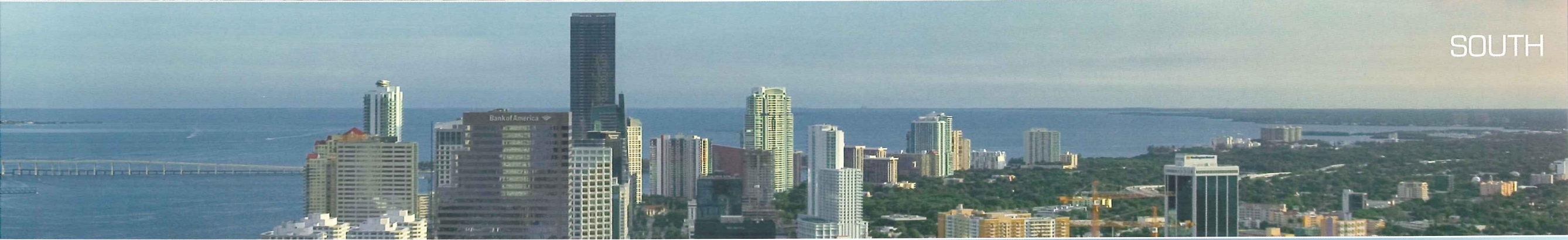








NORTH



SOUTH



EAST



WEST

YOUR BUILDING FEATURES:

- Perfect central downtown location (Bayfront Park, American Airlines Arena, Performing Arts Center, Metromover / Metrorail, Bayside Marketplace, etc.)
- Unique building design by award-winning architectural firm Sieger Suarez
- Unobstructed views of the Bay and Bayfront Park in selected units
- Magnificent 3-Story lobby created by the world renowned Rockwell Group
- 10th floor spacious Skylobby overlooking breathtaking views of South Beach, Biscayne Bay and Bayfront Park
- 10th floor urban oasis: pool deck with infinity edge-pool, lush tropical landscaping, daybeds, snack bar, and cabanas
- 10th floor 2-level clubroom with warming kitchen, billiards, wet bar, and bay views
- 10th floor 2-level spa & fitness center overlooking the bay with meditation rooms and Pilates
- 12th floor 2-level formal party room, designed by Rockwell Group
- Wraparound balconies in selected units
- 5 high-speed resident elevators
- 24-hour concierge and security services
- Convenient mail and package receiving desk
- 24-hour Valet parking
- Assigned parking in secured garage
- Over 15,000 sq. ft. of Premium Retail Space

FEATURES & AMENITIES

Residence Features:

- Elegant smooth ceilings
- Spacious walk-in closets
- Floor to ceiling laminated and energy efficient tinted windows
- Living/Dining room with adjacent balcony in most units
- Comfortable balconies with impressive skyline views of downtown Miami and Biscayne Bay
- High efficiency central air conditioning and heating unit
- Sprinkler fire protection system
- State-of-the-art high-speed internet access
- Pre-wired for "smart" building; multiple-jack high-speed internet, "home run" configured CAT5 cable for data/voice communications, and high speed cable access to all television outlets

Kitchen Features:

- Dellacasa contemporary style Italian teak cabinetry
- Imported granite or quartz countertops in absolute black
- KitchenAid Integrated 36" panel-ready refrigerator including freezer and icemaker

- Bosch stainless steel self-cleaning 30" range with sleek glass cooktop
- Bosch multi-cycle pot scrubbing dishwasher with sound insulation
- Bosch built-in microwave oven with integrated hood and light
- Modern stainless steel double sink with pullout spray faucet
- Imported porcelain tile floors
- Modern track lighting
- Top-of-the-line stackable Whirlpool washer & dryer

Bathroom Features:

- Dellacasa Italian teak cabinetry
- Crème Marfil marble vanity countertops
- Full width vanity mirror with decorator light fixture
- Imported porcelain tile floors and wet areas
- Frosted glass enclosed showers
- Elegantly detailed designer faucets
- Luxurious jacuzzi style tub



