

RESIDENCE 01

BAY VIEW

LEVELS 2 - 4
3 BEDROOMS
3.5 BATHROOMS

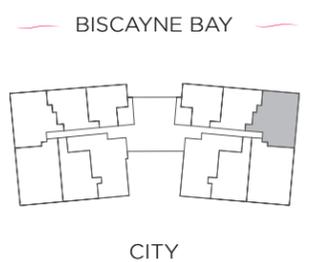
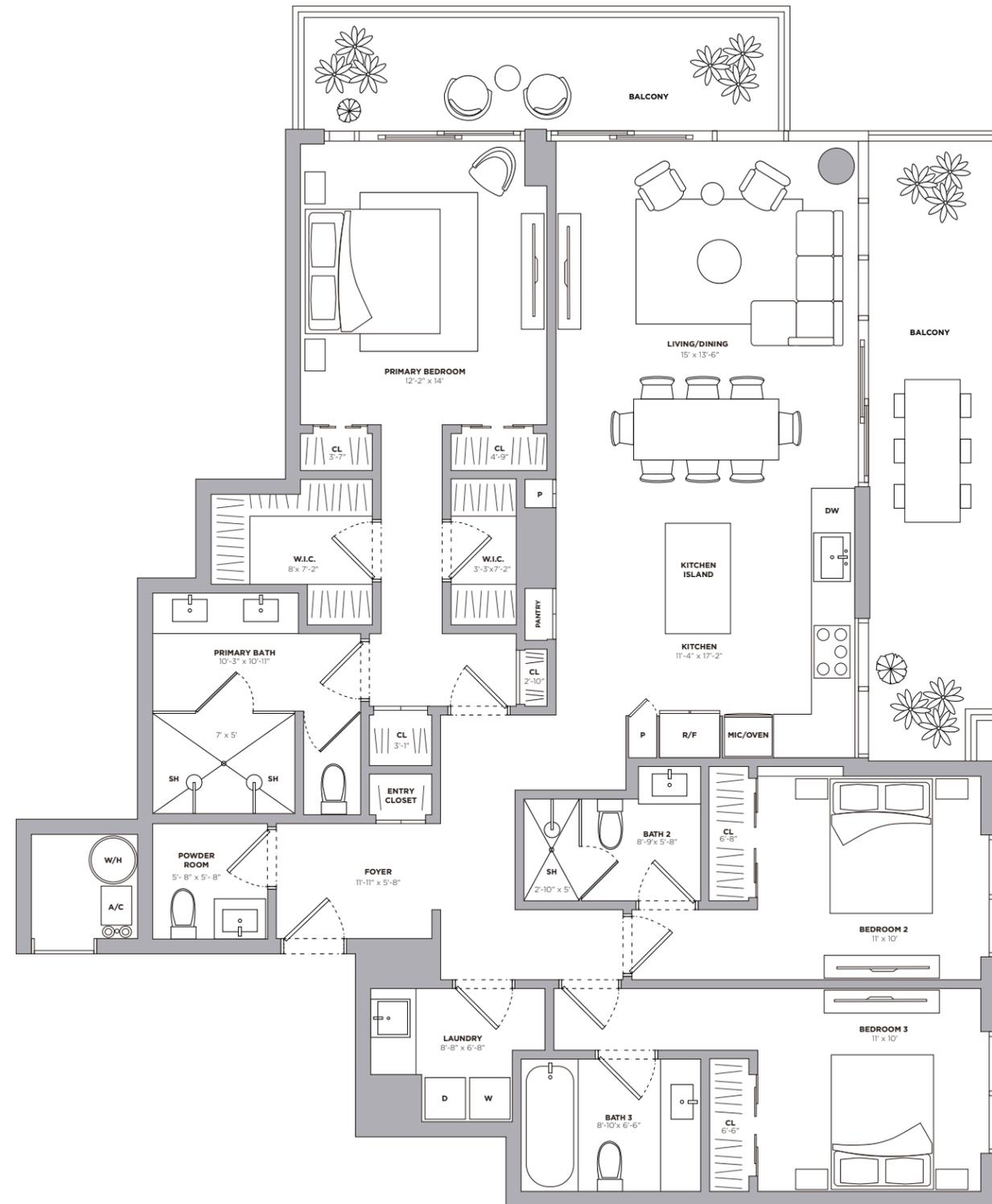
INTERIOR
1,753 SF - 163 M

EXTERIOR
LEVEL 2
348 SF - 32 M

LEVELS 3 & 4
203 SF - 19 M

TOTAL
LEVEL 2
2,101 SF - 195 M

LEVELS 3 & 4
1,956 SF - 182 M



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RESIDENCE 02

CITY VIEW

LEVELS 2 - 4
2 BEDROOMS
2.5 BATHROOMS

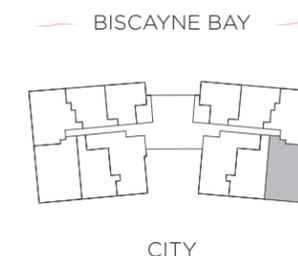
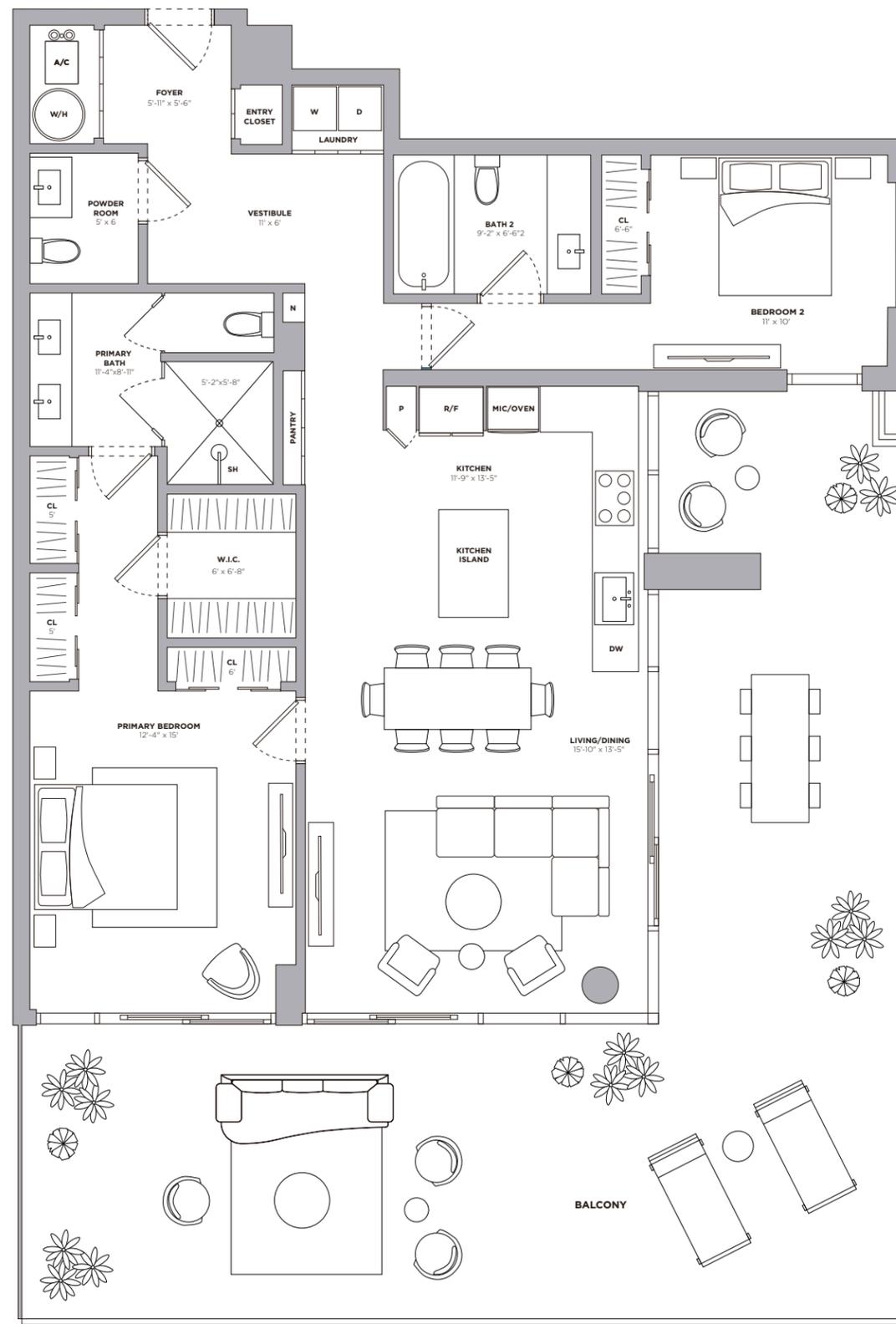
INTERIOR
1,420 SF - 132 M

