

THE
DANNELLY
& VARIAN
CONDOMINIUMS
— AT —
ALYS
BEACH







INTRODUCING THE DANNELLY AND VARIAN CONDOMINIUMS

The Challenge with the Dannelly and the Varian was to take everything everyone loved about Alys Beach and create a vision for its future. The Florida Coast is a confluence of cultures, rich in many different architectural expressions. Alys Beach brings the idea of the Gulf Coast into an architectural expression that is as much modern as it is grounded in that rich architectural heritage.

We saw the combination of the Dannelly and the Varian as a way to anchor the civic center of Alys Beach in the town square. It was a primary reason we explored the idea of a tower at the southwest corner of the Dannelly. It serves as a visual terminus of the public square, and also marks the crossroads connecting the arcade of the Della back to the neighborhood to the north (and to a future development to the east, including a parking structure), so that the courtyard between the Dannelly and the Varian becomes a major pedestrian gateway to this central core of Alys Beach.

The Varian, along with the May, define the eastern wall of the town center and is primarily west facing, so the precedent studies of Cuban and Caribbean forms led to the natural expression of the deep vaulted arcade in front of ground floor retail spaces, and the shutter screened balcony porches on each of the levels of the residences above.

Michael Imber

Principal

Michael G. Imber, Architects

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When fully complete, the Town Center of Alys Beach will be the heart of the community's commercial and social activity. The Dannelly, a four-story building featuring 9 residences consisting of three 3-bedroom and six 2-bedroom residences, provides a northeasterly anchor for the Amphitheatre and Town Center with extensive western views from their Rotunda Terraces of scenic Highway 30A from the second, third and fourth floors with a restaurant experience on the ground level. The Dannelly features expansive, shuttered verandas, spacious floor plans, and proximity to Alys Beach's vibrant Town Center.



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GROUND FLOOR

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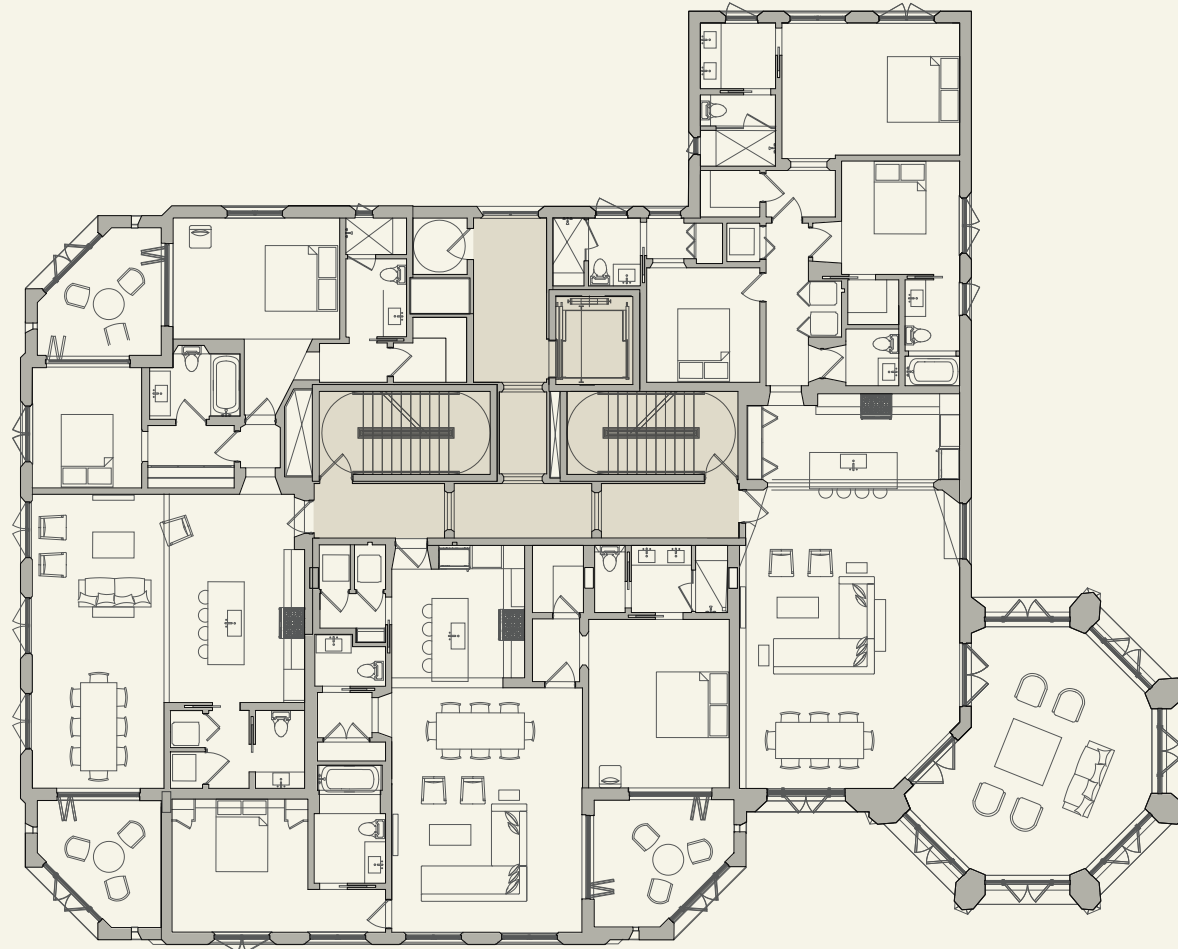
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SECOND FLOOR