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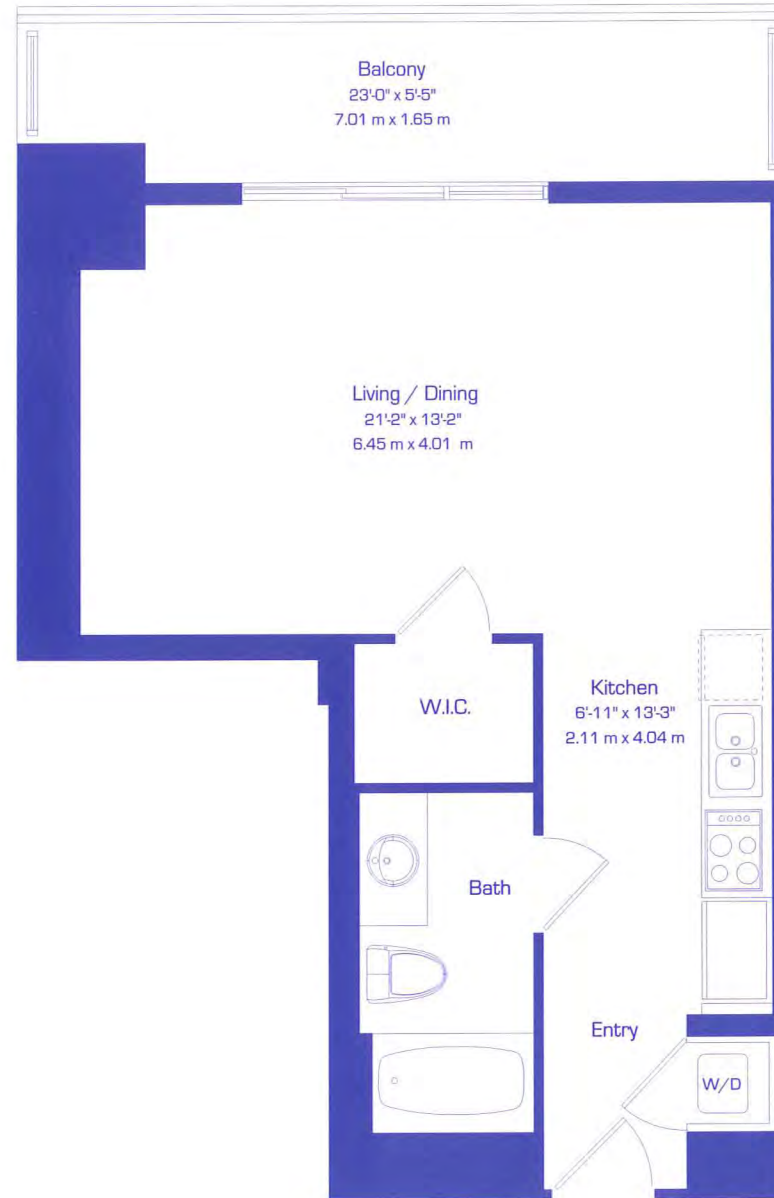
Sales and Marketing by



Another RELATED Project

501

BISCAYNE



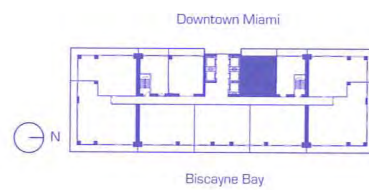
UNIT C/I	Interior: 567 sf / 52.68 m ²	TOTAL: 692 sf / 64.29 m ²
Studio / 1 Bath	Balcony: 125 sf / 11.61 m ²	Scale: 1' = 3/8"



BISCAYNE



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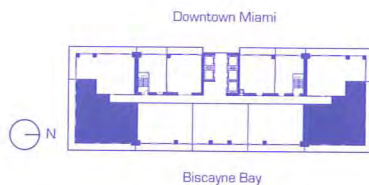


UNIT H	Interior: 845 sf / 78.50 m ²	TOTAL: 995 sf / 92.40 m ²
1 Bedrooms/1 Bath + Den	Balcony: 150 sf 13.90 m ²	Scale: 1' = 3/8"



