

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

TASTE IS  
EVERYTHING



RESIDENCE OIA

LEVEL 9

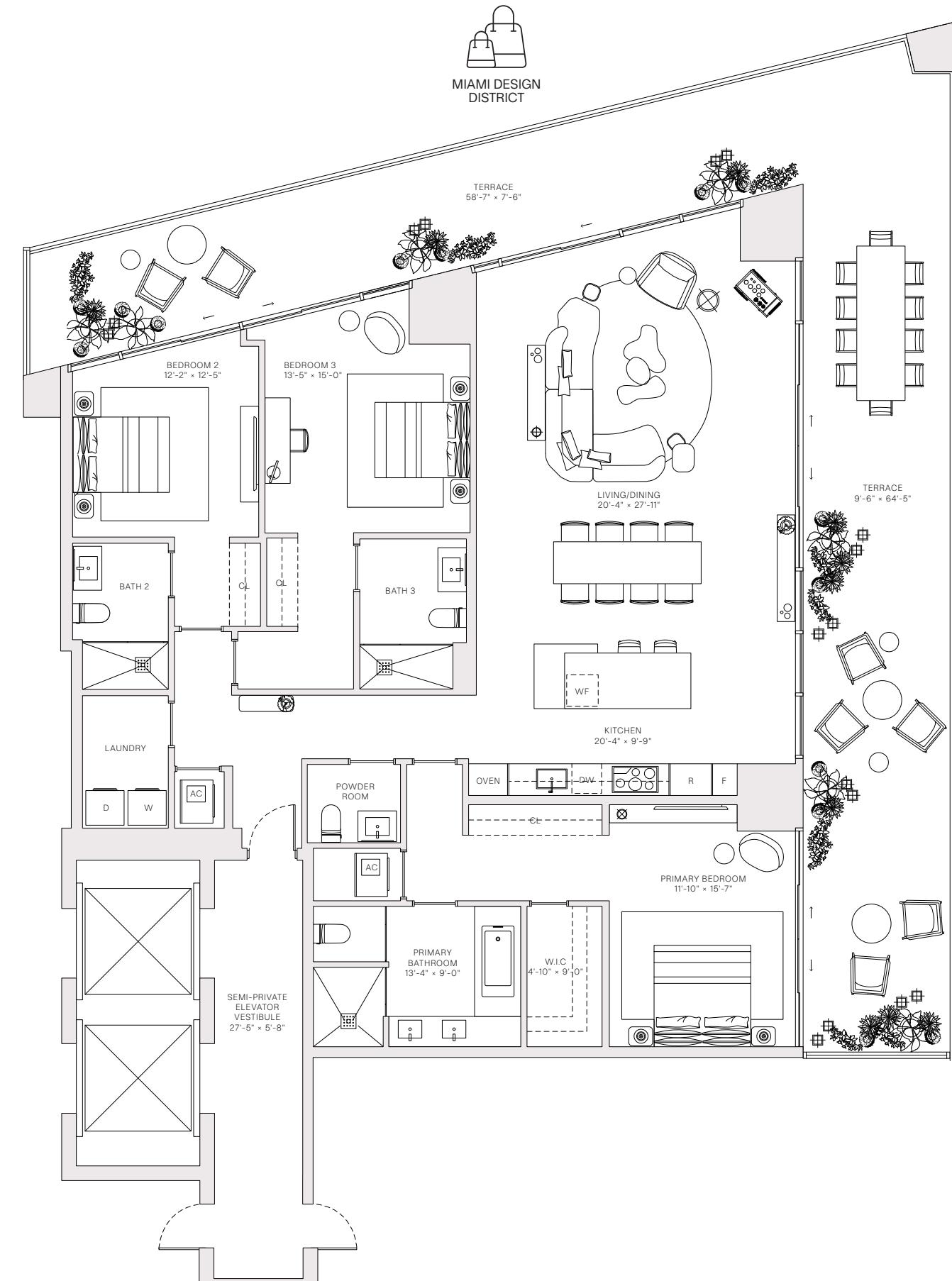
3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
SEMI-PRIVATE ELEVATOR

TOTAL  
3,186 SQ FT | 296 SQ M

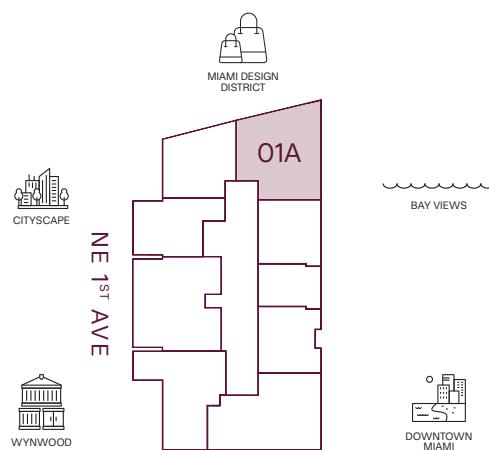
INTERIOR  
2,155 SQ FT | 200 SQ M

OUTDOOR LIVING  
1,031 SQ FT | 96 SQ M

TERRACE LINEAR LENGTH  
119.25 FT | 36.35 M



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.

