

PANORAMIC RESIDENCES  
**RESIDENCES 01**  
 LEVEL 18

5 BEDROOMS  
 5.5 BATHROOMS  
 FAMILY

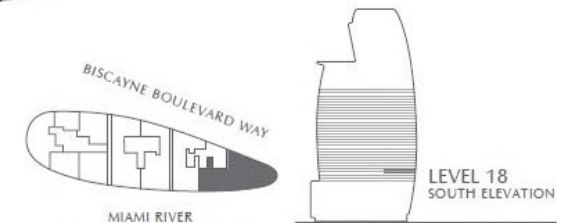
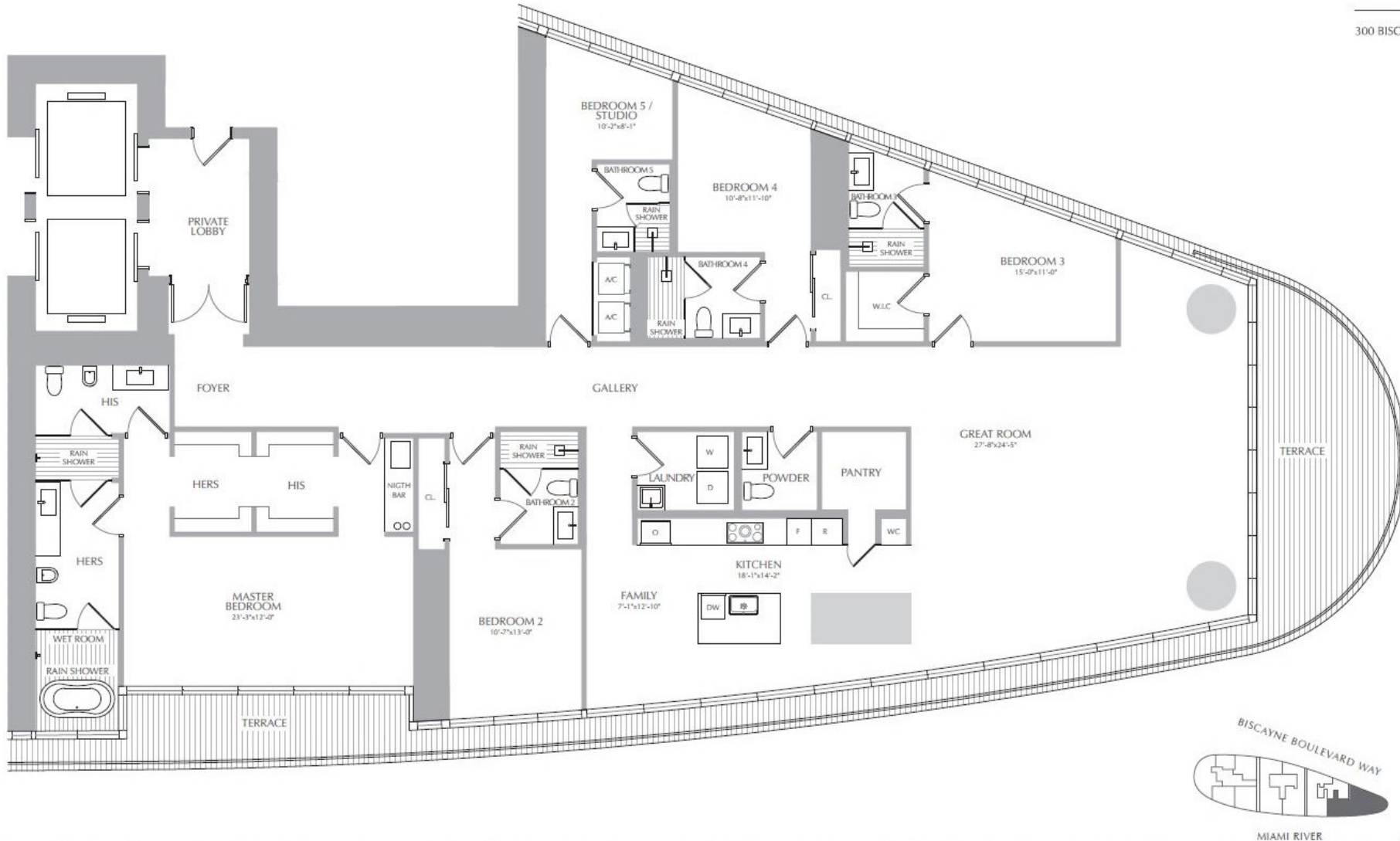
INTERIOR: 3,842 SQ. FT. 357 SQ. M.  
 EXTERIOR: 623 SQ. FT. 58 SQ. M.  
 TOTAL: 4,465 SQ. FT. 415 SQ. M.