EXTERIOR
LEVEL 2
925 SF - 86 M

LEVELS 3 & 4
222 SF - 21 M

TOTAL
LEVEL 2
2,345 SF - 218 M

LEVELS 3 & 4
1,642 SF - 153 M



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RESIDENCE 03

BAY VIEW

LEVELS 2 - 4
2 BEDROOMS
2.5 BATHROOMS

INTERIOR
1,331 SF - 124 M

EXTERIOR
LEVEL 2
167 SF - 16 M

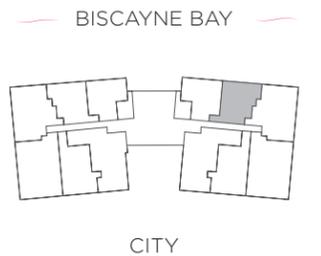
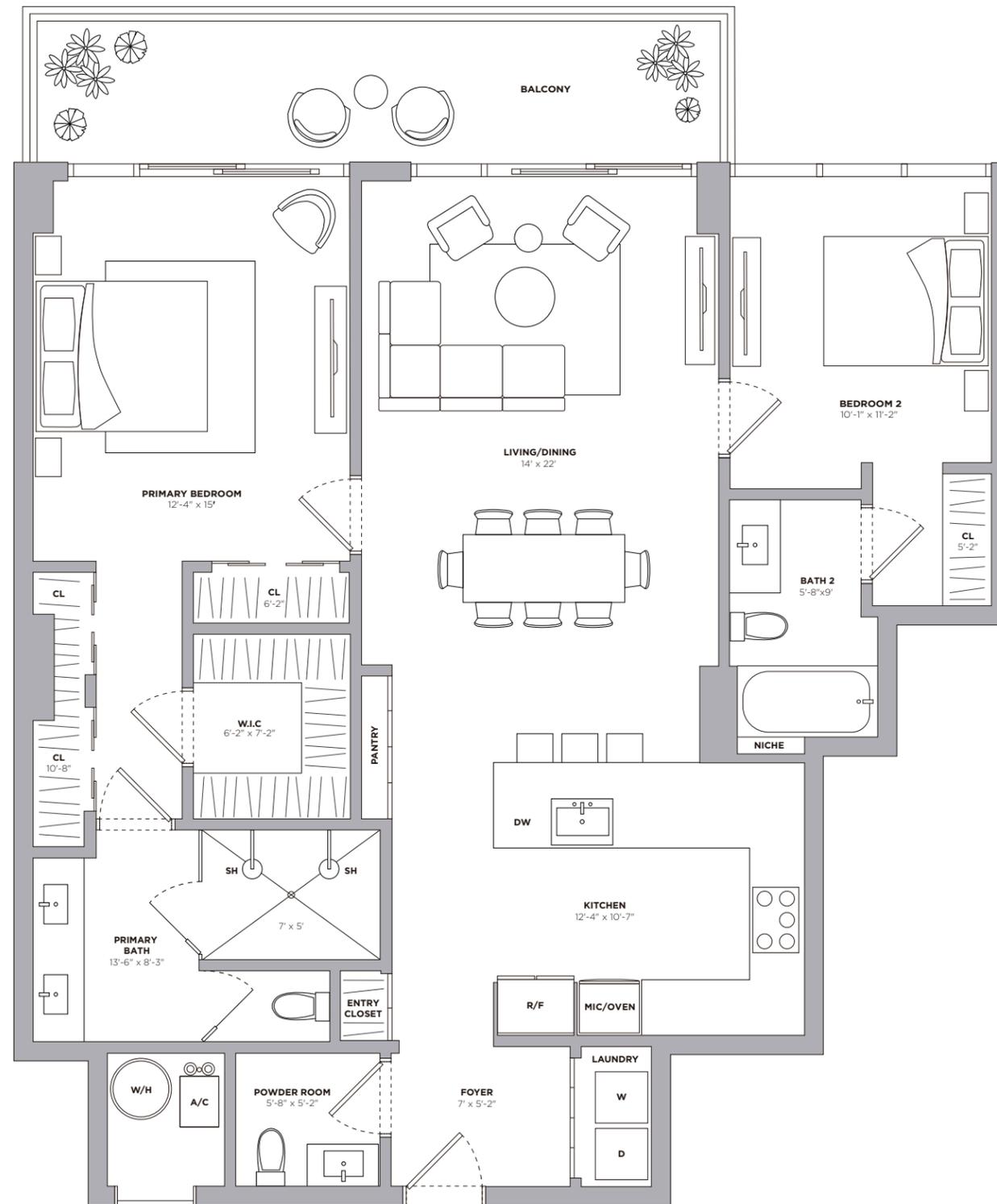
LEVEL 3
219 SF - 20 M

LEVEL 4
199 SF - 19 M

TOTAL
LEVEL 2
1,498 SF - 140 M

LEVEL 3
222 SF - 145 M

LEVEL 4
222 SF - 143 M



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RESIDENCE 204

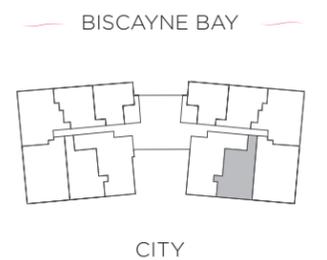
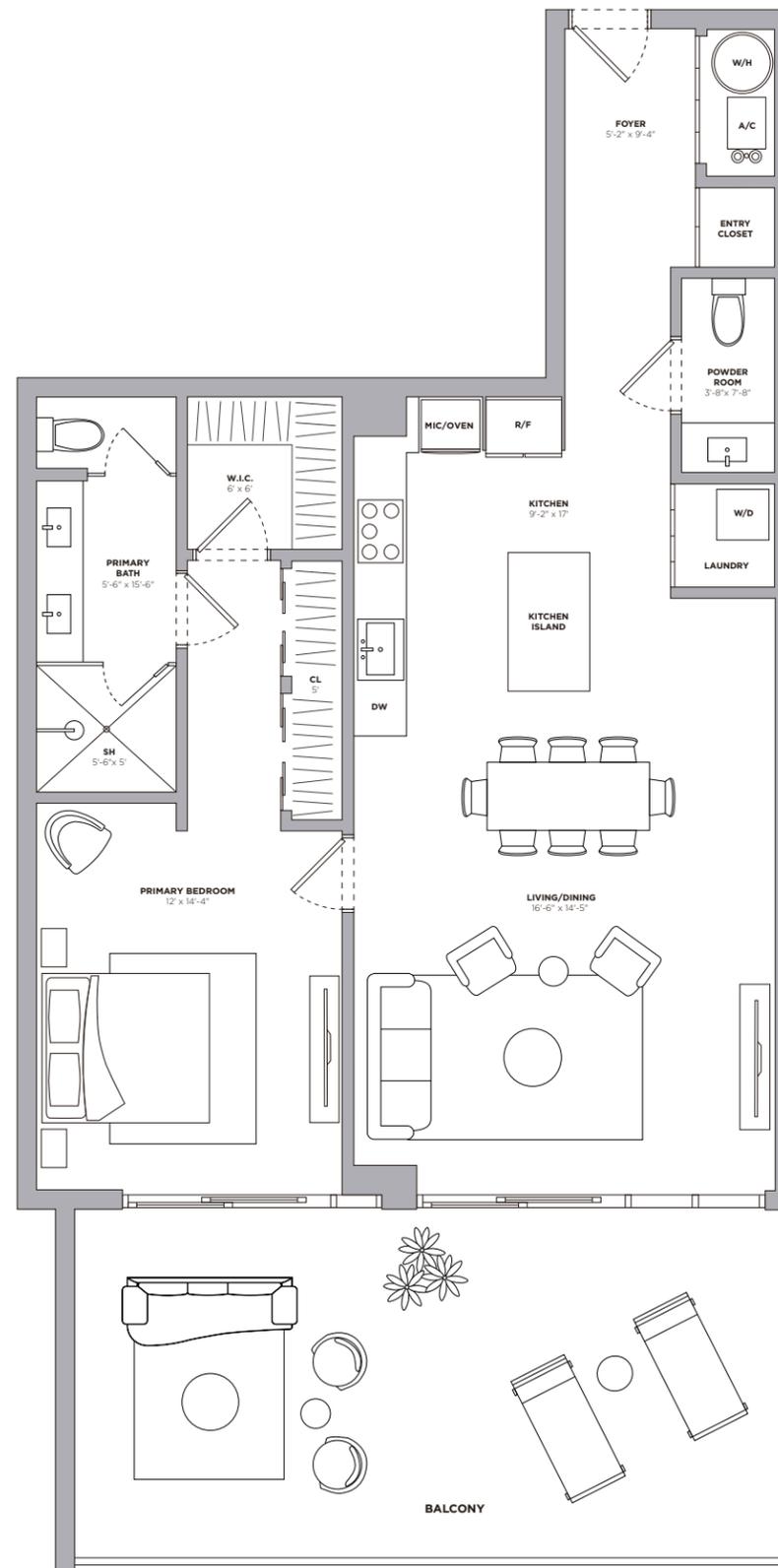
CITY VIEW