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RESIDENCE 04A

LEVEL 9

3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
PRIVATE ELEVATOR

TOTAL  
3,558 SQ FT | 330 SQ M

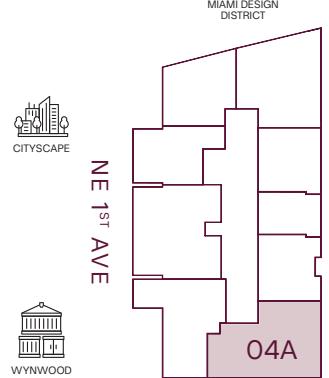
INTERIOR  
2,373 SQ FT | 220 SQ M

OUTDOOR LIVING  
1,185 SQ FT | 110 SQ M

TERRACE LINEAR LENGTH  
123.33 FT | 37.57 M



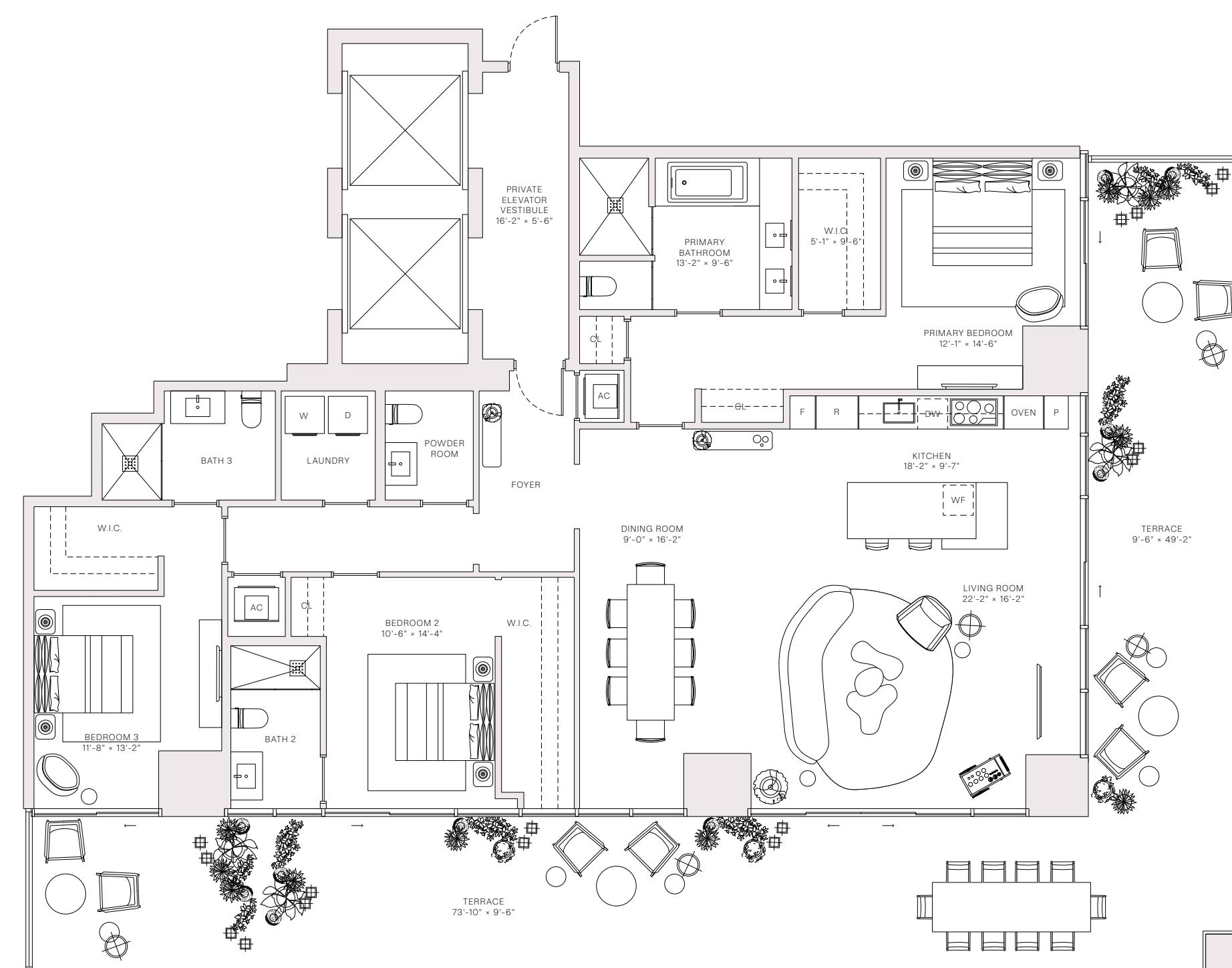
MIAMI DESIGN  
DISTRICT



BAY VIEWS



DOWNTOWN  
MIAMI



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RESIDENCE OIA

LEVELS 10–19

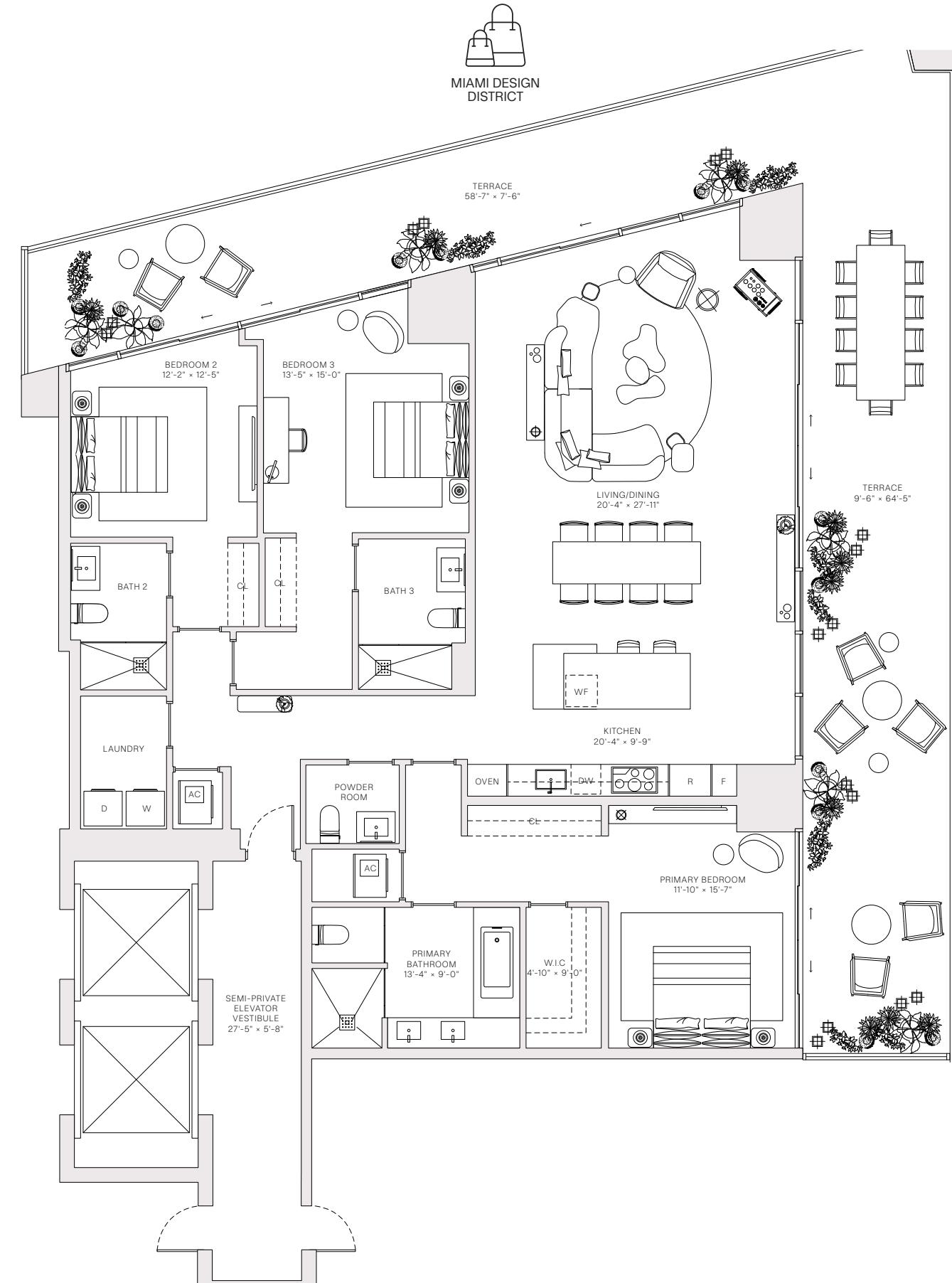
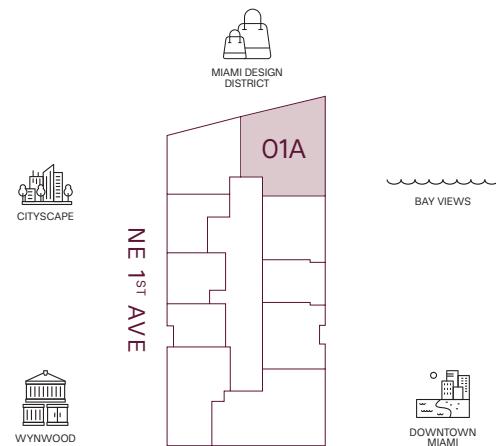
3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
SEMI-PRIVATE ELEVATOR