ASTON MARTIN

RESIDENCES

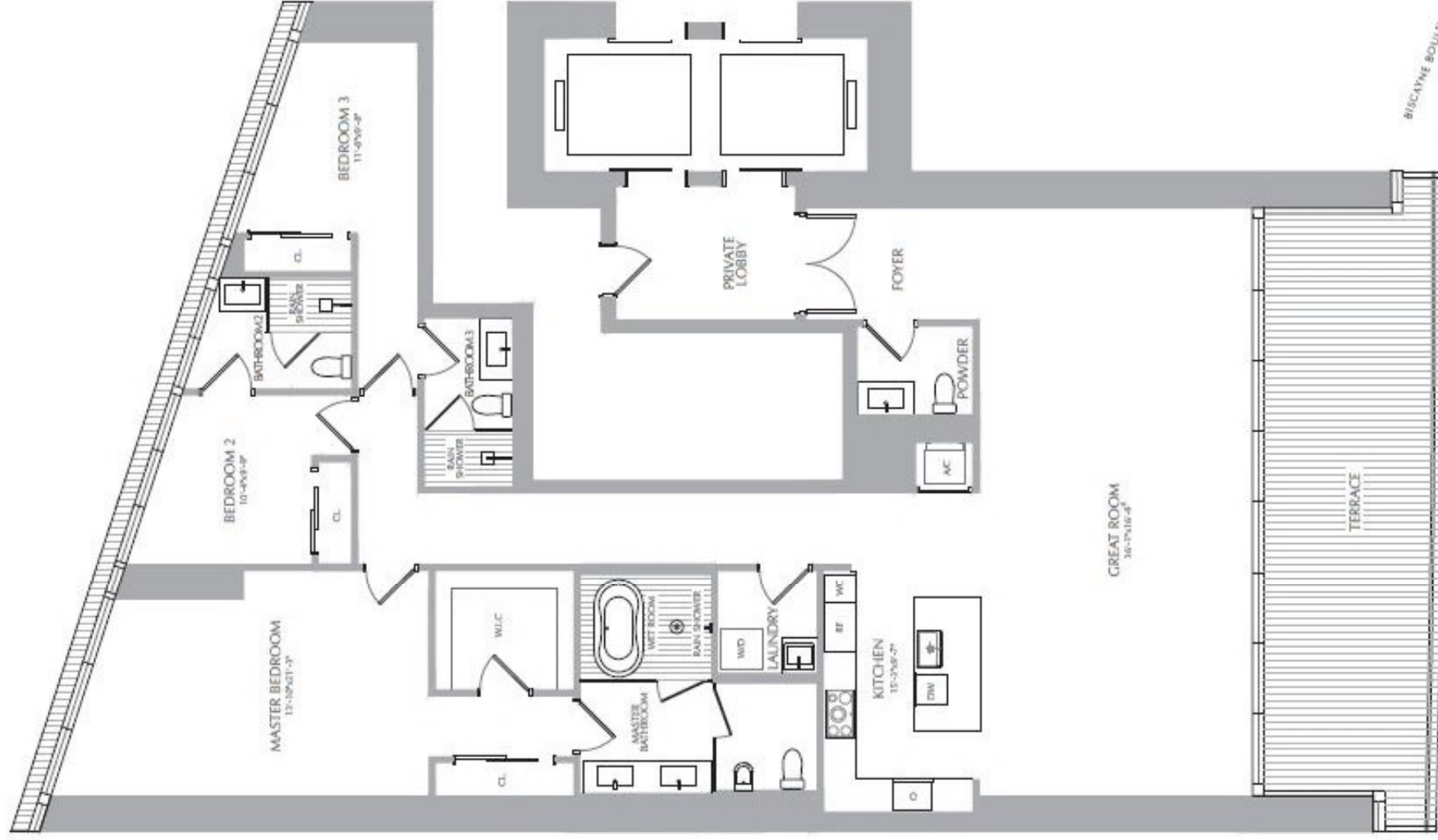
at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