LEVEL 2
1 BEDROOMS
1.5 BATHROOMS

INTERIOR
1,125 SF ~ 105 M

EXTERIOR
473 SF ~ 44 M

TOTAL
1,598 SF ~ 149 M



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RESIDENCE 05

BAY VIEW

LEVELS 2 - 4
2 BEDROOMS
2.5 BATHROOMS

INTERIOR
1,329 SF - 124 M

EXTERIOR
LEVEL 2
119 SF - 11 M

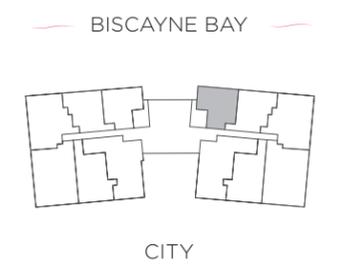
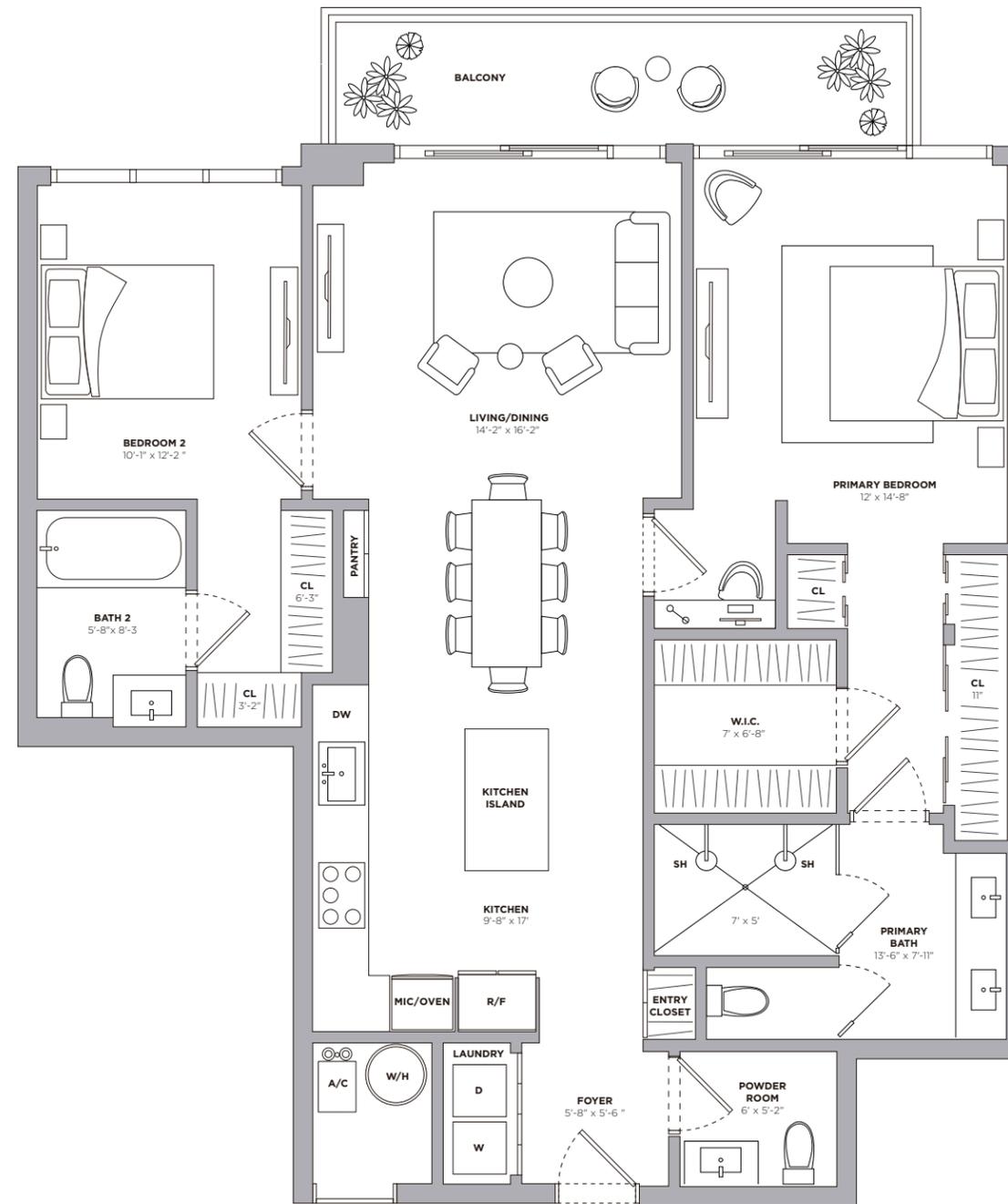
LEVEL 3
174 SF - 16 M

LEVEL 4
159 SF - 15 M

TOTAL
LEVEL 2
1,448 SF - 135 M

LEVEL 3
1,503 SF - 140 M

LEVEL 4
1,488 SF - 139 M



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DUPLEX RESIDENCE 304

CITY VIEW

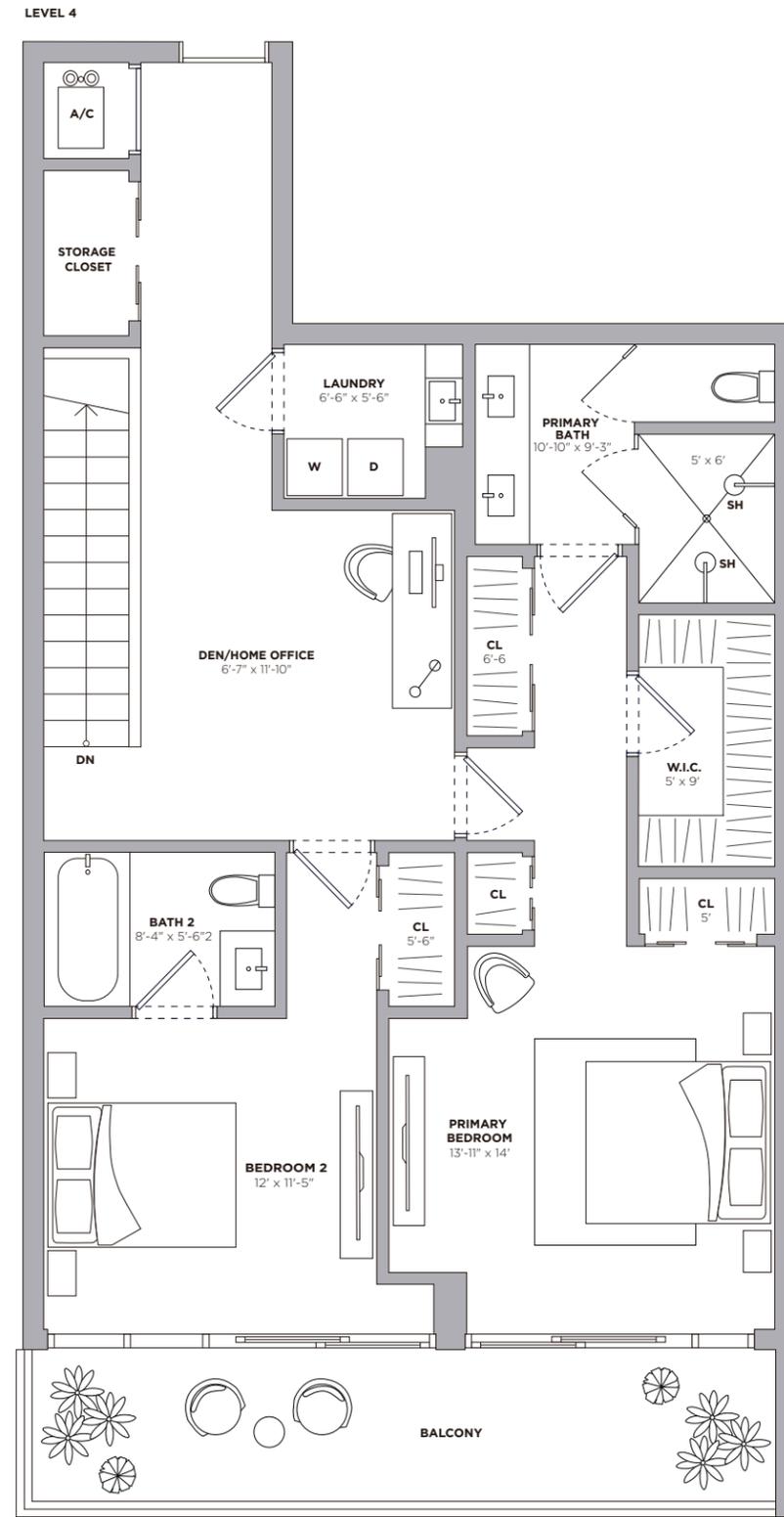
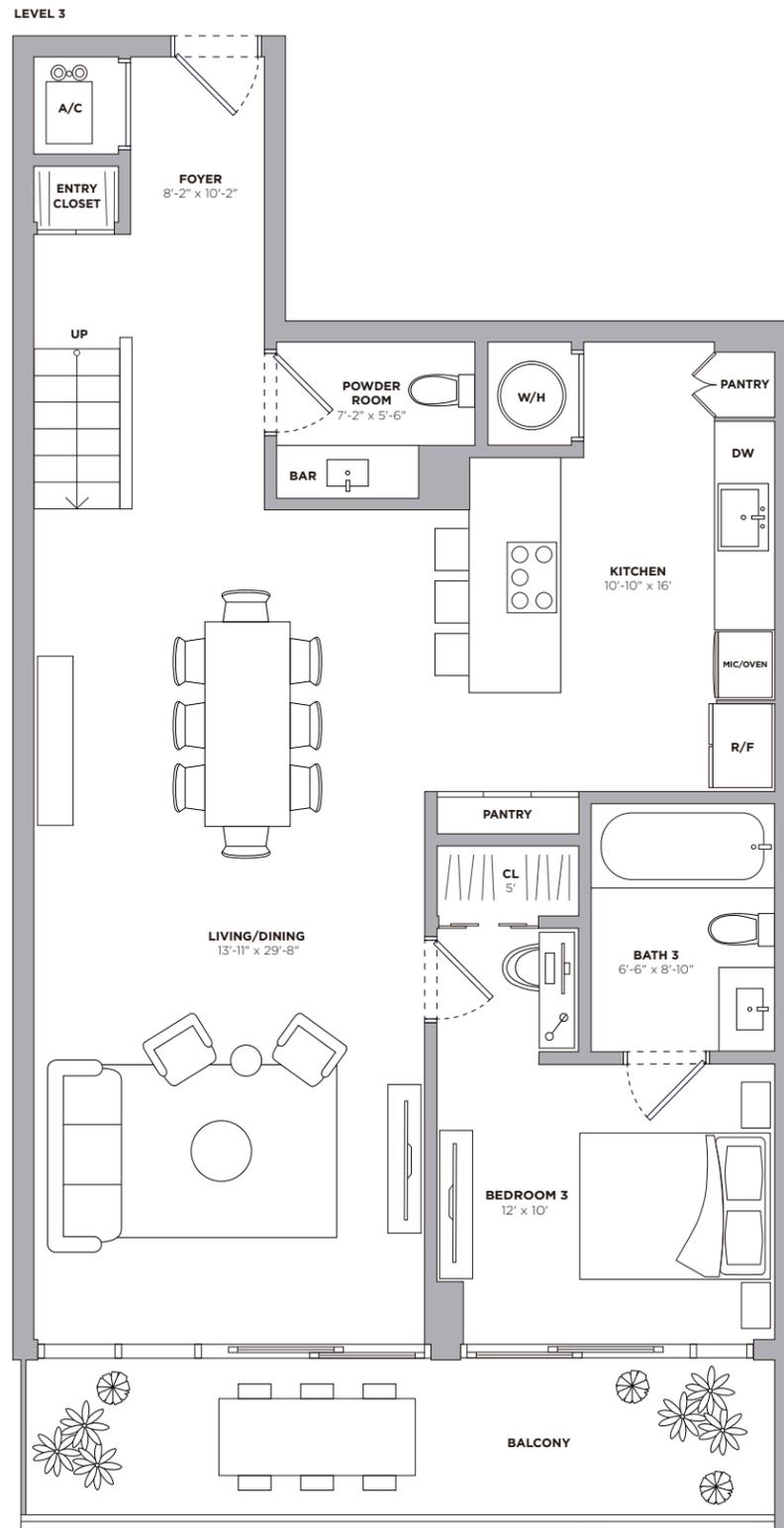
LEVELS 3 & 4
3 BEDROOMS
3.5 BATHROOMS
DEN