TOTAL  
3,186 SQ FT | 296 SQ M

INTERIOR  
2,155 SQ FT | 200 SQ M

OUTDOOR LIVING  
1,031 SQ FT | 96 SQ M

TERRACE LINEAR LENGTH  
123 FT | 37.5 M



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RESIDENCES

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## RESIDENCE 04A

LEVELS 10–19

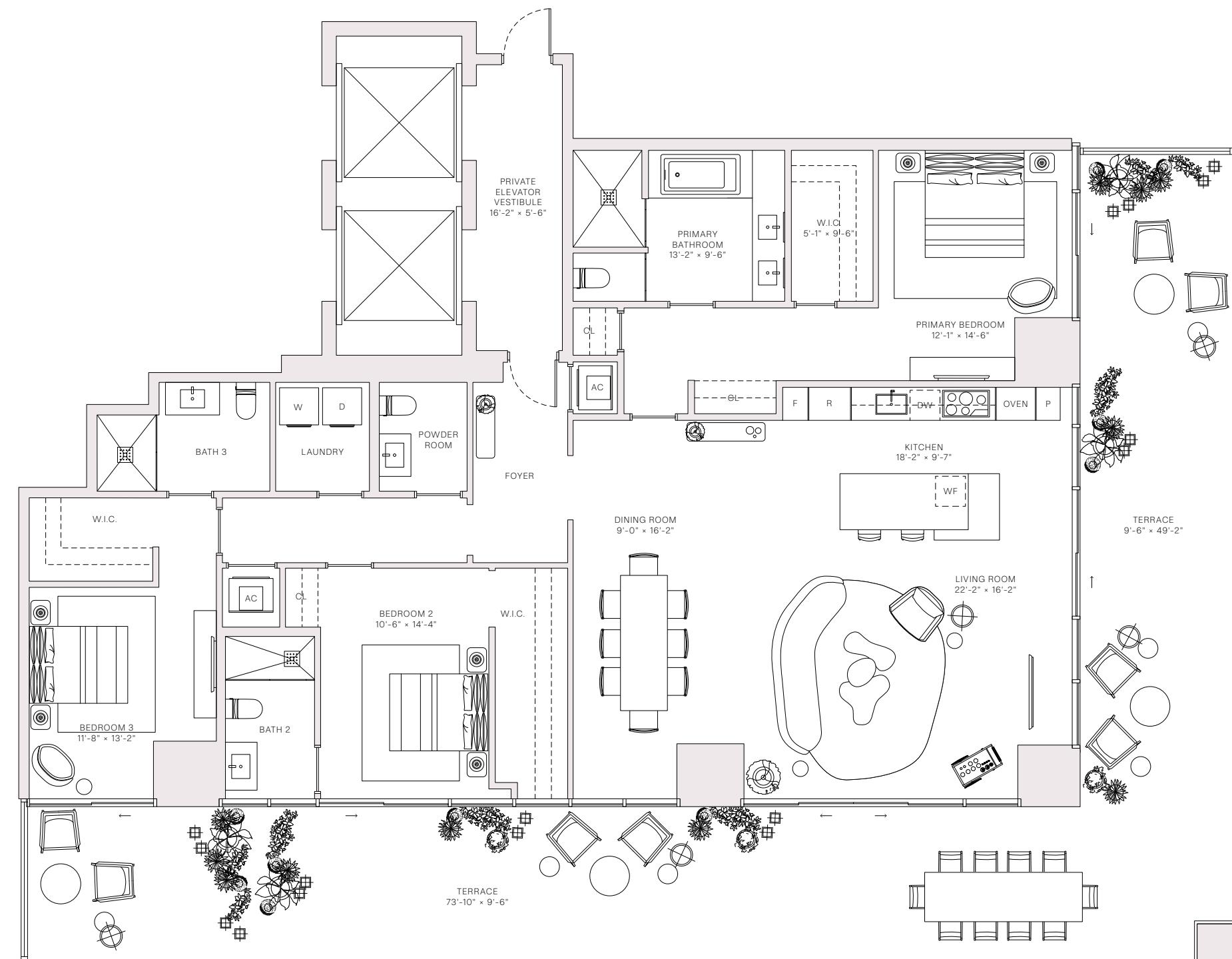
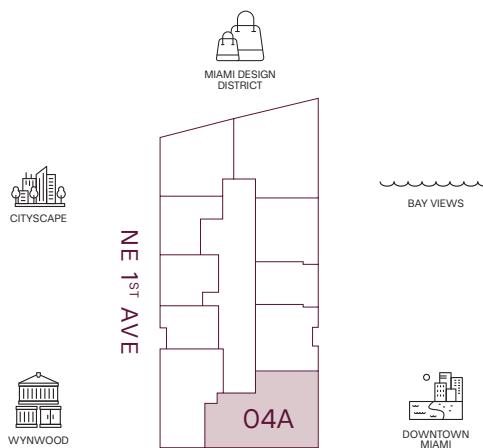
3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
PRIVATE ELEVATOR

