Golf/sports simulator
- Grandkids room
- Mail room and package room
- Pet spa & Indoor Pet Relief Areas
- Library
- Bike Storage

Outdoor Community Amenities

- Heated resort-style pool and hot tub
- Bocce ball court
- Golf putting green
- Covered outdoor TVs
- Social gathering areas w/ firepits
- Community garden with Green House
- Koi pond w/ waterfall
- Dog run
- Outdoor Kitchen