INTERIOR
2,192 SF - 204 M

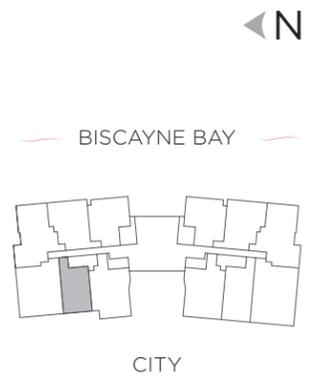
EXTERIOR
LEVEL 3
119 SF - 11 M

LEVEL 4
174 SF - 16 M

TOTAL
2,485 SF - 231 M



LA BAIA
BAY HARBOR ISLANDS



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RESIDENCE 06

CITY VIEW

LEVELS 3 & 4
2 BEDROOMS
2.5 BATHROOMS
DEN

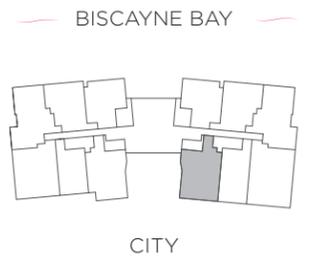
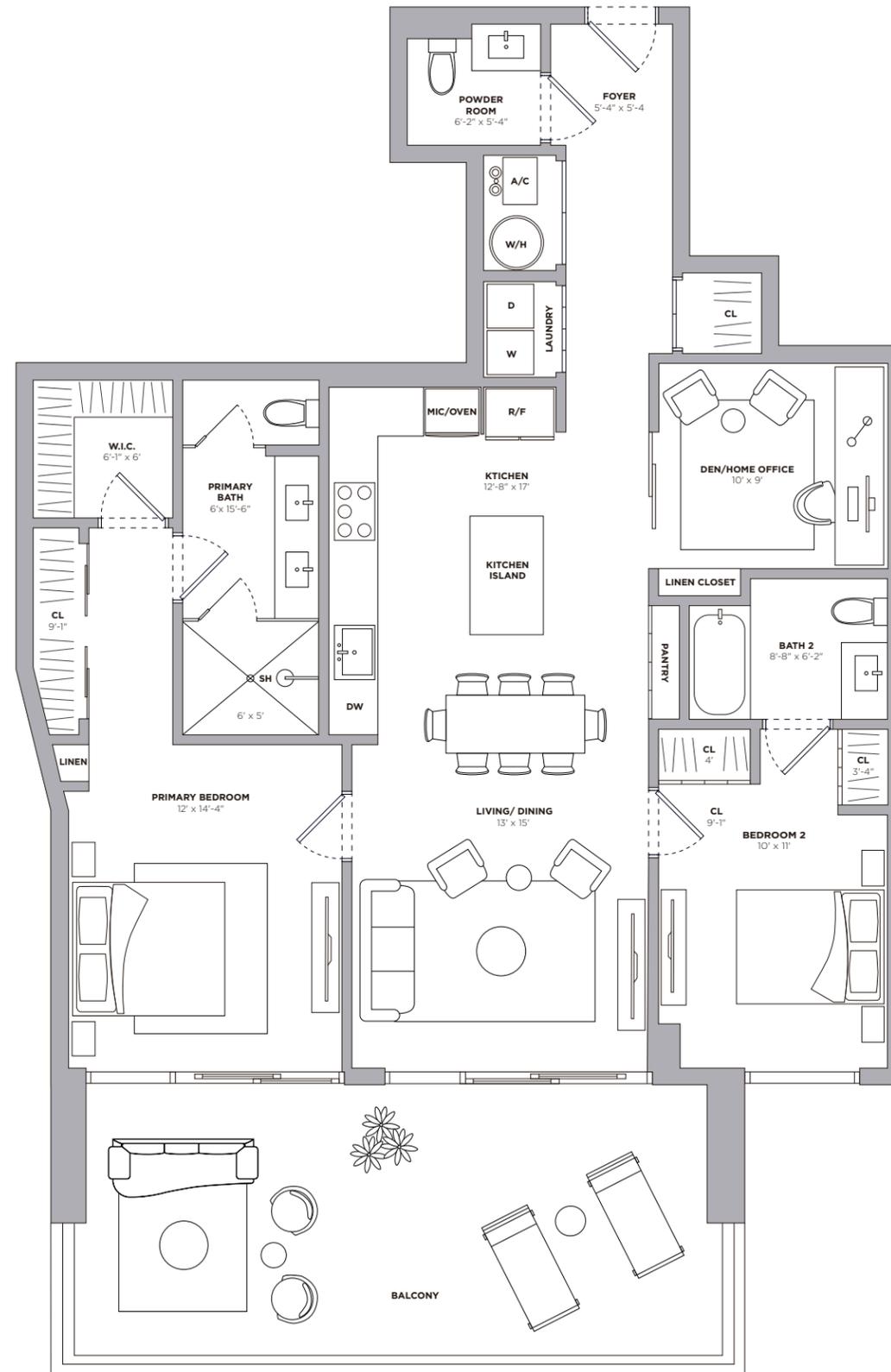
INTERIOR
1,391 SF - 129 M

