

COCONUT GROVE

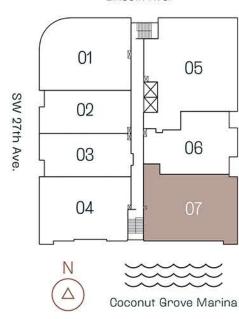
## 3 Bedroom + Den 4 Bathroom Powder Room

Interior 2,026 SF. / 188 m²

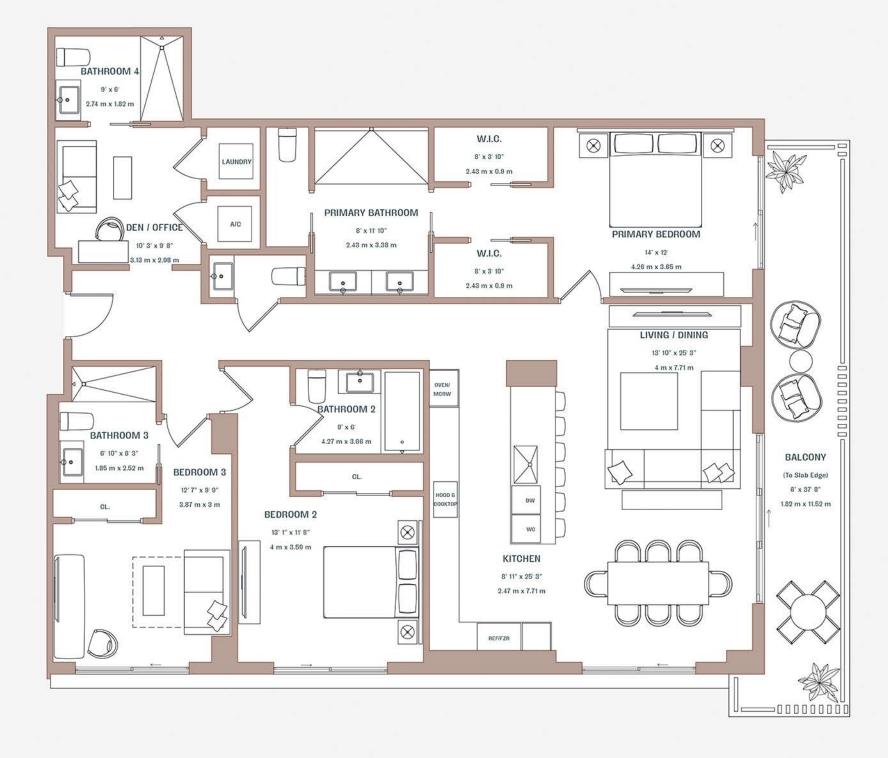
Exterior 251 SF. / 23 m²

Total 2,277 SF. / 211 m<sup>2</sup>

Lincoln Ave.



## Residence 07



These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful. The purchase of real estate is a significant decision. Developer makes no representations concerning any potential for future profit, any future appreciation in value, any income potential, tax advantages, depreciation or investment potential regarding acquiring a unit, nor any monetary or financial advantages related to the same. No statements or representations are made regarding the economic or tax benefits to be derived, if any, by the buyer from acquiring and/or owning a unit. This project is being developed by 3151 SW 27 Avenue PropCo LLC., a Florida limited liability company ("developer"), which was formed solely for such purpose. MDLV, LLC. "One Sothebys" is affiliated with this entity, but is not the developer of this project. Purchasers shall look solely to the developer (and not to One Sothebys and/or any of its affiliates other than developer) with respect to any and all matters relating to the marketing and/or development of the condominium and with respect to the sales of units in the condominium and with respect to the sales of units in the condominium and units in the condominium and