BISCAYNE

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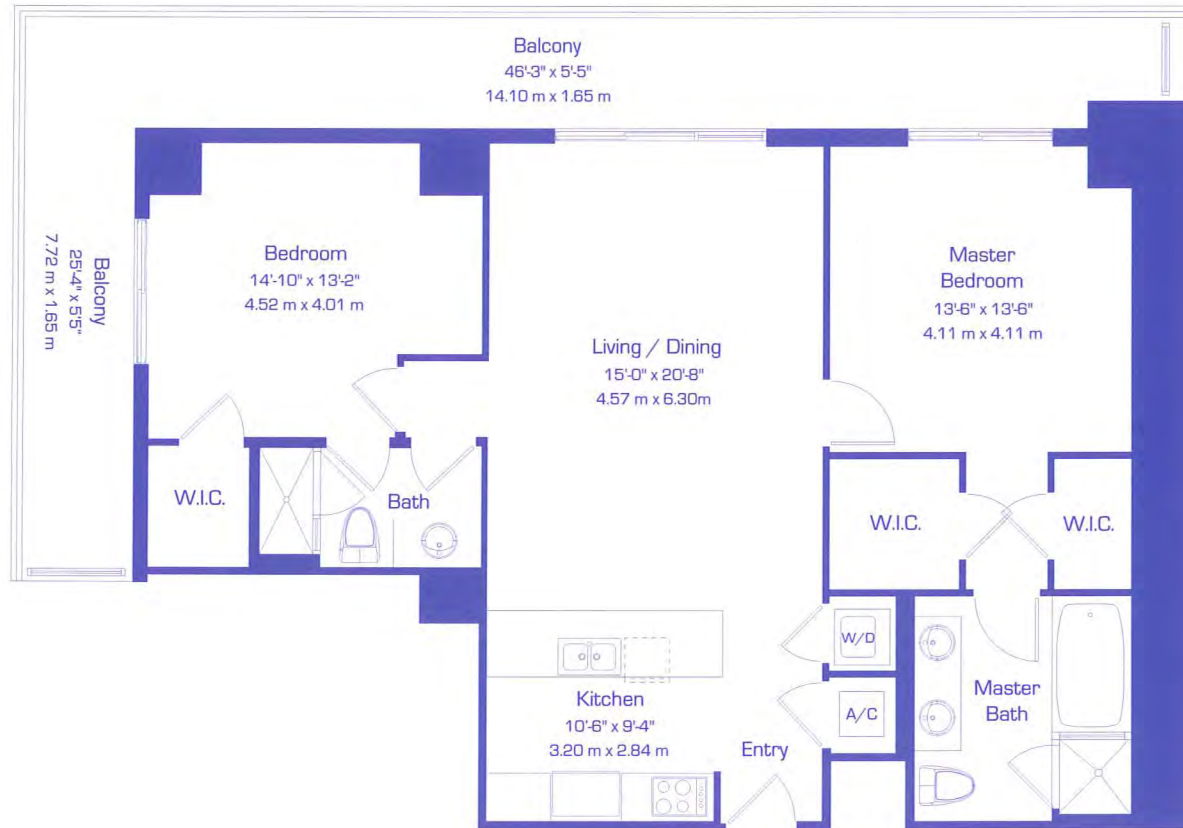


UNIT A/K	Interior: 1,789 sf / 166.20 m ²	TOTAL: 2,337 sf / 217.11 m ²
3 Bedrooms / 2 Baths	Balcony: 548 sf / 50.91 m ²	Scale: 1' = 1/4"



BISCAYNE

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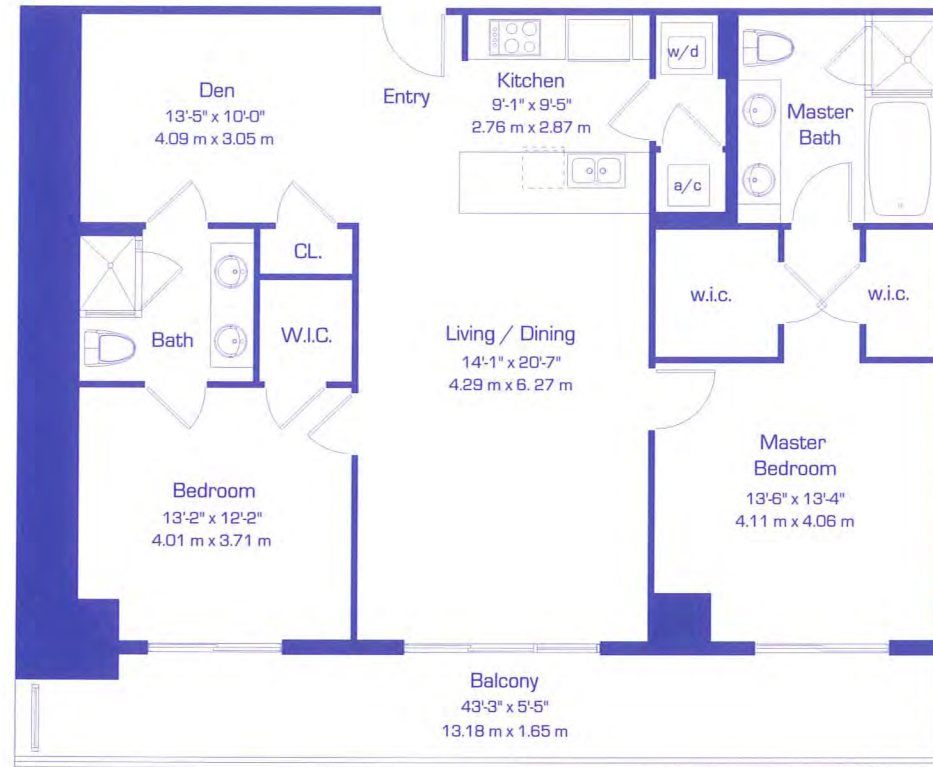


