



residence c

2,546 sq ft / 236 sq m total

- 2 bedrooms
- 2 bathrooms
- 1 powder room
- 3rd bedroom option
- 2,232 sq ft / 207 sq m interior
- 314 sq ft / 29 sq m exterior

- 12 foot floor-to-ceiling glass overlooking Biscayne Bay
- Private oversized waterfront terraces
- Private corner master bedroom with walk-in closet
- His & Her water closets
- His & Her vanities
- Bedrooms with ensuite bathrooms
- Eat-in chef's kitchen with Island, Wolf and SubZero appliances



Overall square footage and dimensions are measured to the exterior boundaries of the exterior walls and the perimeter of exterior openings (including but not limited to the square footage and dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally includes the interior surface between the perimeter walls and includes all measured structural components and other components)). This method of general use and other methods which provide for a project's floor area to compare the Unit's unit area or other construction projects that utilize the same method. Measurements of rooms are based on the floor area generally taken at the furthest points of each room (so that the room area is a perfect rectangle) without regard for any columns or variations. Accordingly, the area of the actual unit will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are approximate and all floor plans, including ALL CAD/CAM drawings, are subject to change and all dimensions are subject to change without notice. See Declaration Page.

