

OCEAN HOUSE

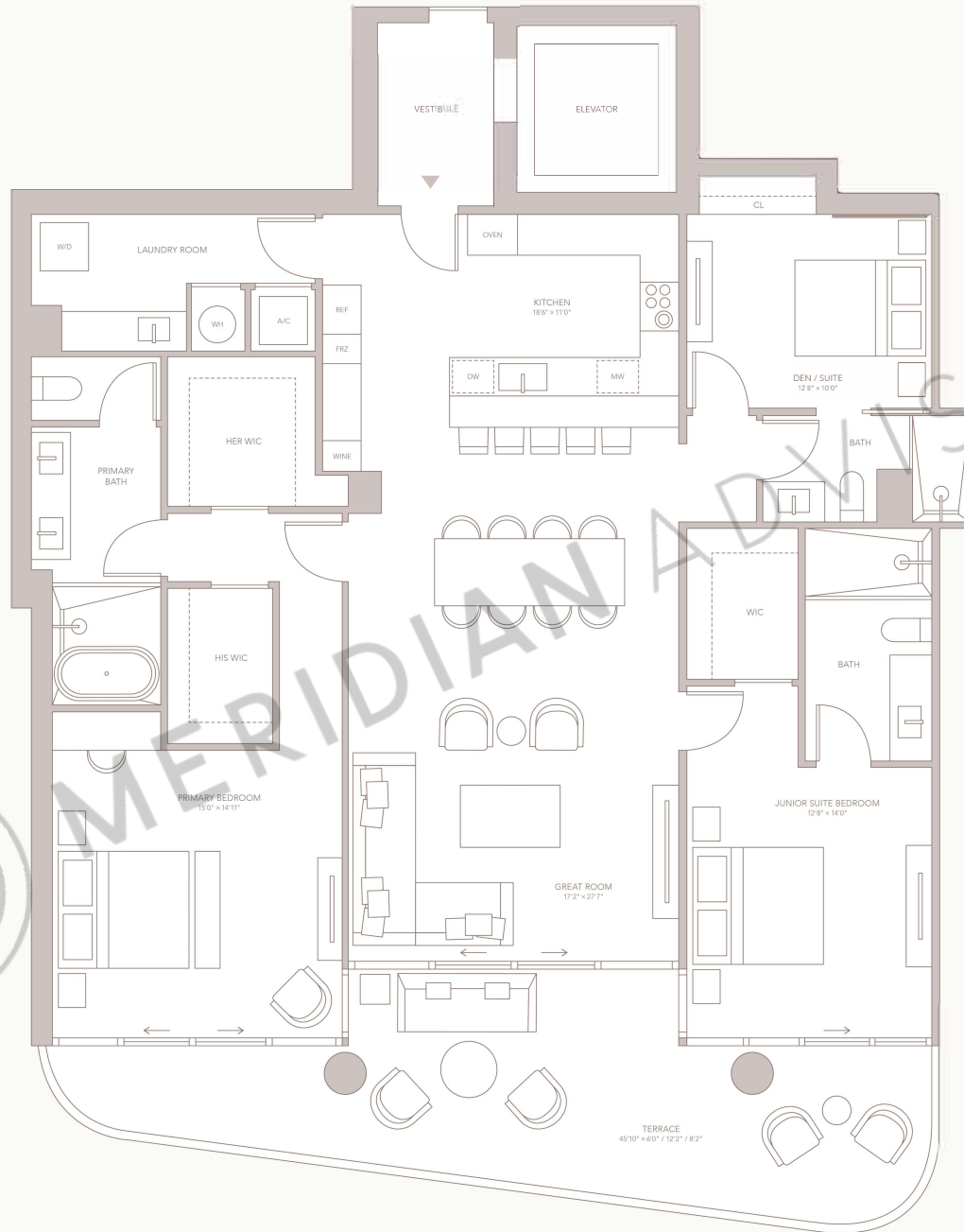
SURFSIDE

RESIDENCE 02 FLOORS 3-9
 2 BEDROOMS
 3 BATHROOMS
 DEN / SUITE
 INTERIOR: 2,093-2,134 SF
 EXTERIOR: 404 SF
 TOTAL: 2,497-2,538 SF

CITY & BAY VIEWS

COLLINS AVE.

ATLANTIC OCEAN



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 718.98, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

Stated square footage and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior dividing walls and in fact vary from the square footage and dimensions that would be determined by using the description and definition of the "net" set forth in the Declaration which generally only includes the interior spaces between the perimeter walls and excludes all exterior structural components and other common elements. For your reference, the area of the Unit, determined in accordance with these defined unit boundaries, is set forth on Exhibit "C" to the Declaration of Condominium contained in the Prospectus. Measurements of rooms set forth on this floor plan are generally taken at the furthest points of each given room (as if the room were a perfect rectangle, without regard for any setbacks 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 approximations 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 construction for the development. Despite the above, such as closets, party closets, linen closets, and any other specific closets will not be included in finished area dimensions, references to "finished packages. These dimensions are intended to be used only for the general accuracy in these brochures after closing. Other values are not included by the Developer. The white circle area indicated on the plan for Sky Deck and Poolhouse is for the Developer's general use only. The necessary structural will be provided for these facilities by the owner. Any such facilities and/or construction will be the owner's responsibility after closing. All depictions of appliances, counters, soffits, floor coverings, furniture and other matters of detail, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each Unit. (b)