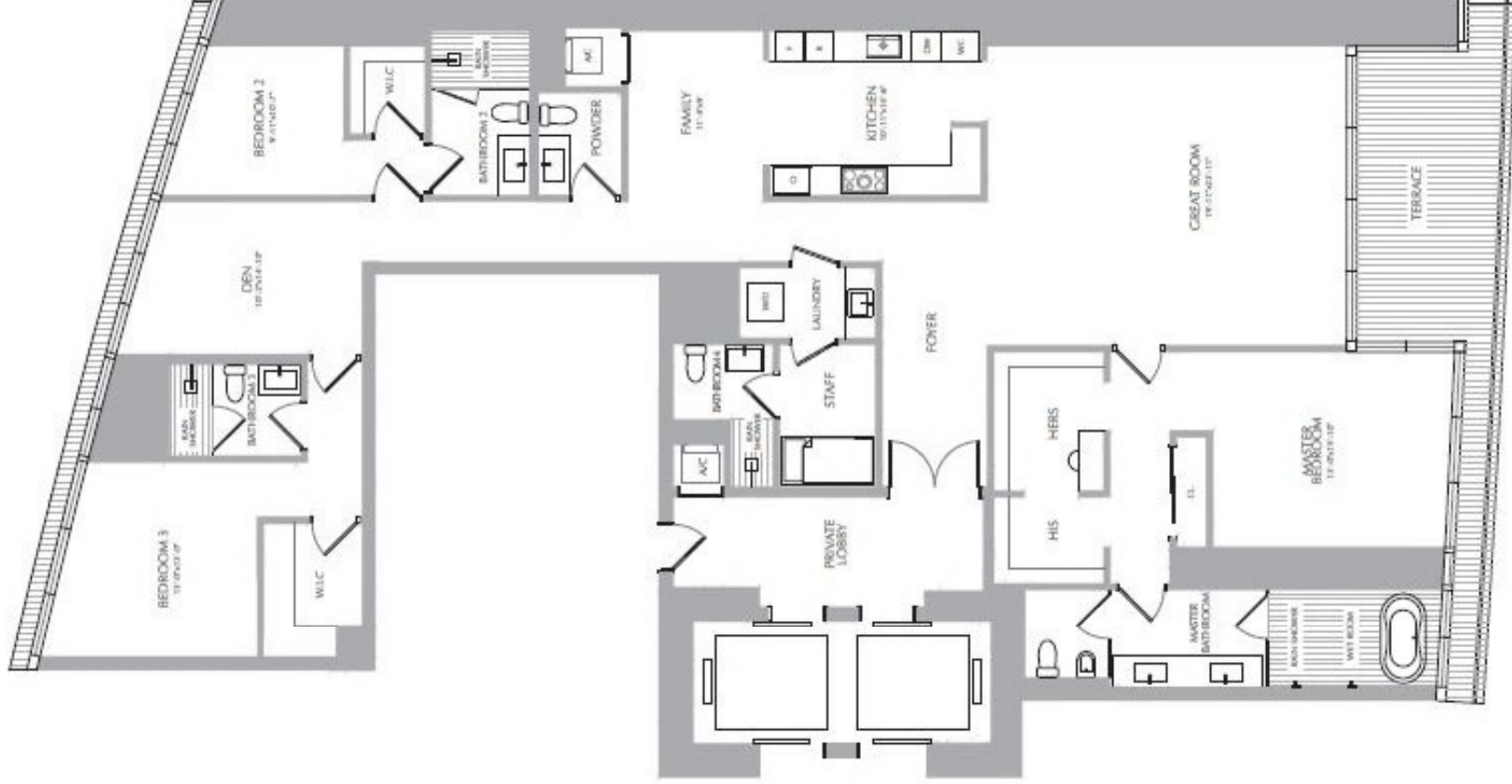
ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. THESE MATERIALS ARE 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. For your reference, the area of the unit, determined in accordance with these defined unit boundaries, is set forth in exhibit "3" to the declaration. 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. All depictions of appliances, counters, soffits, floor coverings and other matters of detail, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each unit.