TOTAL  
3,558 SQ FT | 330 SQ M

INTERIOR  
2,373 SQ FT | 220 SQ M

OUTDOOR LIVING  
1,185 SQ FT | 110 SQ M

TERRACE LINEAR LENGTH  
123.33 FT | 37.57 M



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RESIDENCE OIA

LEVELS 20-30

3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
PRIVATE ELEVATOR

TOTAL  
3,340 SQ FT | 311 SQ M

INTERIOR  
2,309 SQ FT | 215 SQ M

OUTDOOR LIVING  
1,031 SQ FT | 96 SQ M

TERRACE LINEAR LENGTH  
123 FT | 37.5 M



MIAMI DESIGN  
DISTRICT

01A

BAY VIEWS



CITYSCAPE

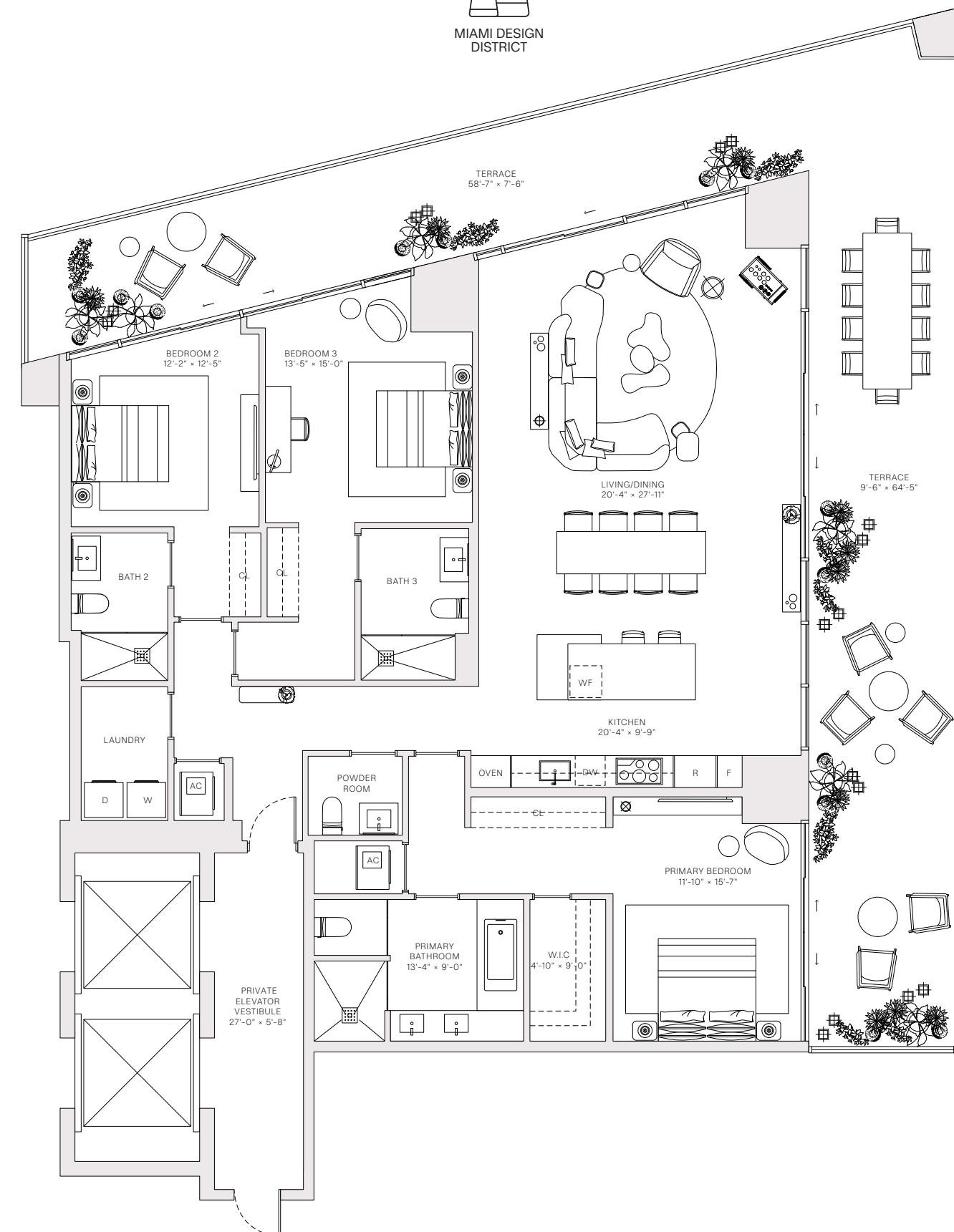
NE 1ST AVE

BAY VIEWS

DOWNTOWN  
MIAMI



MIAMI DESIGN  
DISTRICT



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RESIDENCES

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RESIDENCE 02A

LEVELS 20-30

3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
PRIVATE ELEVATOR

TOTAL  
2,926 SQ FT | 272 SQ M

INTERIOR  
2,275 SQ FT | 212 SQ M

OUTDOOR LIVING  
651 SQ FT | 60 SQ M

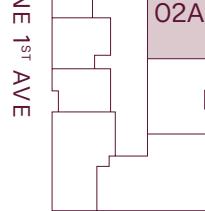
TERRACE LINEAR LENGTH  
65.08 FT | 19.84 M



