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FLORIANA

at THE HELLENIC CENTER

IPSWICH

2025 INVESTMENT GUIDE

FLORIANA

This pristine historical estate was known as The Mansion at the Hellenic Center.

We are now proudly known as Floriana.

Our decision to embrace this new name is rooted in the rich history of our 100-year-old Georgian-style mansion. The estate was named Floriana by its original owner, Anna P. Peabody in 1903, and this change symbolizes the deep connection we have with the property's storied past.

The exquisite mansion will set the tone for your magical wedding day. Boasting plenty of privacy, the mansion sits at the end of a long, private drive that guides you into a beautifully landscaped setting, a perfect backdrop for your wedding or event. The sprawling lawn is a picturesque background for an outdoor ceremony, cocktail hour, and/or tented reception.



OUR VENUE

Our elegantly appointed ballroom or seasonal Tidewater sailcloth tent will seat up to 235 of your guests for dinner with ample room for dancing. The Mansion features historic architectural details, gleaming hardwood floors, crystal chandeliers, three fireplaces, and French doors which overlook the gardens. A grand stairway leads you to the stylishly furnished hospitality suites with private bathrooms and plenty of seating room for you and your wedding party. Floriana can be the future home of your dream wedding. Our unsurpassed personal attention will assure you the day you have envisioned and will remember for years to come.

INVESTMENT GUIDE

VENUE RENTAL

PEAK SEASON (May- October)

Ideally suited for groups of 125-235

- Includes exclusive use of Georgian-style mansion, Tidewater Sailcloth tent, veranda and grounds for 5 hours.
 - Our Tidewater Sailcloth tent includes bistro lighting and paved tent flooring.
- Private hospitality suites with their own restrooms for your use throughout your event.
- Access to our inventory of dining tables and gold Chiavari chairs.
- Ample parking for up to 200 vehicles

OFF PEAK & WINTER SEASON (November- April)

Ideally suited for groups of 80-140

- Includes exclusive use of Georgian-style mansion and grounds for 5 hours.
 - Use of the ballroom gas burning fireplace
 - Large built in bar for cocktail hour and reception
- Private hospitality suites with their own restrooms for your use throughout your event.
- Access to our inventory of dining tables and gold Chiavari chairs.
- Ample parking for up to 200 vehicles

ONSITE CEREMONY

- From May-October, outdoor onsite ceremonies are held in your choice of the sculpted gardens or rolling lawns
 - In the case of inclement weather, ceremonies can be held under our Tidewater Sailcloth tent or in the Mansion Ballroom.
- From November-April, indoor ceremonies take place in the Mansion Ballroom
- The ceremony fee allows for one half hour for guest arrival and one half hour for the ceremony.
- Couples who host an onsite ceremony enjoy use of the hospitality suites for 3 hours prior to their ceremony.

EVENT COORDINATION

- Throughout your planning process you will have access to our event coordinators for guidance and support.
- Prior to your wedding each couple is assigned a member of the team. Couples will meet with one of our coordinators 6-8 weeks prior to their wedding day to ensure that your plans are executed flawlessly.
- Your coordinator will assist you with event timing, floorplans, menu selection, bar options, and share their expertise and knowledge.

INVESTMENT GUIDE

VENUE FEE

PEAK SEASON (MAY- OCTOBER)

Ideally suited for groups of 125-235

SATURDAY	\$7,250
FRIDAY	\$6,000
SUNDAY	\$5,500
WEEKDAY	\$3,000

OFF PEAK SEASON (NOV. DEC. & APRIL)

Ideally suited for groups of 80-140

SATURDAY	\$5,000
FRIDAY	\$4,000
SUNDAY	\$3,500
WEEKDAY	\$1,500

WINTER SEASON (JANUARY- MARCH)

Ideally suited for groups of 80-140

SATURDAY	\$1,500
FRIDAY	\$1,000
SUNDAY	\$900
WEEKDAY	\$750

CEREMONY FEE

\$1,500

CATERING PACKAGE

Vinwood Caterers enjoys an forty year partnership with Floriana.

Vinwood's signature style and polished service have been an essential aspect of hundreds of Floriana weddings and events.