## RESIDENCES

 41  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI
LEVEL 15  
SOUTH ELEVATION

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 719.509, 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 AND FOR THE CONDOMINIUM AND NO STATEMENTS SHALL BE BELIEVED UNLESS MADE IN THE PROSPECTUS OR IN THE WRITABLE 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 footage and dimensions are measured to the exterior walls and the centerline of interior bearing walls and in fact vary from 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 particular walls and includes 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. For your reference, the area of the unit, determined in accordance with these defined unit boundaries, is set forth in exhibit "G" to the declaration. 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 alcove 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. All appliances of appliances, counters, sinks, floor coverings and other matters of detail, including, without limitation, frame of finish and decoration, are conceptual only and are not necessarily included in each unit.



BISCAYNE BOULEVARD WAY

ASAHI RIVER

LEVEL 15  
SOUTH ELEVATION

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 749.509, 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 AND FOR THE CONDOMINIUM AND NO STATEMENTS SHALL 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 footage and dimensions are measured to the exterior walls and the centerline of interior opening 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 partition walls and excludes all interior structural components and other common elements. This method is generally used in sales markets and is provided to allow a prospective buyer to compare the units with units in other condominium projects that utilize the same method. For your reference, the area of the unit, determined in accordance with these defined unit boundaries, is set forth in exhibit "G" to the declaration. 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 alcoves 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. All appliances of appliances, counters, sinks, floor coverings and other matters of detail, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each unit.



PANORAMIC RESIDENCES  
RESIDENCES 04  
LEVEL 15

4 BEDROOMS  
5.5 BATHROOMS  
STAFF + FAMILY

INTERIOR: 3,470 SQ. FT. 322 SQ. M.  
EXTERIOR: 696 SQ. FT. 65 SQ. M.  
TOTAL: 4,166 SQ. FT. 387 SQ. M.



ASTON MARTIN

RESIDENCES

at  
300 BISCAYNE BOULEVARD WAY  
M.I.A.M.I.



LEVEL 15  
SOUTH ELEVATION

ALL 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 718.03, 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 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 footage and dimensions are measured to the exterior walls and the centerline of interior opening walls and in fact vary from the square footage and dimensions that would be determined by using the description and definition of the "Line" set forth in the declaration which generally only includes the interior surfaces between the permanent walls and includes all interior structural components and other common elements. The 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 but, unless the same method of measurement is used, the area of the unit, determined in accordance with those defined unit boundaries, is not likely to match the "G" in the declaration. Measurements of rooms set both on this floor plan are generally taken at the finished points of each other rooms (at the room into a perfect rectangle), without regard for any columns or windows. 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 approximate which will vary with actual construction, and all floor plans, specifications and other development parameters are subject to change and will not necessarily accurately reflect the final plans or specifications for the development. All depictions of appliances, counters, sinks, floor coverings and other fixtures of color, finishing, without finish and accessories, are conceptual only and are not necessarily intended to occur.