MIAMI DESIGN  
DISTRICT



CITYSCAPE



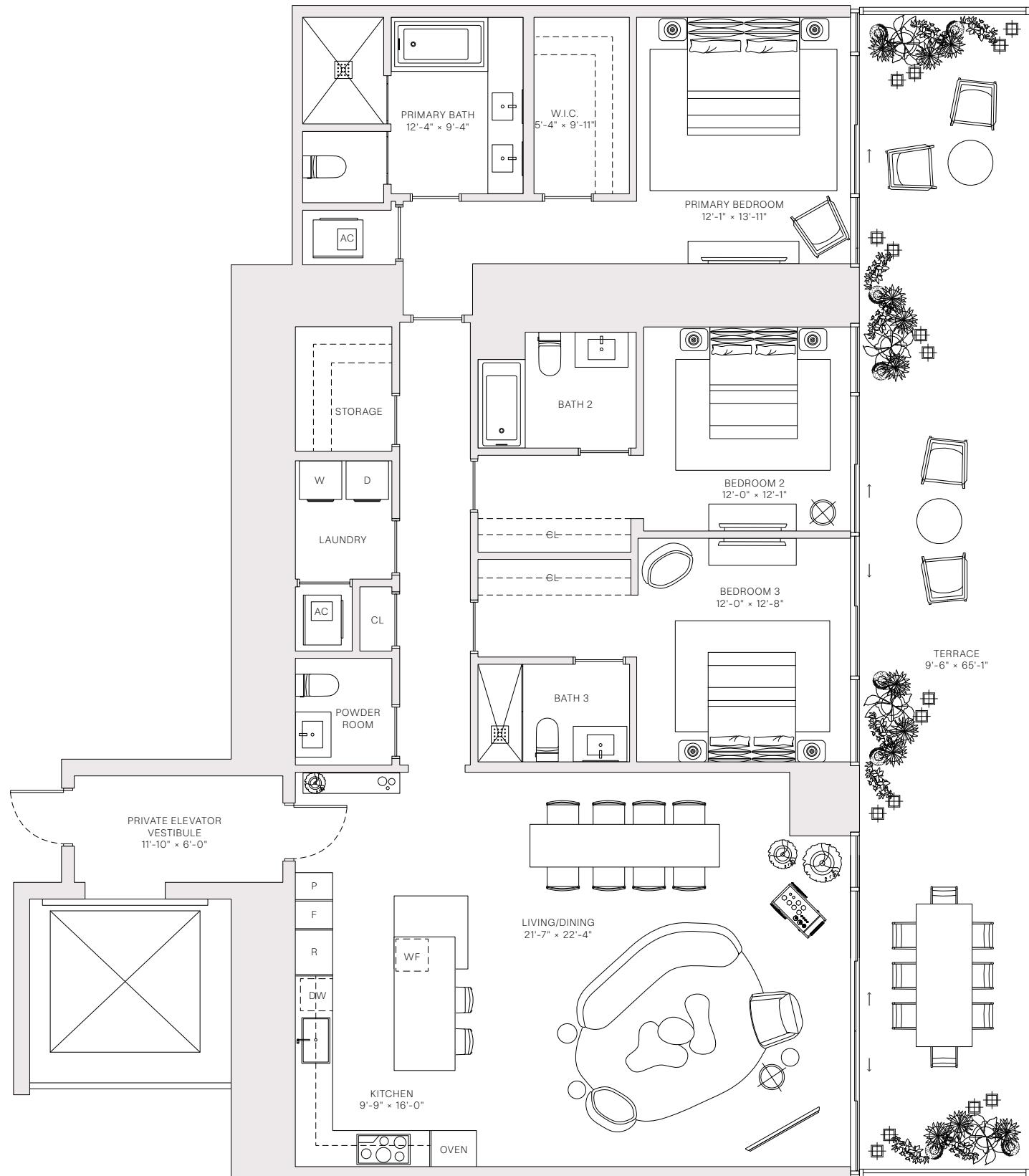
BAY VIEWS



DOWNTOWN  
MIAMI



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BAY VIEWS

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RESIDENCES

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## RESIDENCE 04A

LEVELS 20-30

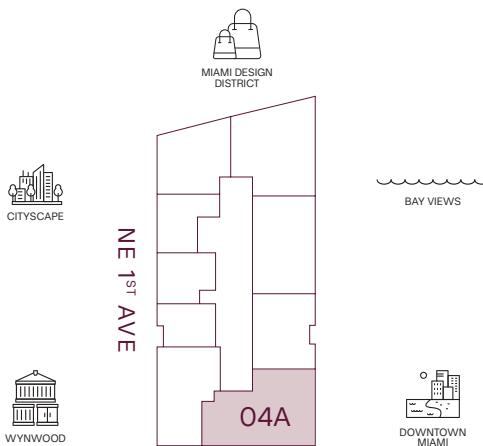
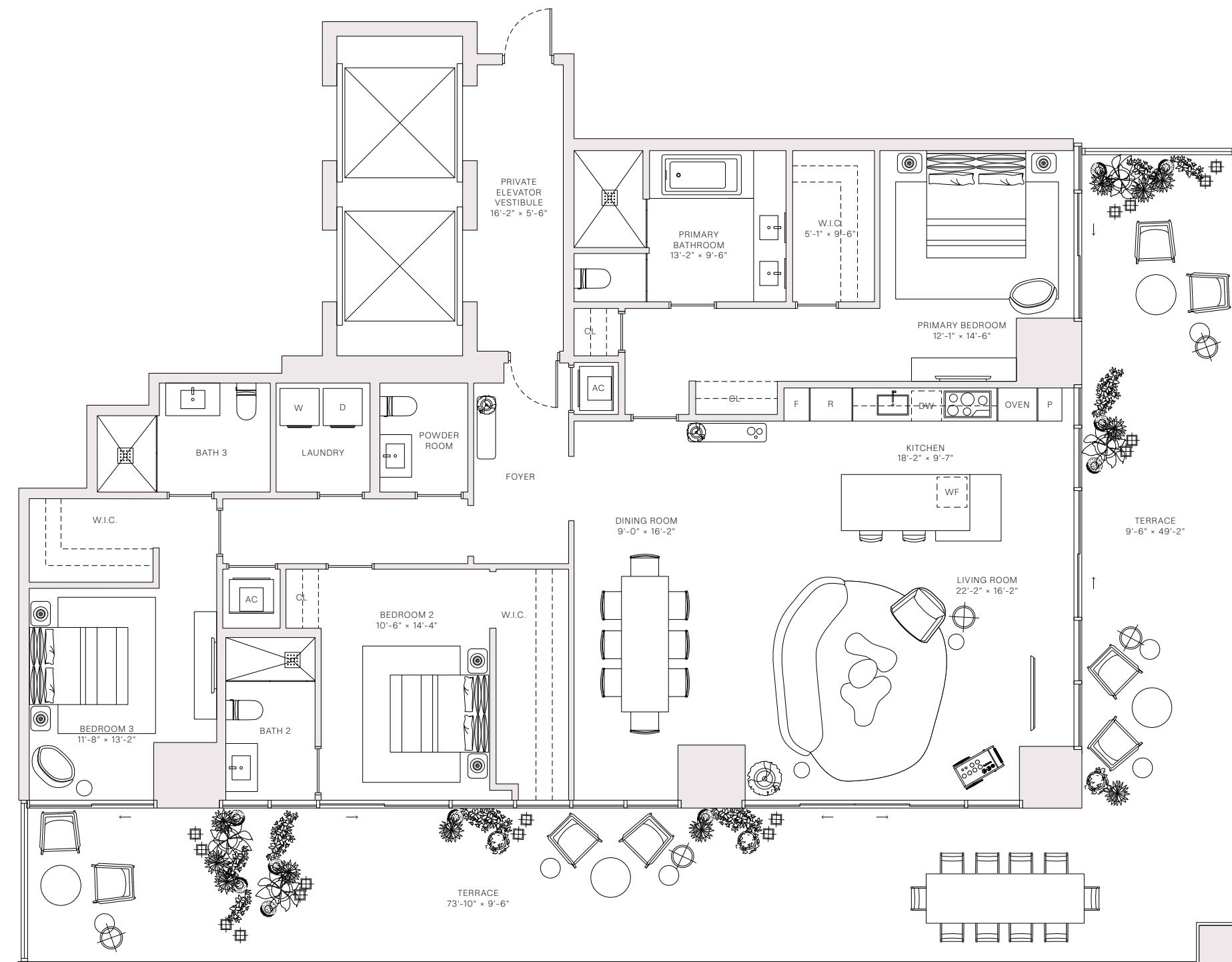
3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
PRIVATE ELEVATOR