UNIT B/J	Interior: 1,256 sf / 116.69 m ²	TOTAL: 1,647 sf / 153.02 m ²
2 Bedrooms / 2 Baths	Balcony: 391 sf / 36.33 m ²	Scale: 1' = 1/4"



BISCAYNE

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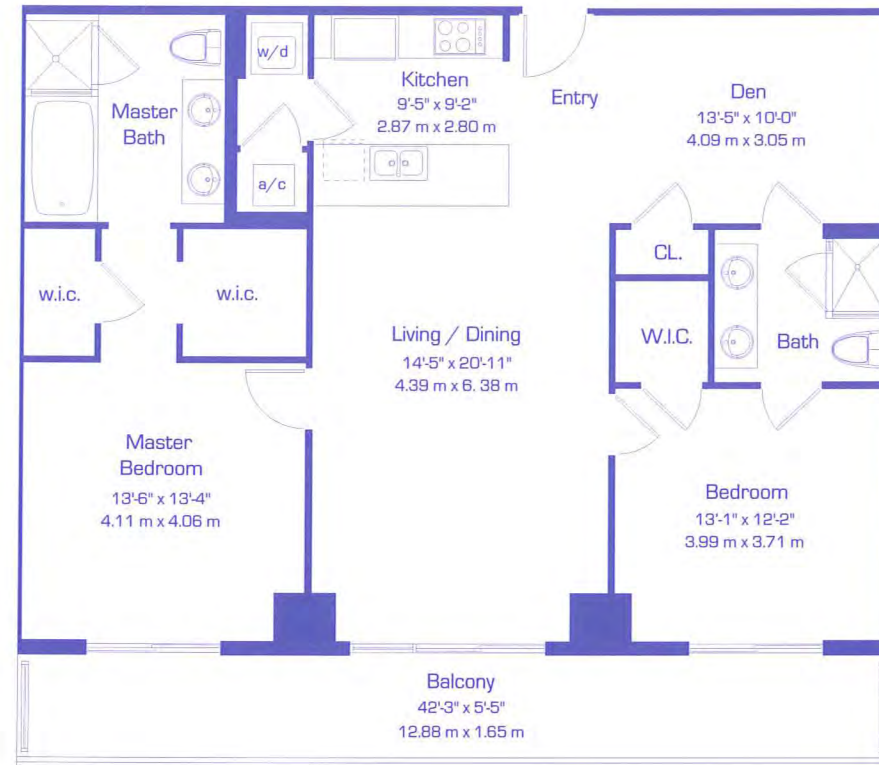
UNIT E/G	Interior: 1,357 sf / 126.07 m ²	TOTAL: 1,593 sf / 148.00 m ²
2 Bedrooms/2 Baths + Den	Balcony: 236 sf / 21.93 m ²	Scale: 1' = 1/4"