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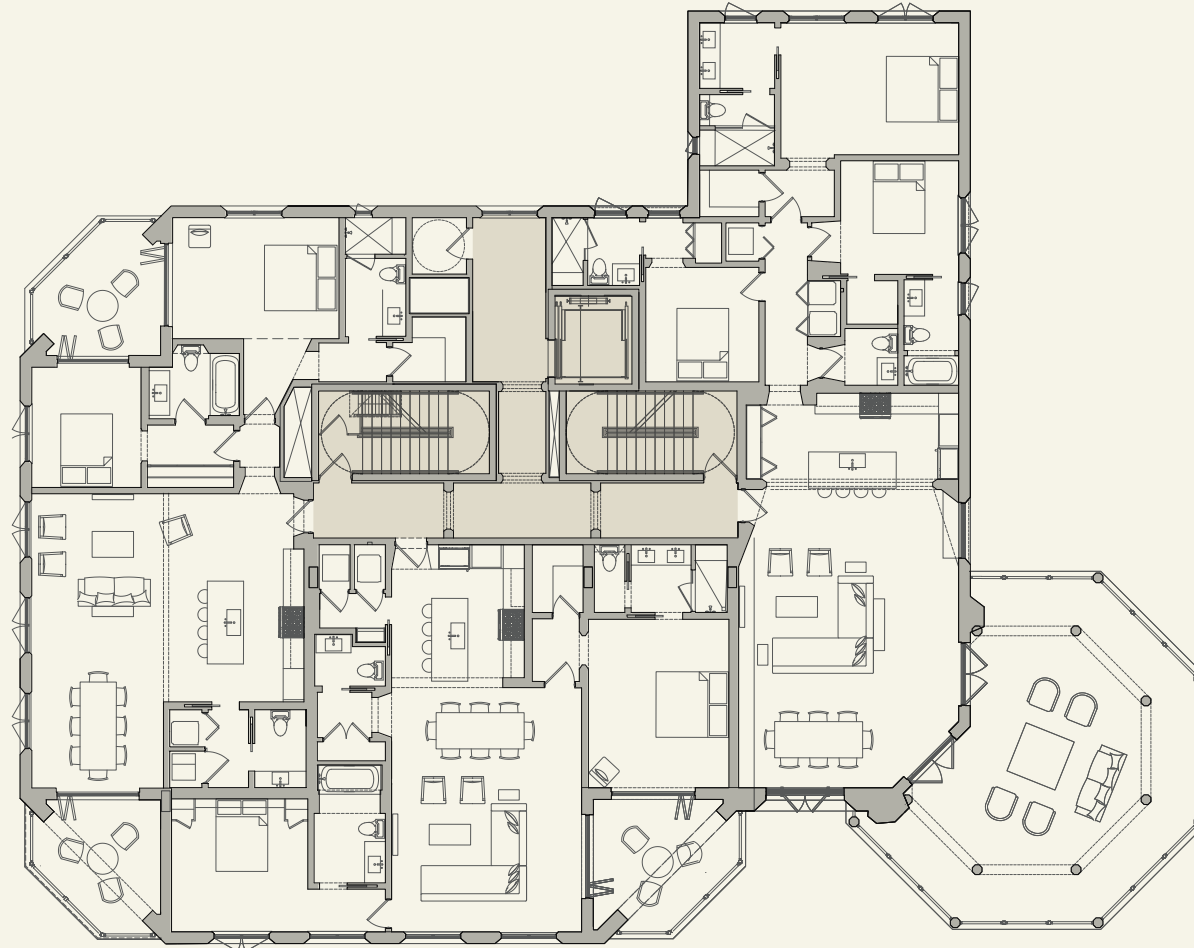
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THIRD FLOOR