EXTERIOR
LEVEL 3
404 SF - 38 M

LEVEL 4
143 SF - 13 M

TOTAL
LEVEL 3
1,795 SF - 167 M

LEVEL 4
1,795 SF - 142 M



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LPH 01

LOWER PENTHOUSE RESIDENCE

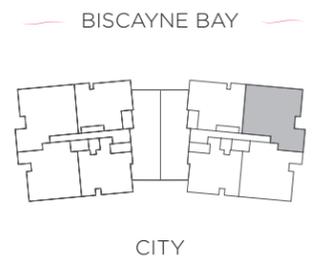
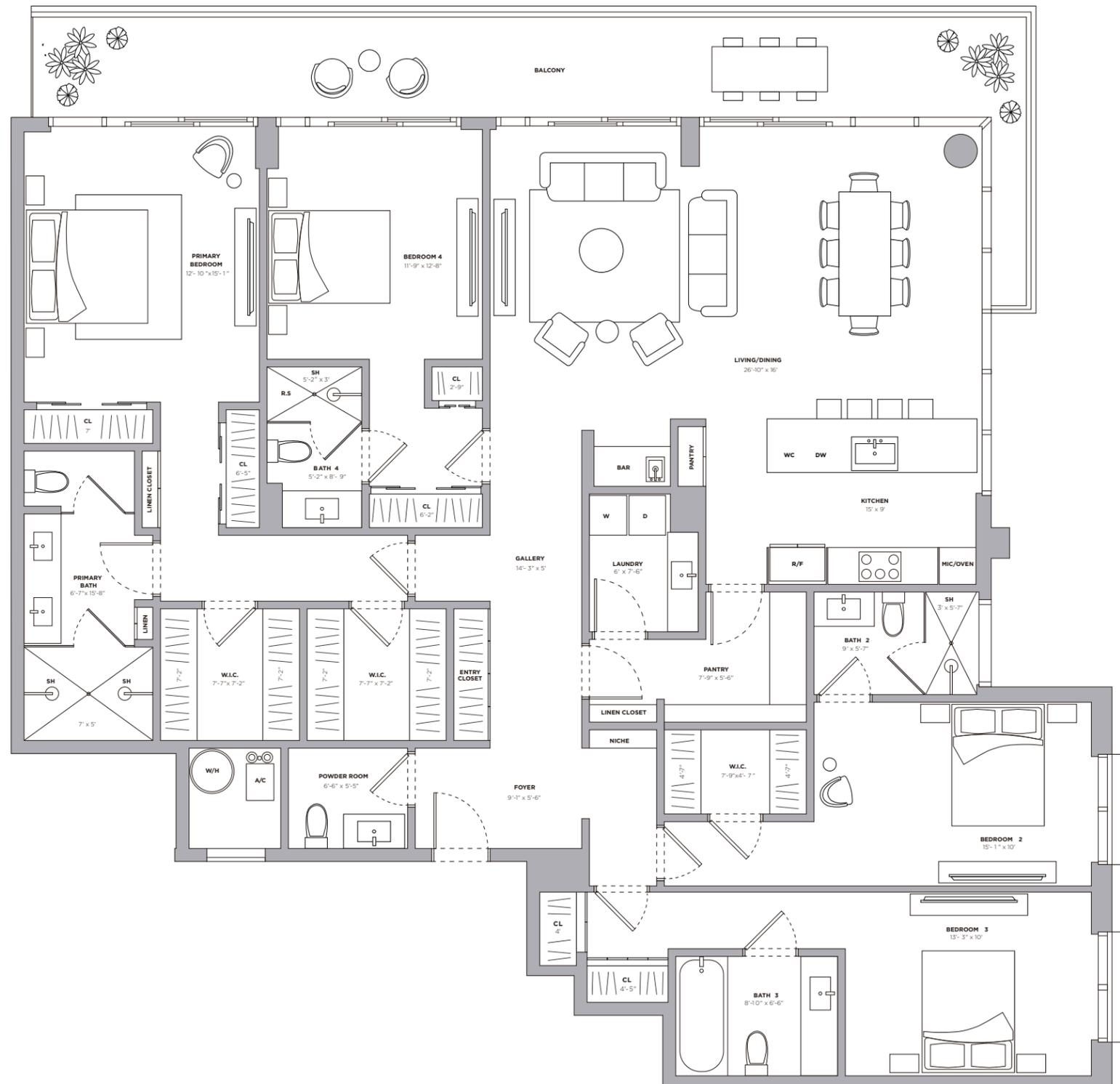
BAY VIEW

LEVEL 7
4 BEDROOMS
4.5 BATHROOMS

INTERIOR
2,502 SF ~ 232 M

EXTERIOR
320 SF ~ 30 M

TOTAL
2,822 SF ~ 262 M



Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally only includes the interior airspace between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is 2,502 square footage. Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.



LPH 11

LOWER PENTHOUSE RESIDENCE

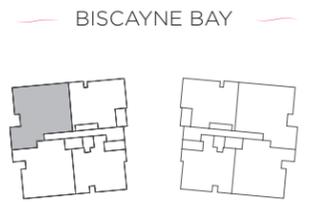
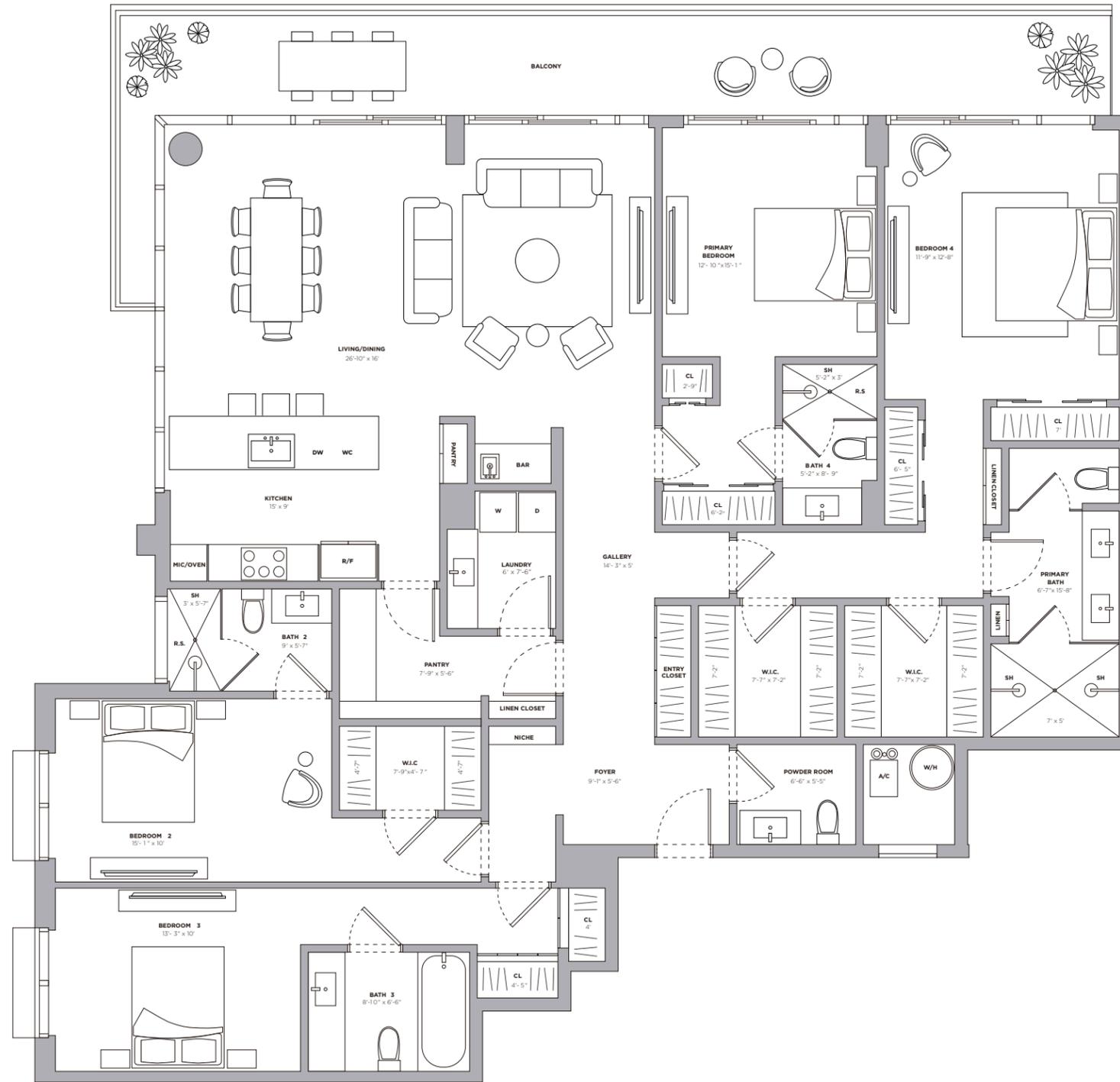
BAY VIEW

LEVEL 7
4 BEDROOMS
4.5 BATHROOMS

INTERIOR
2,502 SF ~ 232 M

EXTERIOR
320 SF ~ 30 M

TOTAL
2,822 SF ~ 262 M



CITY

Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally only includes the interior airspace between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is 2,502 square footage. Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.



LPH 12

LOWER PENTHOUSE RESIDENCE

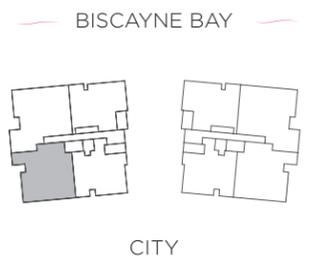
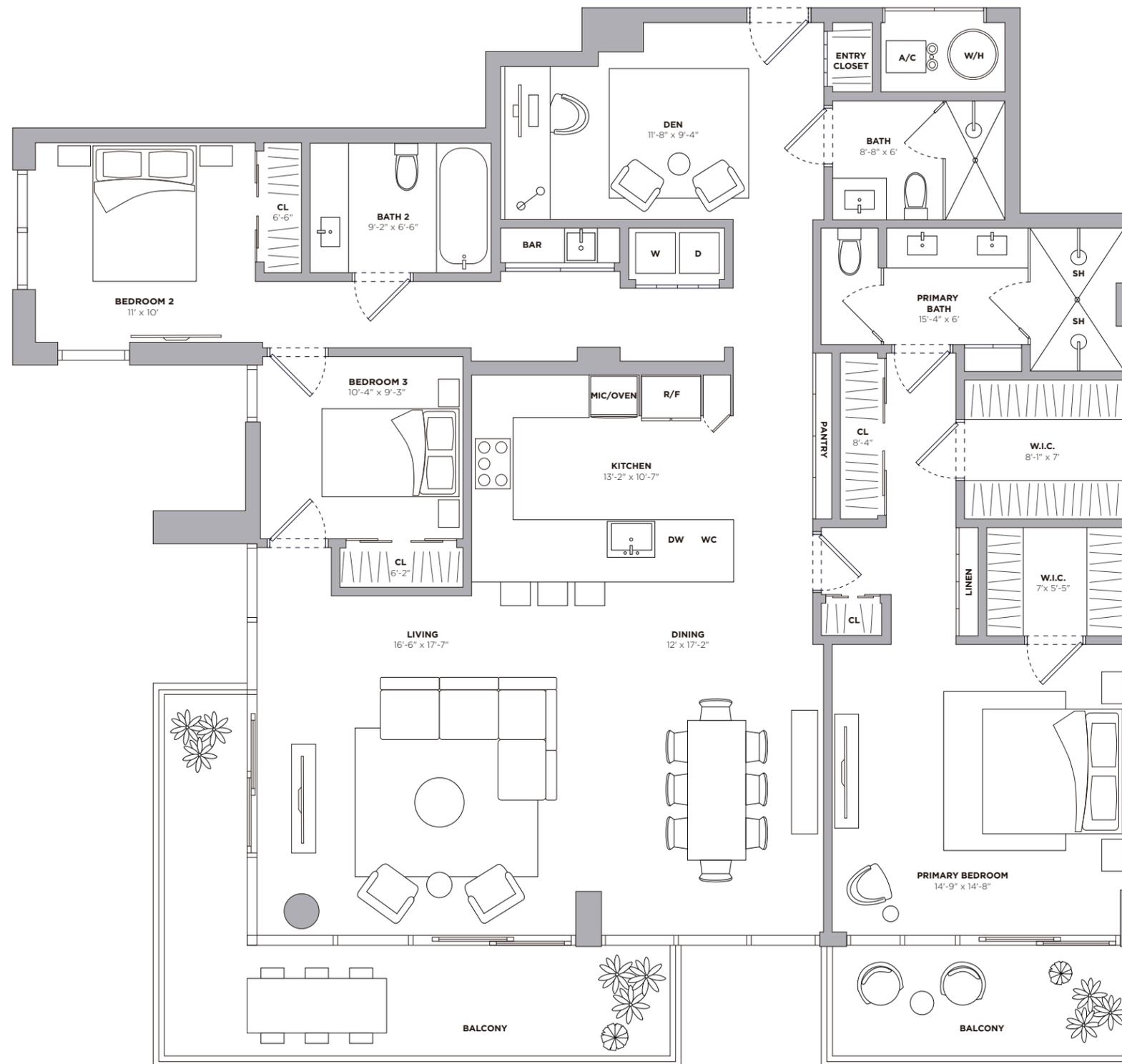
CITY VIEW