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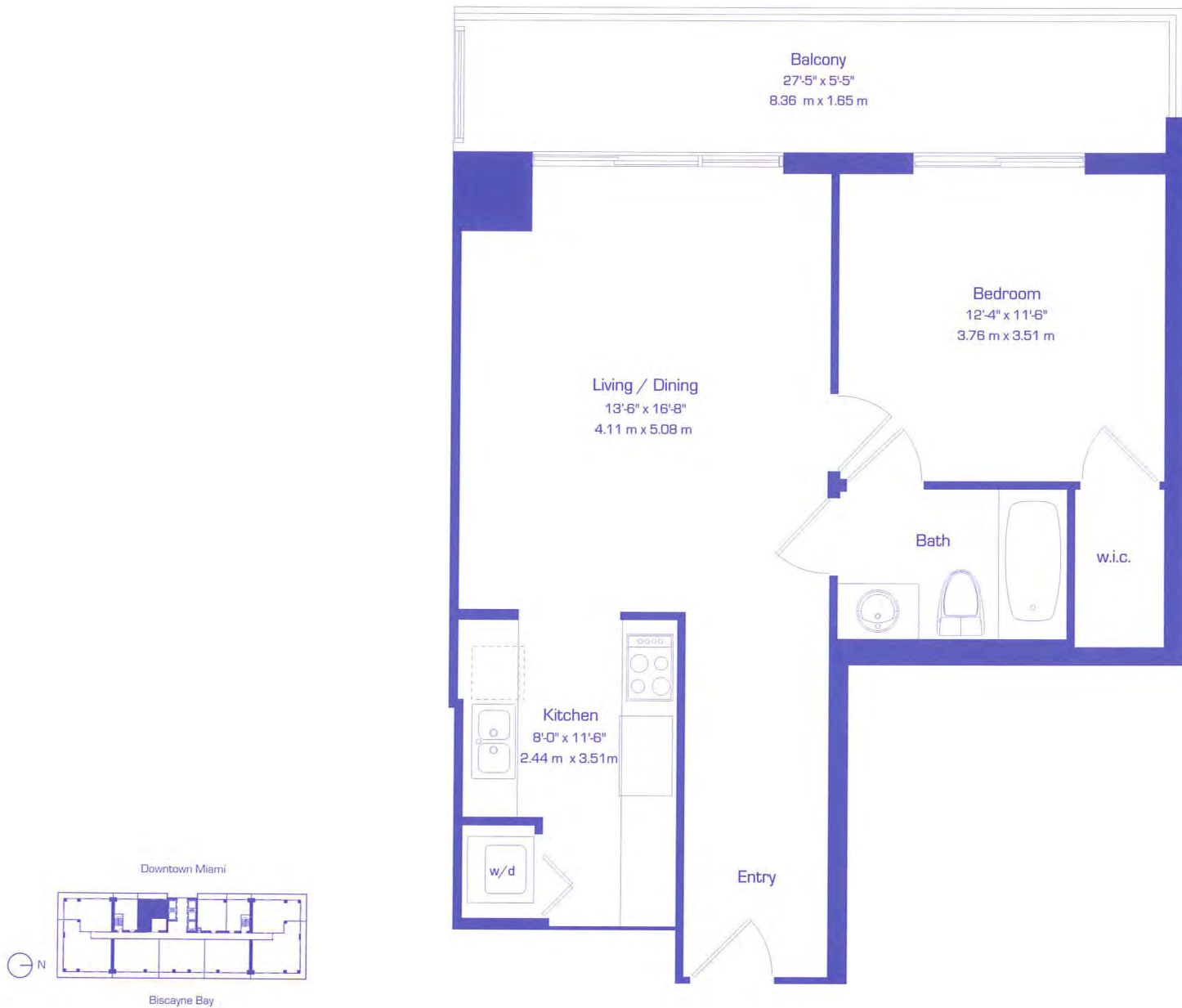


UNIT F	Interior: 1,322 sf / 122.81 m ²	TOTAL: 1,553 sf / 144.27 m ²
2 Bedrooms/2 Baths + Den	Balcony: 231 sf / 21.46 m ²	Scale: 1' = 1/4"



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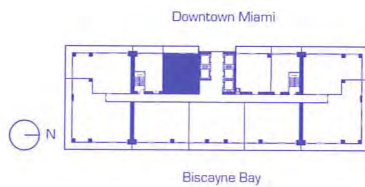
UNIT D	Interior: 700 sf / 65.03 m ²	TOTAL: 850 sf / 78.97 m ²
1 Bedroom / 1 Bath	Balcony: 150 sf / 13.94 m ²	Scale: 1' = 3/8"



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UNIT D - Den	Interior: 828 sf / 76.92 m ²	TOTAL: 978 sf / 90.86 m ²
1 Bedroom / 1 Bath + Den	Balcony: 150 sf / 13.94 m ²	Scale: 1' = 3/8"



BISCAYNE

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