PANORAMIC RESIDENCES  
**RESIDENCES 05**  
 LEVEL 15

2 BEDROOMS  
 3.5 BATHROOMS  
 CONV. DEN

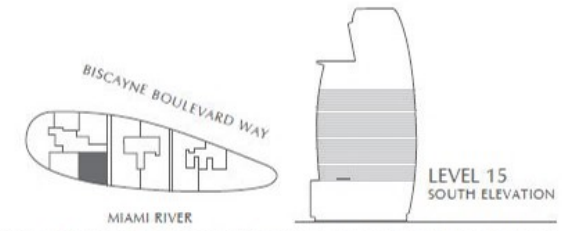
INTERIOR: 1,819 SQ. FT. 169 SQ. M.  
 EXTERIOR: 328 SQ. FT. 30 SQ. M.  
 TOTAL: 2,147 SQ. FT. 199 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



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PANORAMIC RESIDENCES  
**RESIDENCES 06**  
 LEVEL 16

1 BEDROOM  
 1.5 BATHROOMS

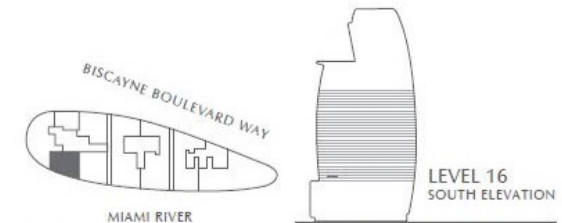
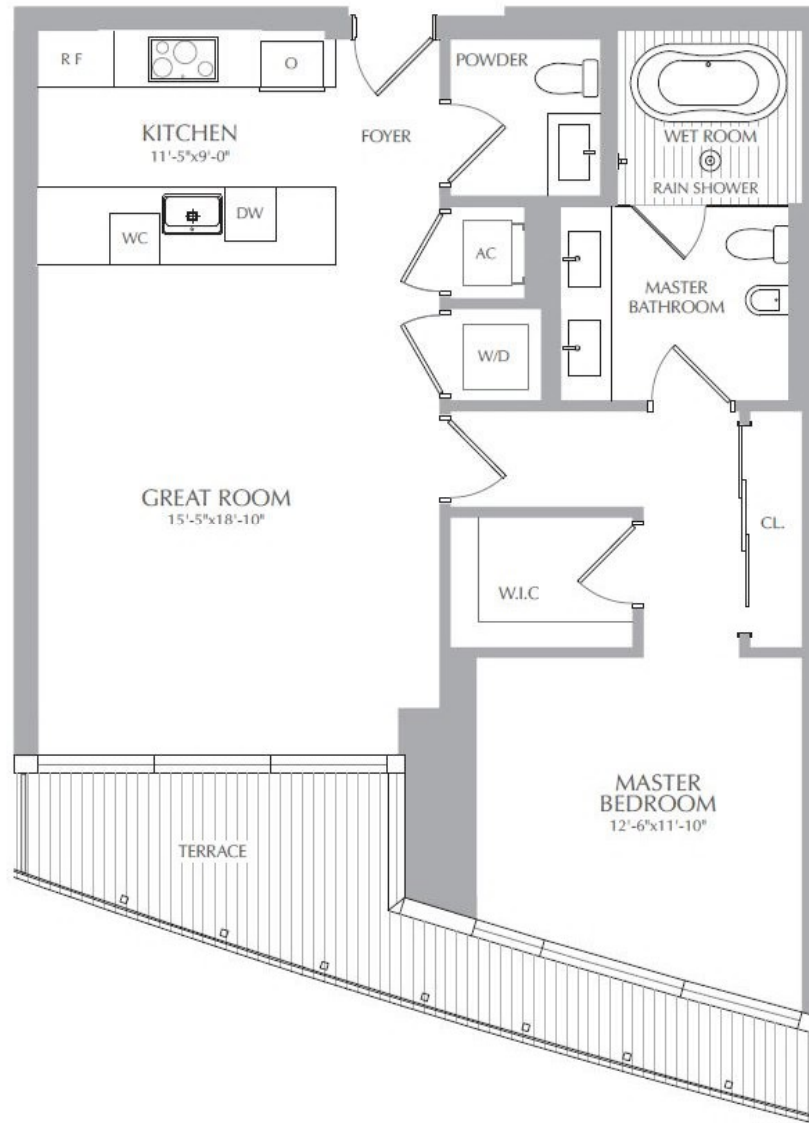
INTERIOR: 1,001 SQ. FT. 93 SQ. M.  
 EXTERIOR: 141 SQ. FT. 13 SQ. M.  
 TOTAL: 1,142 SQ. FT. 106 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



