

JEAN-GEORGES  
 MIAMI TROPIC  
 ART · DESIGN · FRIENDS  
 FOOD · CULTURE  
 RESIDENCES

TASTE IS EVERYTHING



RESIDENCE 03A

LEVELS 20-30

- 2 BEDROOMS
- 2 BATHROOMS
- POWDER ROOM
- PRIVATE TERRACE
- PRIVATE ELEVATOR

TOTAL  
 2,158 SQ FT | 201 SQ M

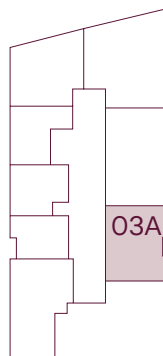
INTERIOR  
 1,719 SQ FT | 160 SQ M

OUTDOOR LIVING  
 439 SQ FT | 41 SQ M

TERRACE LINEAR LENGTH  
 49 FT | 15 M



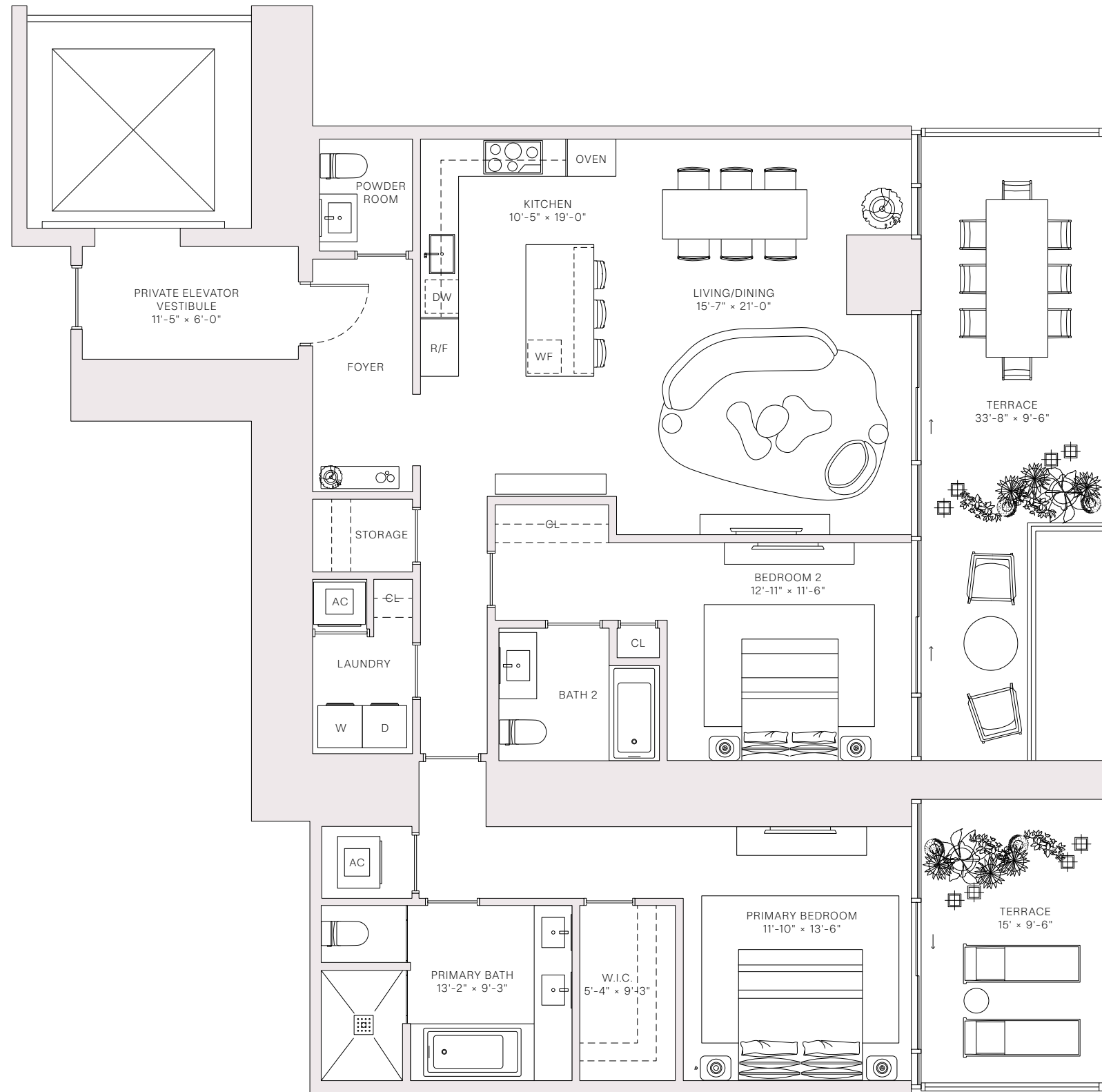
NE 1<sup>ST</sup> AVE



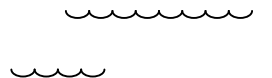
BAY VIEWS



This project is being developed by Midtown One Investments, LLC, a Delaware limited liability company ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Miami Tropic. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra or Miami Tropic, and you agree to look solely to Developer (and not to Terra, Miami Tropic, or any of their affiliates) with respect to any and all matters relating to the marketing and/or development of the project. The Terra and Miami Tropic groups of companies are each comprised of several separate companies that are legally distinct. Reference to Terra and Miami Tropic is merely for convenience and should not be relied upon for any other purposes. Oral representations cannot be relied upon as correctly stating the representations of the developer. For correct representations, make reference to this brochure and to the documents required by section 718.503, Florida statutes, to be furnished by a developer to a buyer or lessee. 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. Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from 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 only includes the interior airspace between the perimeter walls and excludes all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development. The project graphics, renderings and text provided herein are copyrighted works owned by the Developer. All rights reserved. Unauthorized reproduction, display or other dissemination of such materials is strictly prohibited and constitutes copyright infringement. No real estate broker is authorized to make any representations or other statements regarding the projects, and no agreements with, deposits paid to or other arrangements made with any real estate broker are or shall be binding on the Developer. Equal housing opportunity.



BAY VIEWS



info@MiamiTropic.com | 305 902 4950