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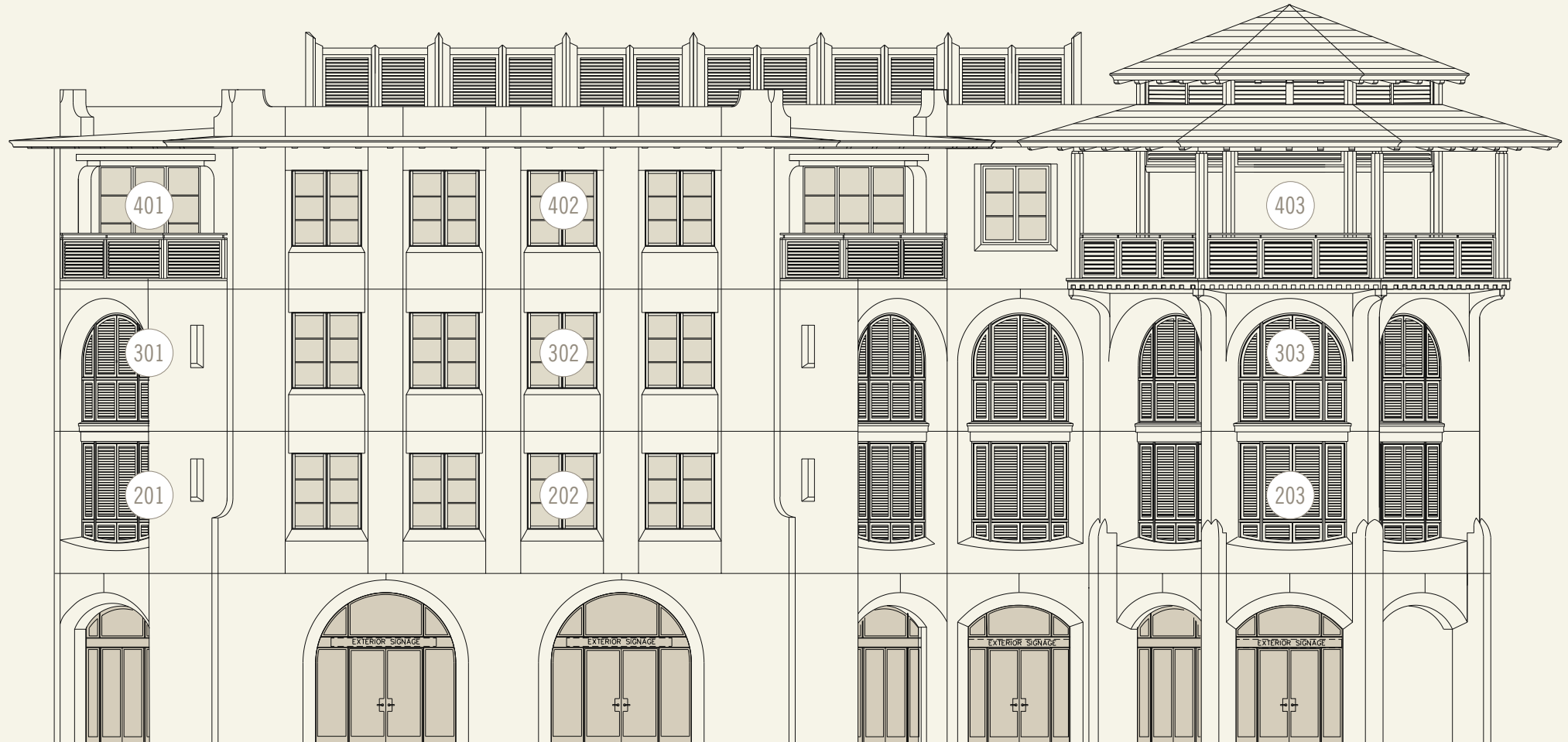
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FOURTH FLOOR