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PANORAMIC RESIDENCES  
**RESIDENCES 06**  
 LEVEL 23

2 BEDROOMS  
 2.5 BATHROOMS

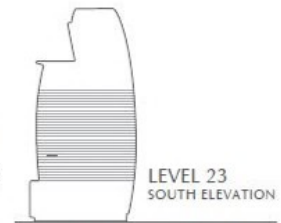
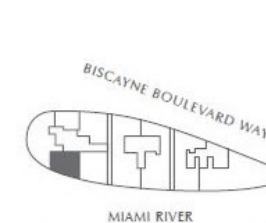
INTERIOR: 1,317 SQ. FT. 122 SQ. M.  
 EXTERIOR: 247 SQ. FT. 23 SQ. M.  
 TOTAL: 1,564 SQ. FT. 145 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



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PANORAMIC RESIDENCES  
**RESIDENCES 07**  
 LEVEL 16

2 BEDROOMS  
 3 BATHROOMS  
 FAMILY

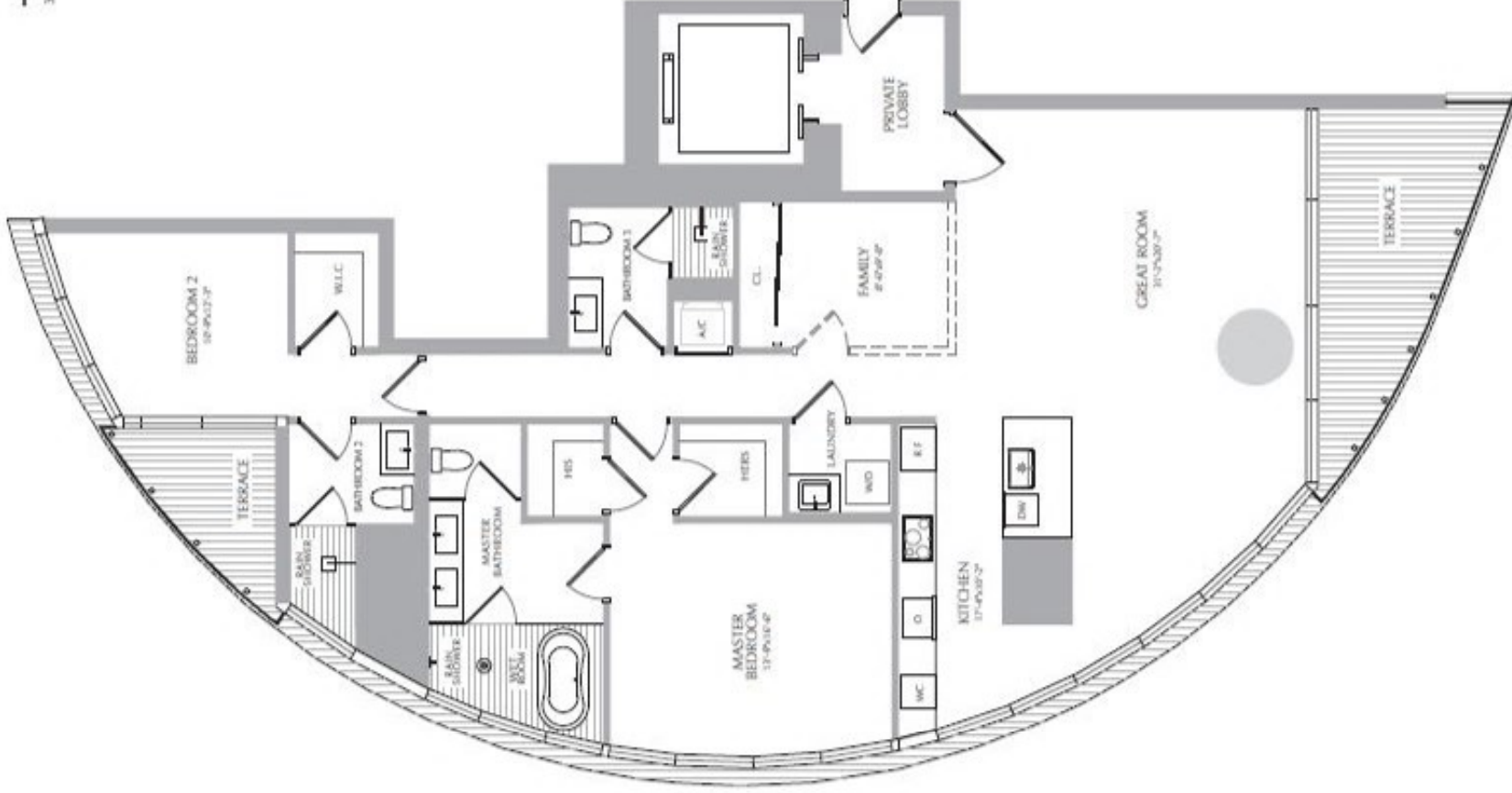
INTERIOR: 2,053 SQ. FT. 191 SQ. M.  
 EXTERIOR: 213 SQ. FT. 20 SQ. M.  
 TOTAL: 2,266 SQ. FT. 211 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 M.I.A.M.I.



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 718.509, 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 OFFER 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 footage and dimensions are measured to the exterior walls and the centerline of interior dividing walls and in fact vary from 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 partition walls and includes all interior structural components and other common elements. This method is generally used to make materials used in make materials and to provide to allow a prospective buyer to compare the units with other condominium projects that utilize the same method. For your reference, the area of the unit, as defined in accordance with these defined unit boundaries, is set forth in schedule "G" to the declaration. Measurements of rooms set forth on this floor plan are generally taken at the furthest points of each given room (ie if the room were a perfect rectangle, without regard for any alcove or vestibule). 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 to be developed. All depictions of appliances, counters, soffits, floor coverings and other matters of detail, including, without limitation, terms of finish and decoration, are conceptual only and are not necessarily included in each unit.