LEVEL 7 3 BEDROOMS 3.5 BATHROOMS DEN

INTERIOR
2,068 SF ~ 192 M

EXTERIOR
316 SF ~ 29 M

TOTAL
2,384 SF ~ 221 M



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LPH 03

LOWER PENTHOUSE RESIDENCE

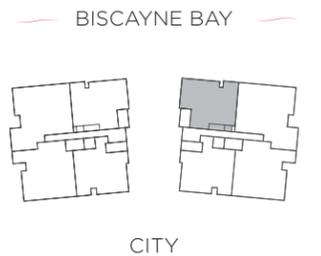
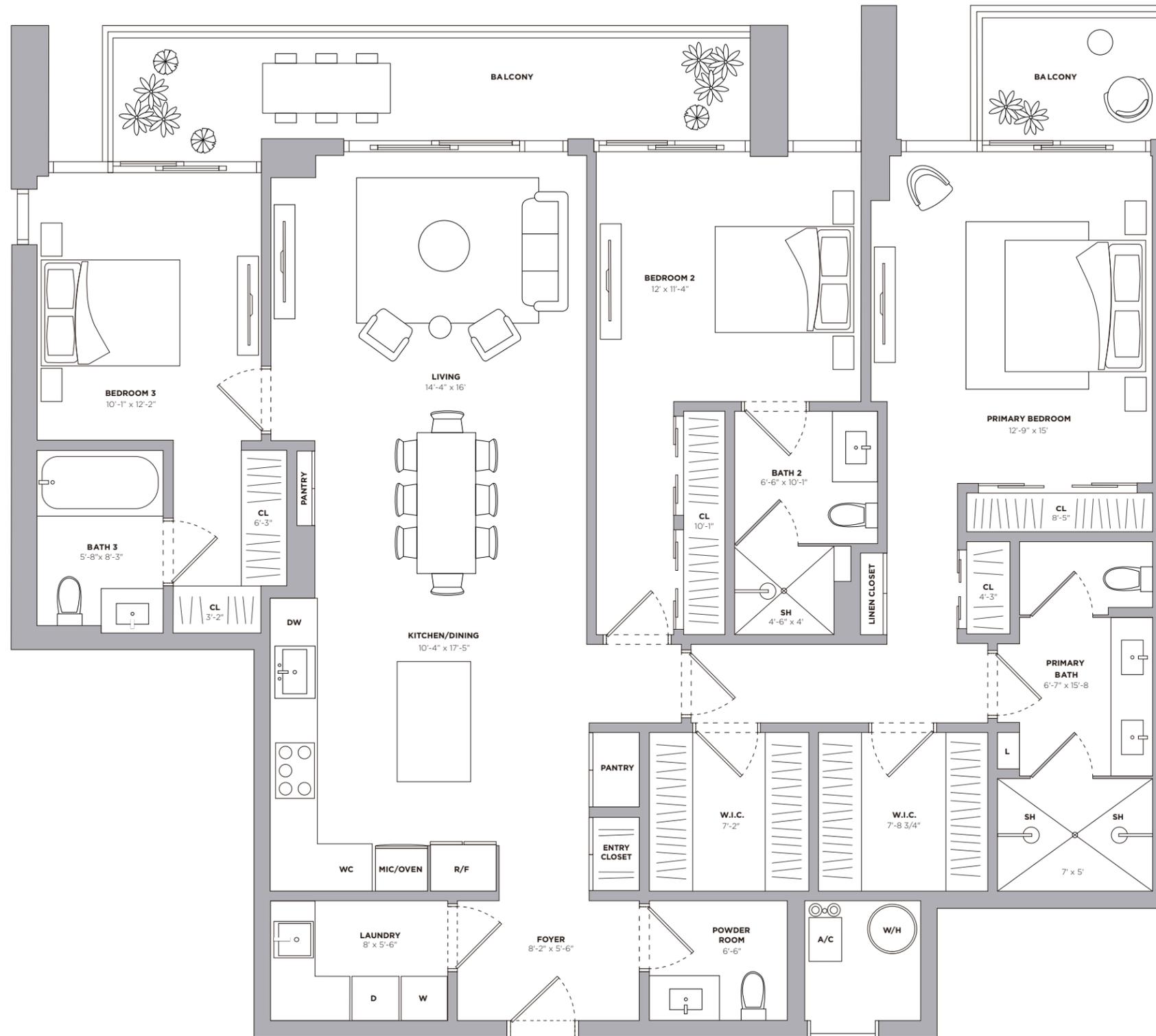
BAY VIEW

LEVEL 7
3 BEDROOMS
3.5 BATHROOMS

INTERIOR
1,842 SF ~ 171 M

EXTERIOR
211 SF ~ 19 M

TOTAL
2,053 SF ~ 191 M



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RESIDENCE 04

CITY VIEW

LEVELS 5 & 6
2 BEDROOMS
2.5 BATHROOMS

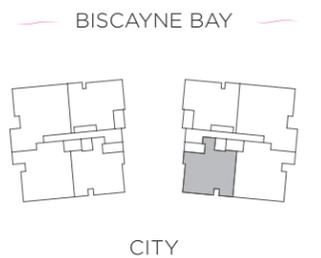
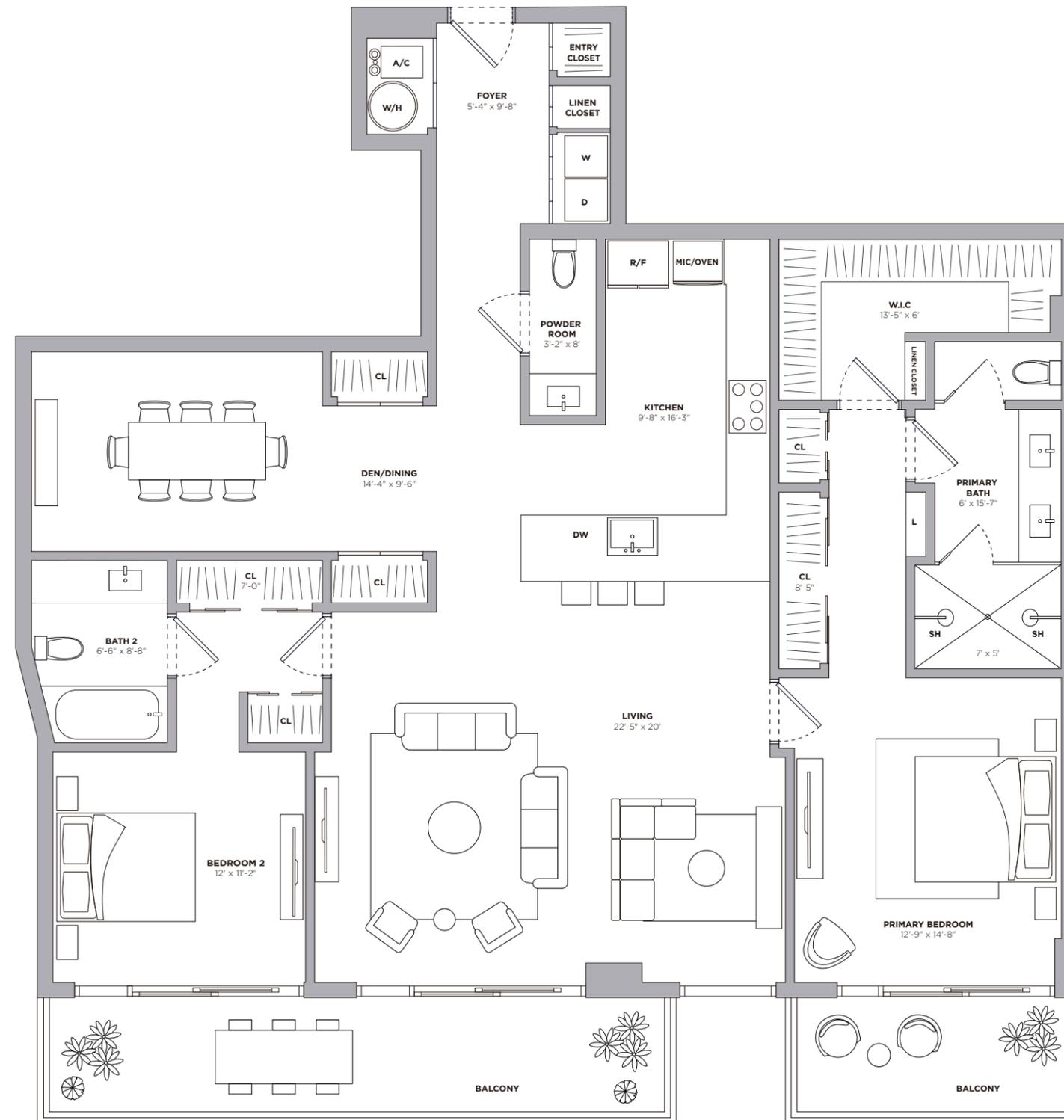
INTERIOR
1,861 SF - 173 M