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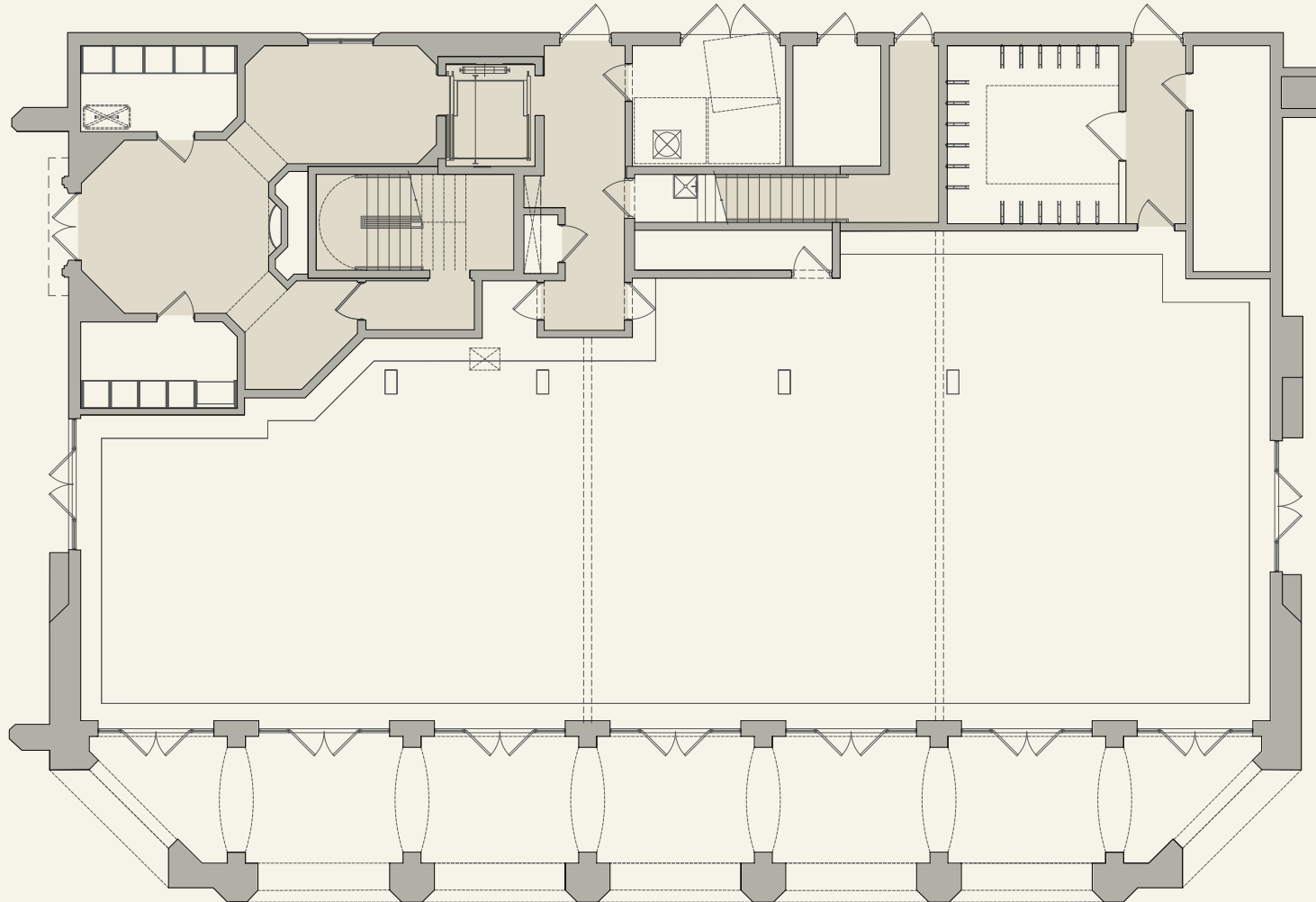
WEST ELEVATION