All food is cooked on-site by Vinwood's Chef and culinary team. Our team will work with couples to ensure food preferences, allergies and dietary restrictions are easily accommodated. We are happy to customize menus to match a client's taste and individual style. For your event at The Mansion at The Hellenic Center, Vinwood Caterers always provides the following to ensure a seamless event:

PLATED EVENT PACKAGE

\$125 PER PERSON + TAX

CATERING

Six (6) Passed Hors D'oeuvres
Floriana Grazing Table
Soup or Salad Course
Choice of Two (2) Plated Entrees
Choice of Chocolate Dipped Fruits or Fresh
Berries & Whipped Cream
Cake Cutting & Presentation
Coffee & Tea Station

EQUIPMENT & STAFFING

Table Linens: Premium Ivory
Ivory Napkins
Silver Plated Flatware
Stemware: Water, Wine & Champagne
Catering Chef
Dining Room Manager
Catering Staff

BUFFET EVENT PACKAGE

Starting at \$115
per person + tax

STATION EVENT PACKAGE

Starting at \$120
per person + tax

ANY ADDITIONAL FOOD ITEMS NOT COVERED BY OUR STANDARD CATERING PACKAGE WILL INCUR A COST ON A PER-PERSON BASIS. WE ARE ALWAYS HAPPY TO ENHANCE ITEMS FROM THE STANDARD OPTIONS.

UPON APPROVAL EXCEPTIONS CAN BE GRANTED FOR RELIGIOUS OR DIETARY RESTRICTIONS. PLEASE INQUIRE WITH YOUR SALES MANAGER FOR MORE INFORMATION.

BAR PACKAGES

Floriana has a variety bar options for your event, open bar, beer and wine open bar, open cocktail hour, cash or consumption bar.

Couples will finalize their beverage selections when meeting with their assigned event coordinator.

OPEN BAR- LIQUOR, BEER & WINE

Bar setup & Bartenders, passed signature drink and a wine pour with dinner.
Liquor, beer and wine available for 4.5 hours.

Bronze \$48

Silver \$54

Gold \$60

OPEN BAR- BEER & WINE

Bar setup & Bartenders, passed beer or wine and a wine pour with dinner.
Beer and wine available for 4.5 hours.

Bronze \$41

Silver \$46

Gold \$51

OPEN COCKTAIL HOUR- LIQUOR, BEER & WINE

Bar setup & Bartenders, passed signature drink.
Liquor, beer and wine available for 1 hour.

Bronze \$28

Silver \$33

Gold \$36

OPEN COCKTAIL HOUR- BEER & WINE

Bar setup & Bartenders, passed beer or wine.
Beer and wine available for 1 hour.

Bronze \$23

Silver \$29

Gold \$32

ALL DATES ARE SUBJECT TO AN ADULT GUEST COUNT MINIMUM.

PEAK SEASON

FRIDAY & SUNDAY: 100 GUESTS
SATURDAY: 125 GUESTS

OFF PEAK SEASON

FRIDAY & SUNDAY: 80 GUESTS
SATURDAY: 100 GUESTS

WINTER SEASON

FRIDAY & SUNDAY: 60 GUESTS
SATURDAY: 80 GUESTS

REDUCED GUEST COUNT FEES: 6-10 \$350, 11-20 \$700, 21-30 \$1,050

BAR PACKAGES

CONSUMPTION BAR \$800 SET UP FEE

Floriana's consumption bar package is designed to offer our clients additional flexibility. The host has the option to choose a full consumption bar for the event or to set a cash or time limit for the consumption bar. Once the limit of choice is reached the bar converts to a cash bar. The host pays for the amount of drinks consumed within the option of their choice. Per drink pricing is outlined below.

CASH BAR \$800 SET UP FEE

Floriana offers hosts the option of having a full cash bar in which the guests provide payment for their beverages. The host pays the bar set-up fee which includes bar staff, equipment and glassware. Per drink pricing is outlined below.

All bar services include package product consultations, TIPS-certified bartenders and liability insurance
Bars include soda, a variety of juices and ice.

Included garnishes are: lemons, limes, cocktail olives and maraschino cherries.

BRONZE

Beer	\$7
Wine	\$9
Liquor	\$10

SILVER

Beer	\$8
Wine	\$10
Liquor	\$11

GOLD

Beer	\$9
Wine	\$11
Liquor	\$12

ADDITIONAL FEES

For partially open bars, cash and consumption bars, hosts can offer the following additional services:

Signature Cocktails - are priced based on the liquor shelf level.

Wine Pour - \$2 per person service fee (added to your final invoice). Total wine consumed will be added to your bar bill the night of your event.

Sparkling Wine Toast- A pre-set toast pour is available at \$3 per person of our house sparkling wine.

Guests under 21 will incur a charge of \$10 per person for non-alcoholic beverage package.

Custom Beverage products can be arranged upon request, additional fees may apply.

ALL BEVERAGE RATES ARE SUBJECT TO A 20% ADMINISTRATIVE FEE, AND ALL PRICING IS SUBJECT TO STATE AND LOCAL SALES TAX AT THE TIME OF YOUR EVENT.