EXTERIOR
LEVEL 5
210 SF - 20 M

LEVEL 6
264 SF - 25 M

TOTAL
LEVEL 5
2,071 SF - 187 M

LEVEL 6
2,125 SF - 167 M



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LPH 04

LOWER PENTHOUSE RESIDENCE

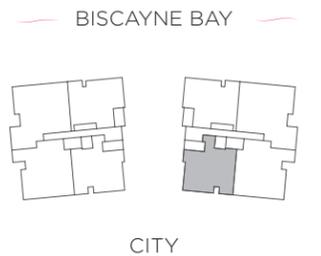
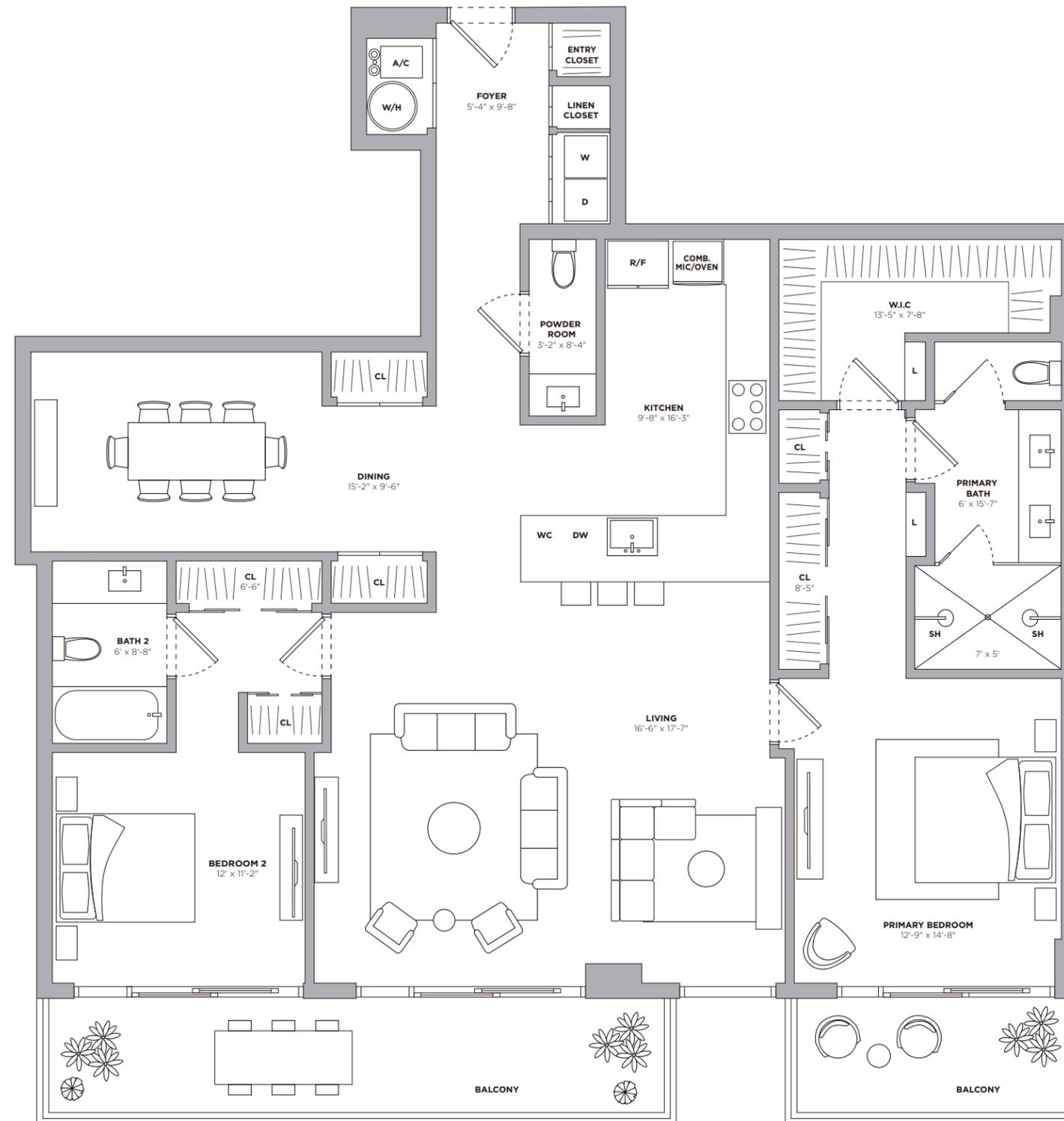
CITY VIEW

LEVEL 7
2 BEDROOMS
2.5 BATHROOMS

INTERIOR
1,851 SF ~ 172 M

EXTERIOR
264 SF ~ 25 M

TOTAL
2,115 SF ~ 197 M



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LPH 05



LOWER PENTHOUSE RESIDENCE

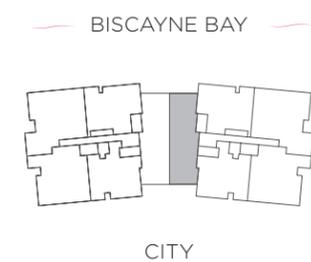
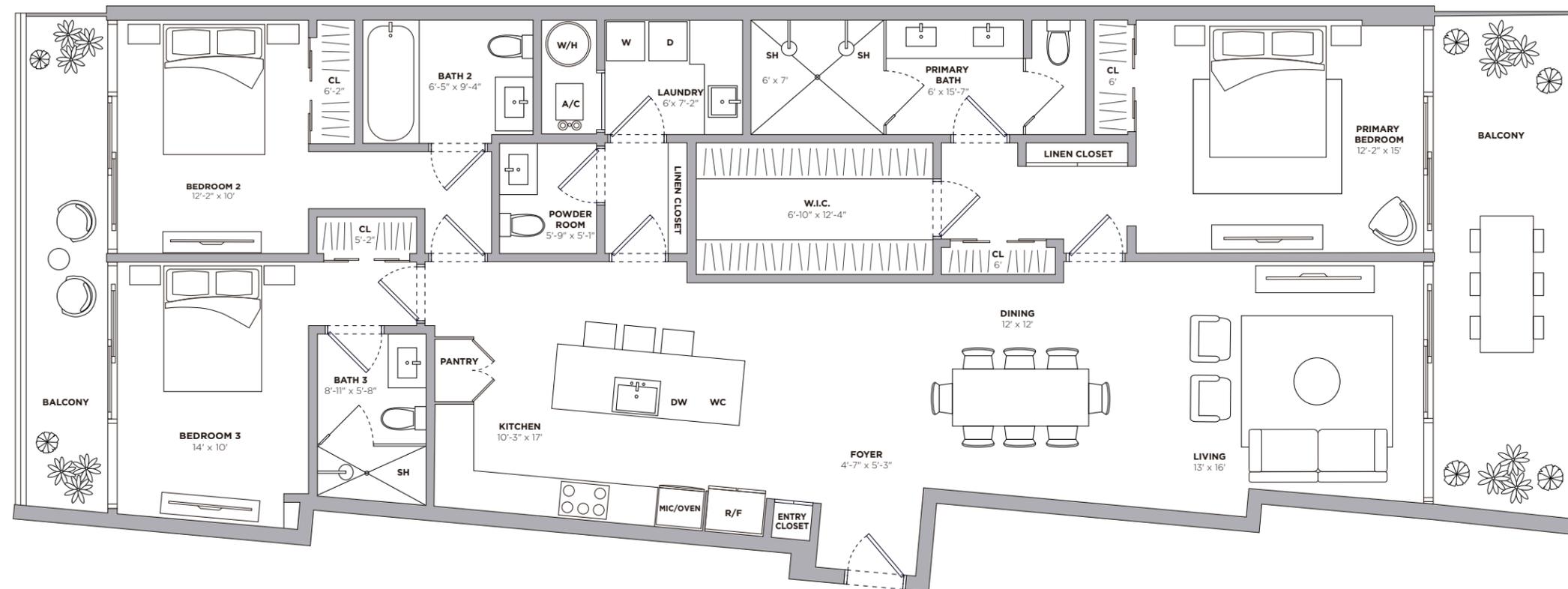
BAY VIEW