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The Varian, situated just to the south of The Dannelly, is a prominent feature in Alys Beach's Town Center. The larger of the two buildings, The Varian offers a total of 9 residences consisting of three 3-bedroom and six 2-bedroom residences. The top three floors offer expansive views of the Amphitheatre and Town Center, with three boutique retail experiences comprising the ground level. With expansive balconies, shuttered for privacy, and spacious floor plans, these residences take full advantage of their central location in the heart of Alys Beach's Town Center.

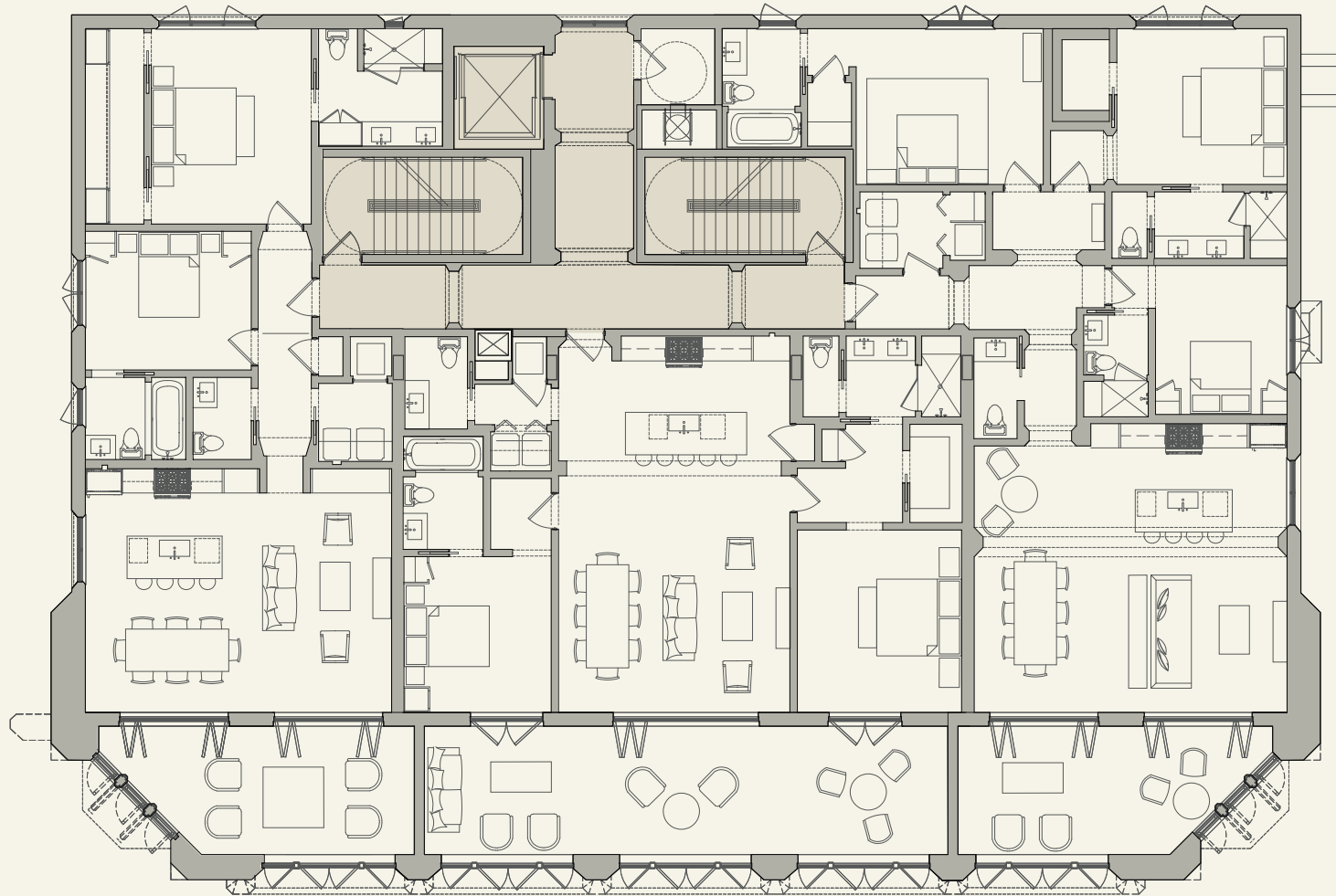


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GROUND FLOOR

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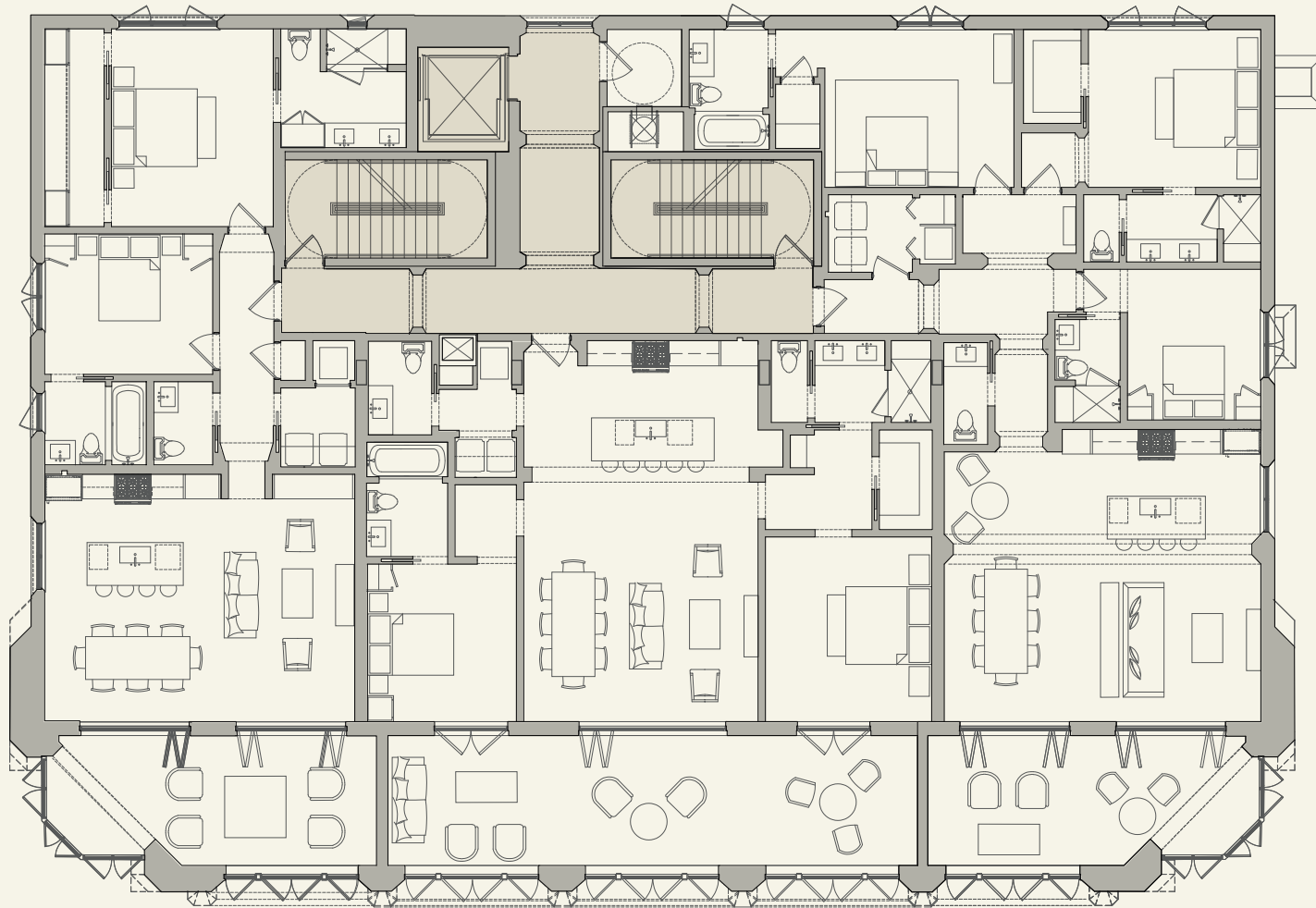
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SECOND FLOOR