TOTAL  
3,558 SQ FT | 330 SQ M

INTERIOR  
2,373 SQ FT | 220 SQ M

OUTDOOR LIVING  
1,185 SQ FT | 110 SQ M

TERRACE LINEAR LENGTH  
123.33 FT | 37.57 M



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RESIDENCE 05

LEVELS 31-47

3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
PRIVATE ELEVATOR

TOTAL  
2,951 SQ FT | 274 SQ M

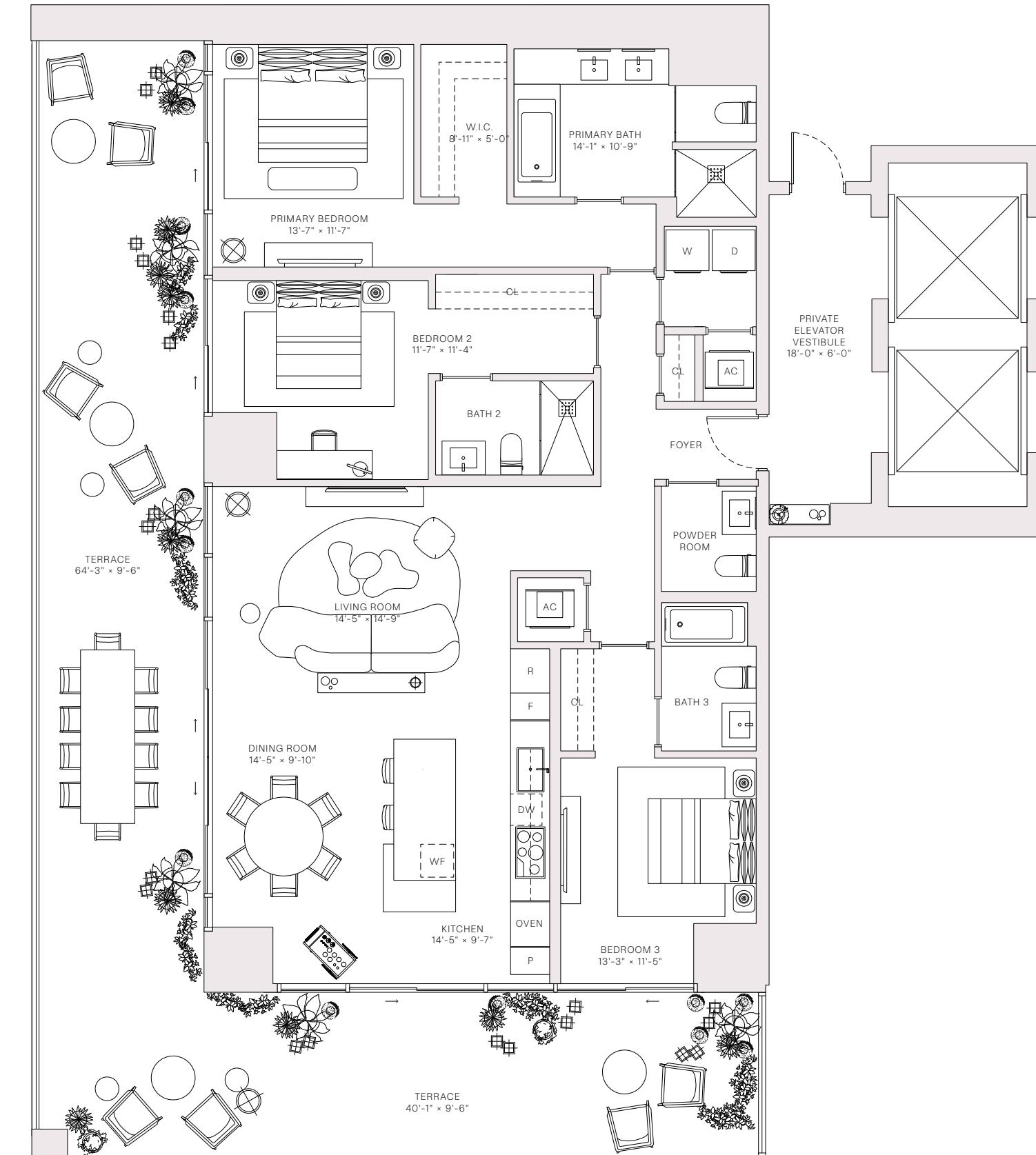
INTERIOR  
1,983 SQ FT | 184 SQ M

OUTDOOR LIVING  
968 SQ FT | 90 SQ M

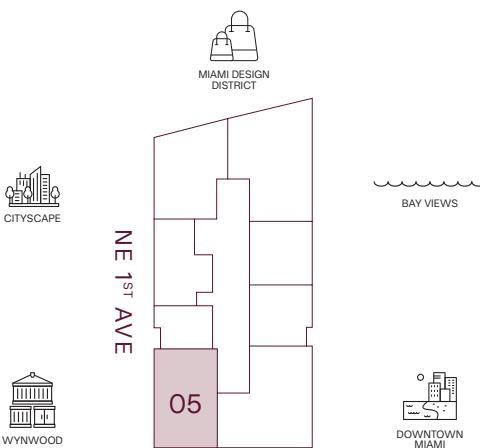
TERRACE LINEAR LENGTH  
104.33 FT | 31.8 M