LEVEL 7
3 BEDROOMS
3.5 BATHROOMS

INTERIOR
1,858 SF ~ 173 M

EXTERIOR
333 SF ~ 31 M

TOTAL
2,191 SF ~ 204 M



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UPH 01

UPPER PENTHOUSE RESIDENCE

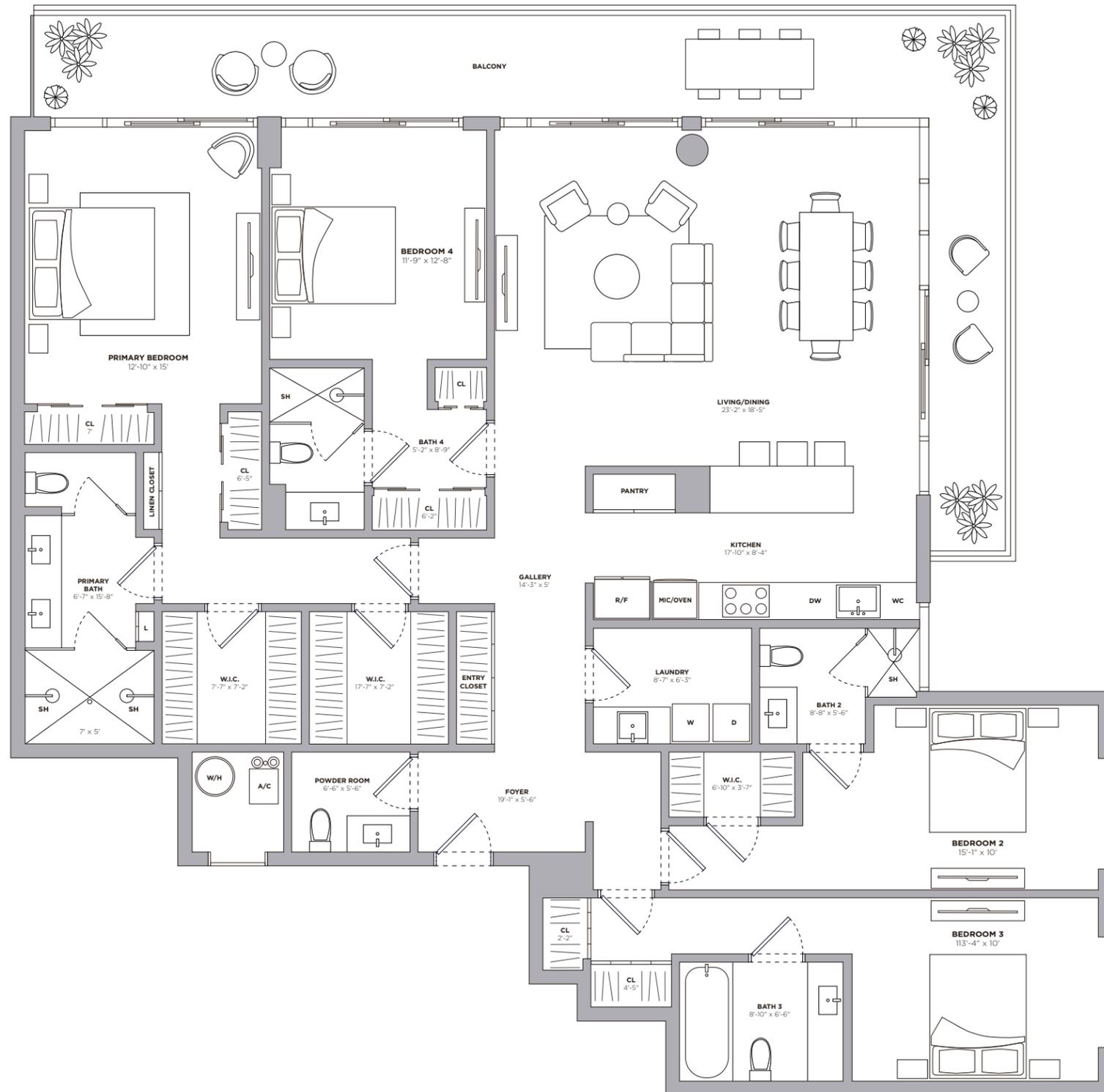
BAY VIEW

LEVEL 8
4 BEDROOMS
4.5 BATHROOMS

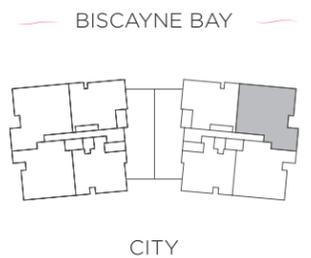
INTERIOR
2,378 SF ~ 221 M

EXTERIOR
432 SF ~ 40 M

TOTAL
2,810 SF ~ 261 M




LA BAIA
BAY HARBOR ISLANDS



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UPH 11

LOWER PENTHOUSE RESIDENCE

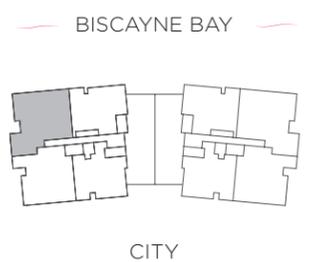
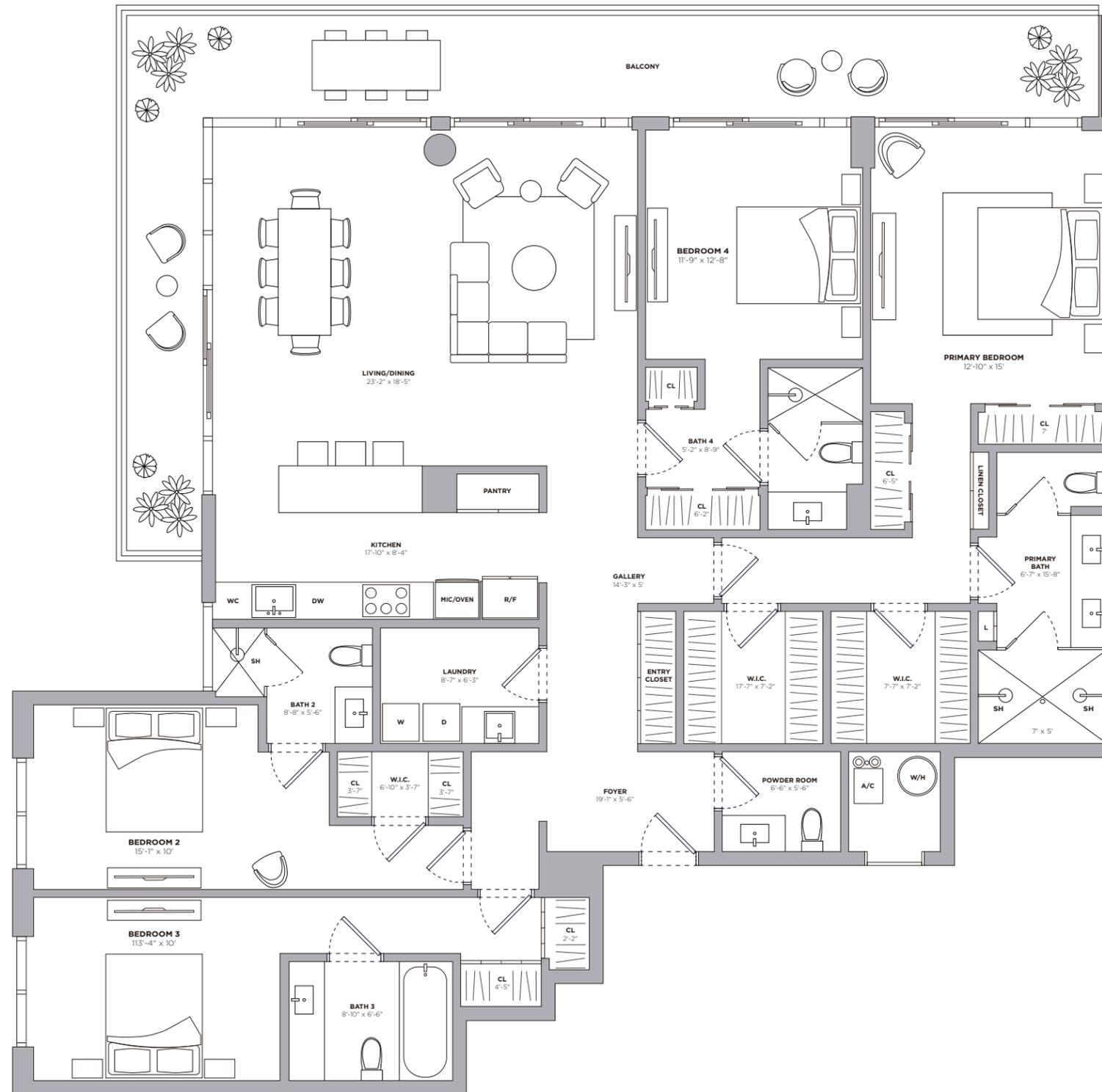
BAY VIEW

LEVEL 8
4 BEDROOMS
4.5 BATHROOMS

INTERIOR
2,378 SF ~ 221 M

EXTERIOR
432 SF ~ 40 M

TOTAL
2,810 SF ~ 261 M



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