



BROADSTONE

BALBOA PARK

# SITE MAP

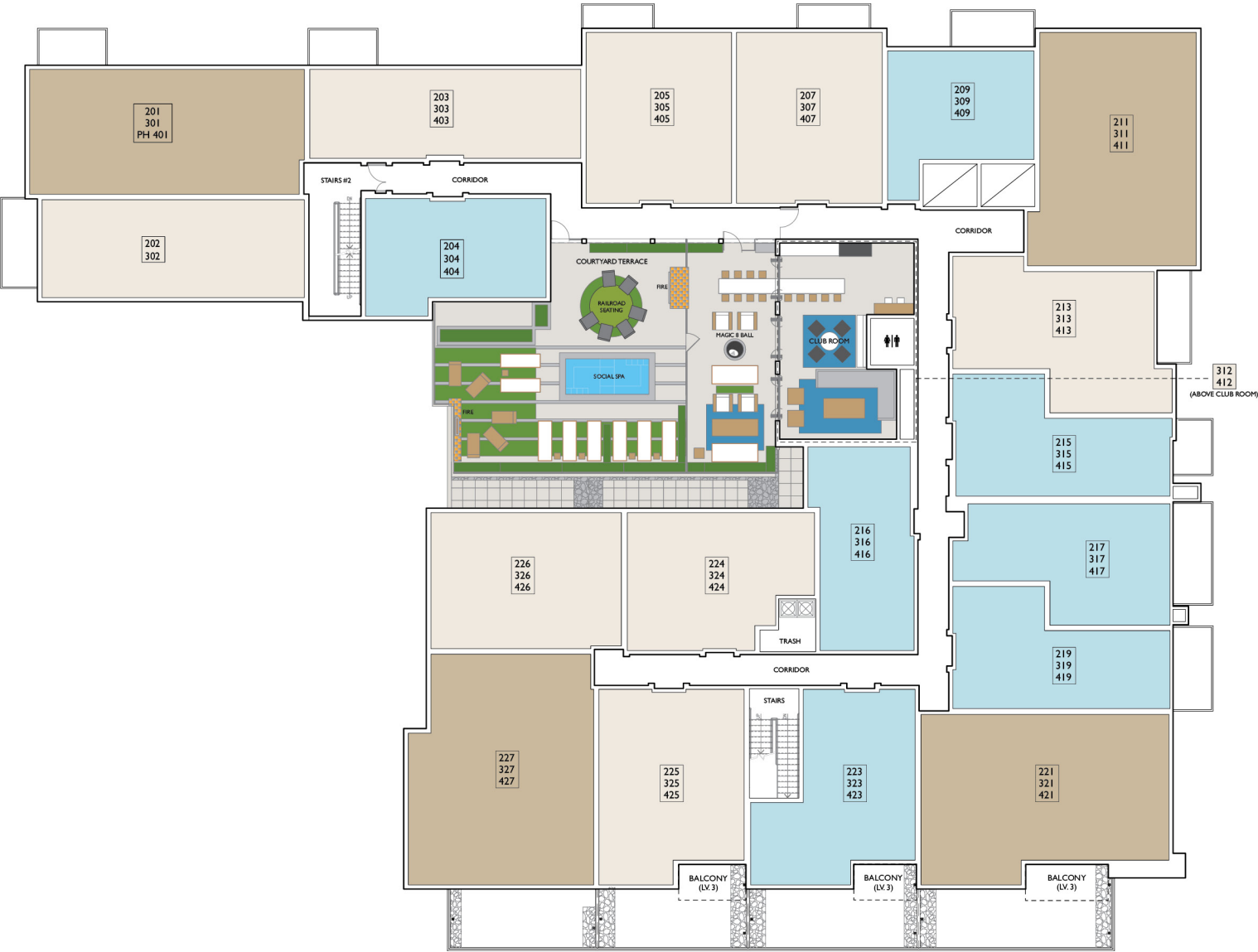
LEVEL 1



AMENITY COLLECTION

- **Resident Clubhouse** : Indoor-Outdoor Lounge with Catering Kitchen, Custom Bar, 70" Flat Screen Television
- **Spa Terrace** : Lush Courtyard with Spanish-Tiled Fire Pits, Rail Road Seating, Oversized Soaking Spa and Day Loungers
- **Rooftop BBQ** : Gourmet Grill and EVO Circular Flat Cooktop with Communal Dining
- **Rooftop View Deck** : "Grass" Covered Veranda with Dramatic San Diego Bay Views, Fire Pit, Lounging Hammock and Built-in Coolers
- **Gym** : 24-Hour State-of-the-Art Fitness Center featuring Technogym Cardio & Weight Training Equipment, TRX, Punching Bag and Stretching Area
- **Lobby Photobooth** : Capture all the Fun with Instant Printing or Social Posting
- **Creative Work Space** : 60" Flat Screen TV with Multimedia Capabilities and Complimentary Coffee Station
- Underground Gated Parking with Electric Vehicle Charging Stations and Bike Storage
- WiFi throughout Amenity Areas
- One Block from Balboa Park with Easy Access to the I-5 and 163 Freeways

LEVELS 2-4



- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- BUNGALOW
- ROW HOME
- COMMON AREAS
- ★ LOFT

STYLED  
MEETS  
STORIED

LEVELS 5-6



- STUDIO
- 1 BEDROOM
- 2 BEDROOM
- BUNGALOW
- ROW HOME
- COMMON AREAS
- ★ LOFT

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**ALLIANCE**  
RESIDENTIAL COMPANY



The owner and management company for Broadstone Balboa Park comply fully with the provisions of the Equal Housing Opportunity Laws and nondiscrimination laws. The apartment homes have been designed and constructed to be accessible in accordance with these laws. The floor plans, site plans, and elevations are approximate and should not be relied on for exact dimensions.