CITYSCAPE



WYNWOOD



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TASTE IS  
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RESIDENCE 09

LEVELS 31-47

3 BEDROOMS  
3 BATHROOMS  
POWDER ROOM  
PRIVATE TERRACE  
PRIVATE ELEVATOR

TOTAL  
2,990 SQ FT | 278 SQ M

INTERIOR  
2,097 SQ FT | 195 SQ M

OUTDOOR LIVING  
893 SQ FT | 83 SQ M

TERRACE LINEAR LENGTH  
102.58 FT | 31.27 M



MIAMI DESIGN  
DISTRICT

09

BAY VIEWS



CITYSCAPE



DOWNTOWN  
MIAMI



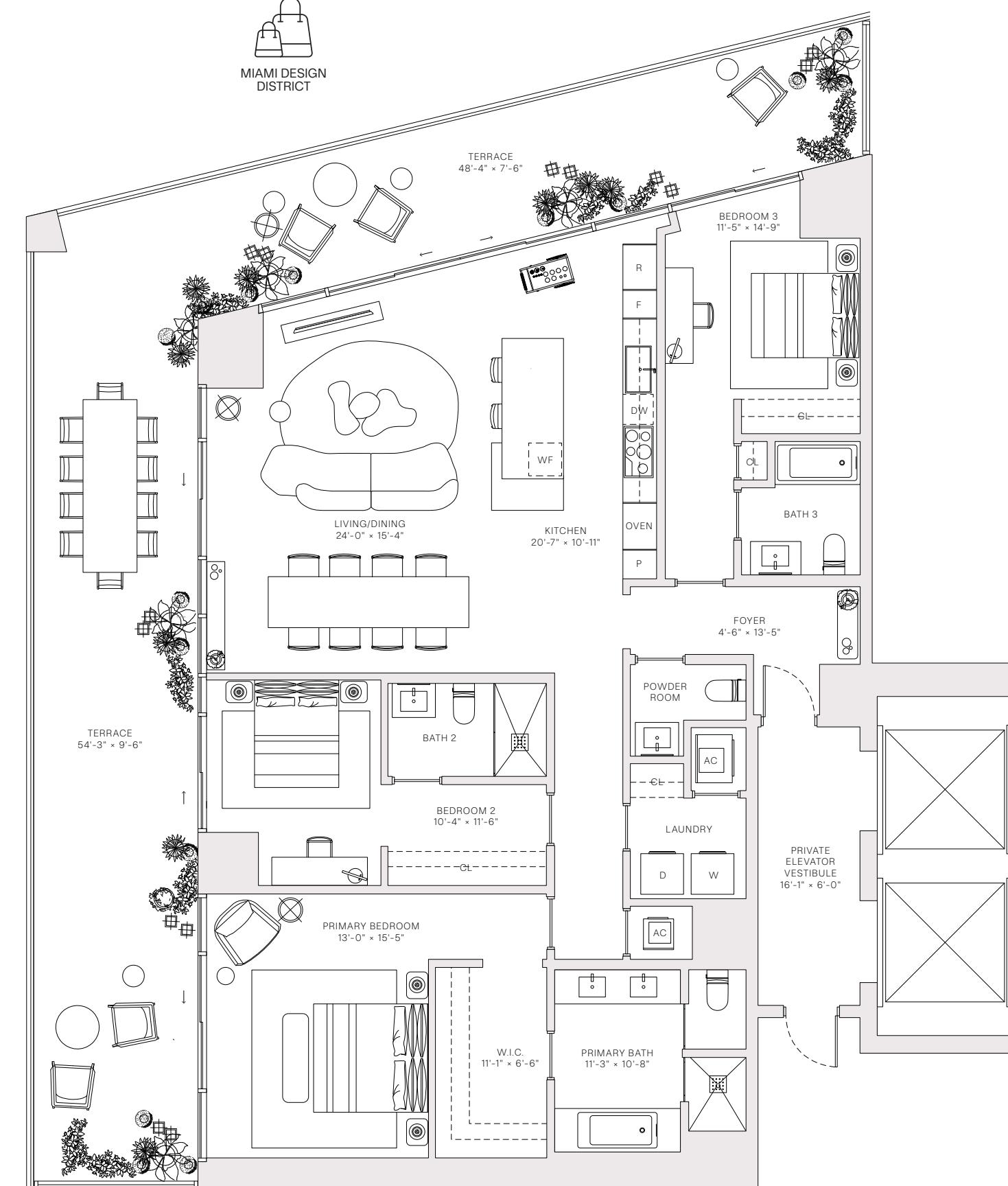
WYNWOOD



CITYSCAPE



MIAMI DESIGN  
DISTRICT



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