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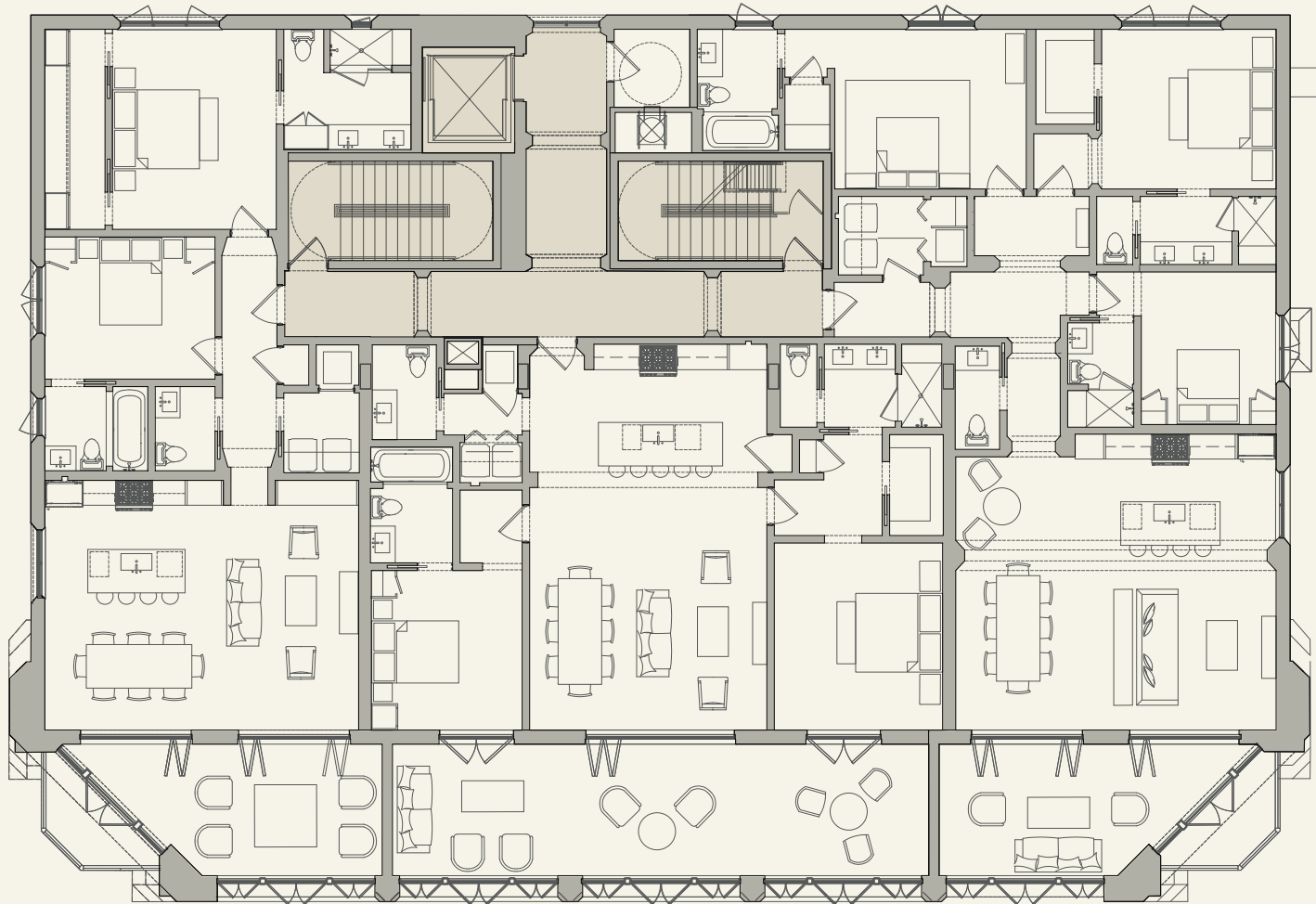
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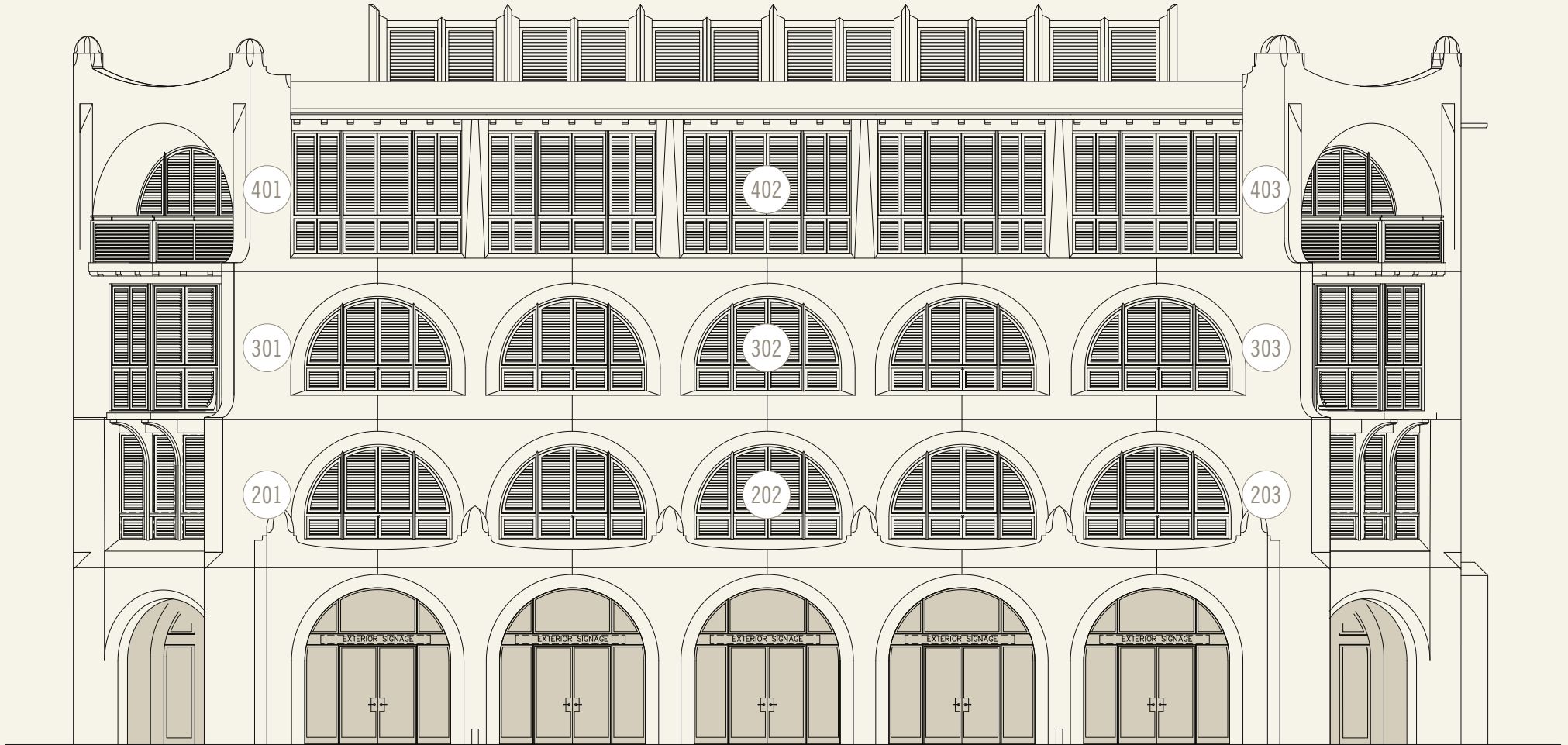
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WEST ELEVATION



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The design and construction of The Dannelly and Varian Condominiums at Alys Beach are ongoing processes. The master plan, floor plans, features, and prices may change without notice in accordance with the condominium documents. Illustrations are artist's depictions only and may differ from completed improvements. Room dimensions and square footages are approximate. This is not an offer to sell real property. Please visit or contact the Alys Beach Sales Office for property sales information. Void where prohibited by law. Equal Housing Opportunity. No Federal Agency has judged the merits or value, if any, of this property. Alys Beach is a trademark of EBSCO Industries, Inc. © 2023