

A NEIGHBORHOOD TO ENVY

Street Chic. It's the part of Madison where everyone loves to go. So why leave? When you make your home at Ovation 309, you'll be surrounded by the finest in urban living. Steps from exciting State Street, your neighbors will include the Overture Center, the Orpheum Theater, grocery stores, art galleries, churches, parks, along with Lakes Mendota and Monona. With a Walk Score of 98 out of 100, you can leave your vehicle in the heated indoor parking garage and take a leisurely stroll or bike ride instead.



309 west johnson street, madison, wisconsin 53703 | ovation309.com | 608.661.4309



OVATION

309

BY HOVDE



MADISON'S PREMIER RESIDENCES FOR LEASE

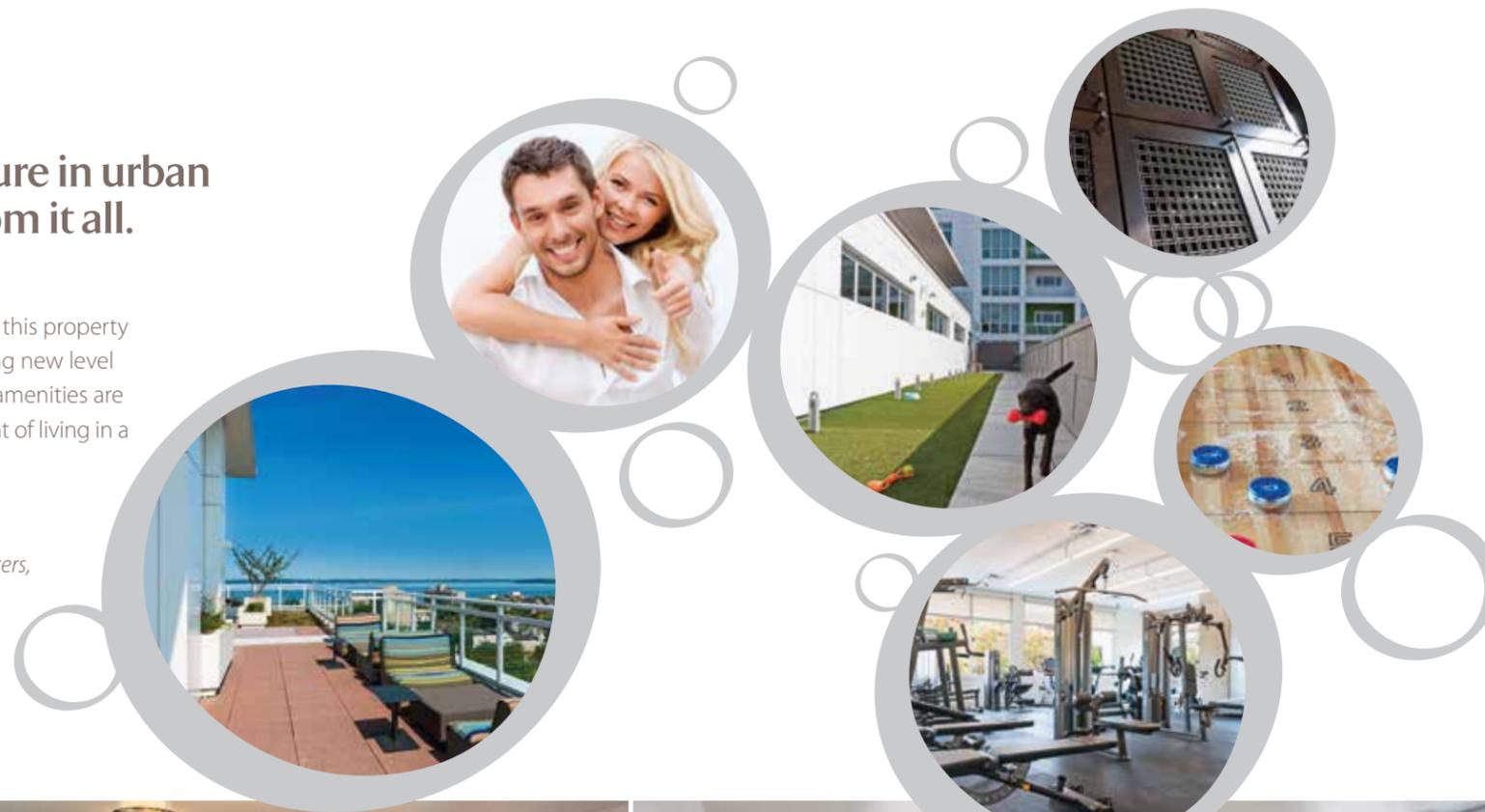
A VIBRANT URBAN LIFESTYLE

OVATION 309 provides a unique adventure in urban living for those who refuse to get away from it all.



Located at the intersection of State and Johnson Streets, this property elevates rental living in downtown Madison to a dazzling new level of luxury. While its atmosphere, accommodations and amenities are unmatched, its best feature just might be the excitement of living in a community where anything can happen.

Those special touches are what define luxury living at Ovation; personal wine lockers, rooftop club & lounge with sun deck and state-of-the-art grills, a chic club room with kitchen and bar, premium apartment amenities that heighten the mundane to the sublime and a professional staff dedicated to your utmost comfort and convenience.



COMFORTS OF HOME

- Floor to Ceiling Windows
- Hard Surface Flooring
- Solar Drop Shades
- Ample Closet Space
- Full-size Washer / Dryer
- Stainless Steel Appliances
- Designer Pendant LED Lighting
- 3 Finish Packages to Choose from
- Quartz Kitchen Countertops with Ceramic Backsplash
- Designer Wood Cabinets
- Custom Hardware
- Luxury Tiled Showers with Glass Doors
- Media Wall
- Cable Ready
- Available AT&T High Speed Fiber Optics for Advanced Digital TV, High Speed Internet and Digital Home Phone

AVAILABLE IN SELECT UNITS

- Walkout Terrace
- Gas Range
- Gas Fireplace
- Additional In-unit Storage
- Open Lofts
- Double Vanity

RESIDENT AMENITIES

- Expansive Views
- Exclusive Rooftop *Sky Club*
- Outdoor Terraces with Sun Deck, Grills and Fireplaces
- Fitness Center
- Guest Suites
- Massage Studios / Saunas
- Men / Women Locker Rooms
- Concierge
- Pet Pampering Services
- Pet Terrace
- On-site and 24-Hour Emergency Maintenance
- Integrated App for Residents
- Heated Indoor Parking
- Heated Entry Sidewalk
- Wine Lockers
- Electric Car Charging Station
- Bicycle Parking and Repair Station
- On-site Additional Storage
- Trash and Recycle Chutes
- Wi-Fi in Common Areas
- Car Wash / Detail Bay
- Smoke Free
- Guest Parking
- On Premise Retail