PANORAMIC RESIDENCES  
**RESIDENCES 07**  
 LEVEL 15

3 BEDROOMS  
 5.5 BATHROOMS  
 STAFF + FAMILY/ DEN

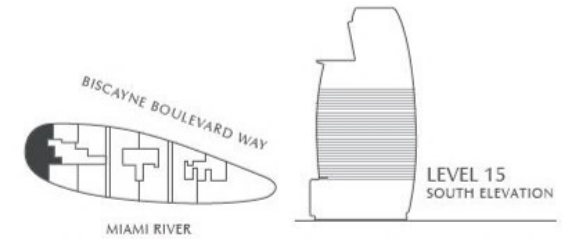
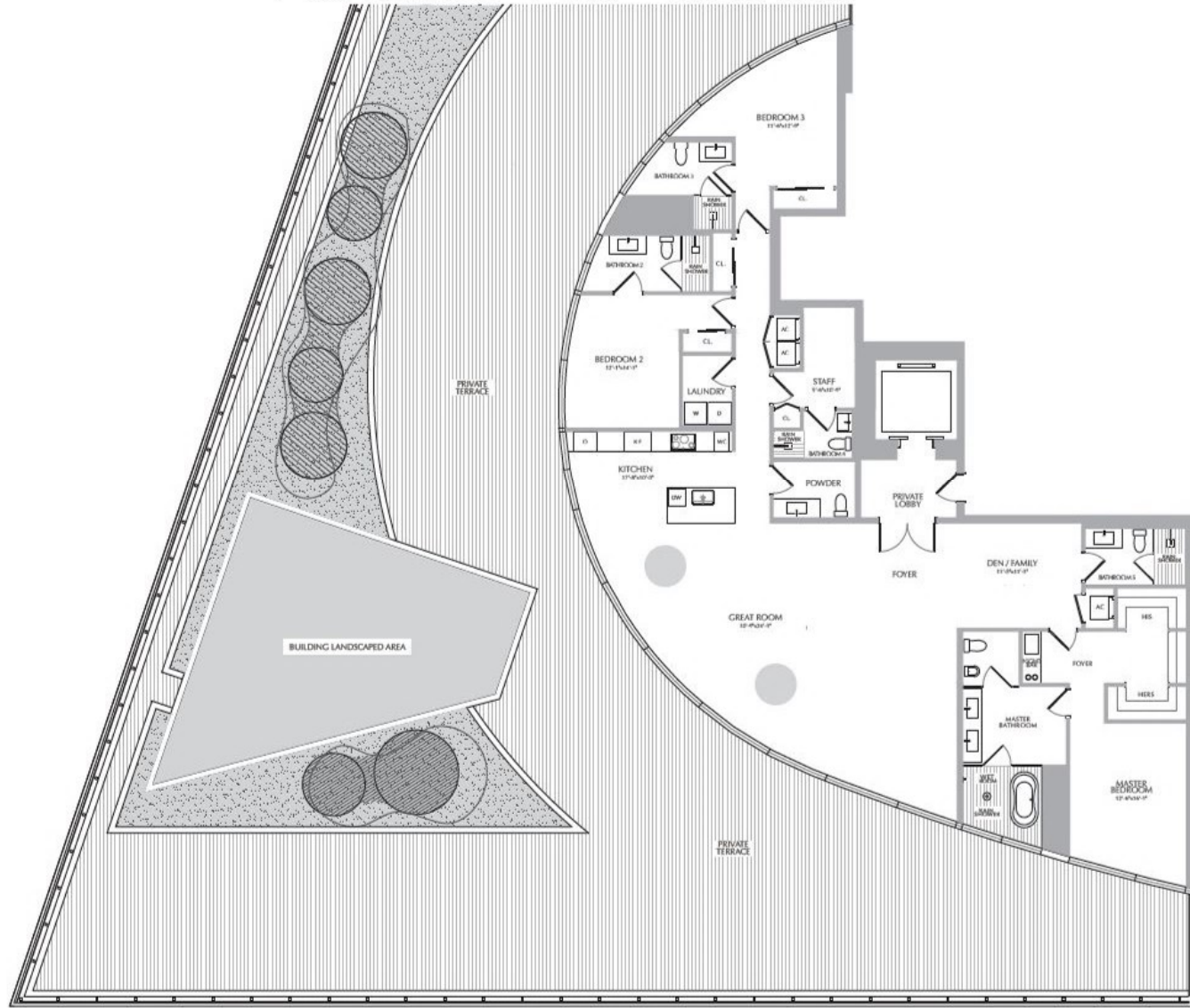
INTERIOR: 3,227 SQ. FT. 300 SQ. M.  
 EXTERIOR: 4,383 SQ. FT. 407 SQ. M.  
 TOTAL: 7,610 SQ. FT. 707 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI

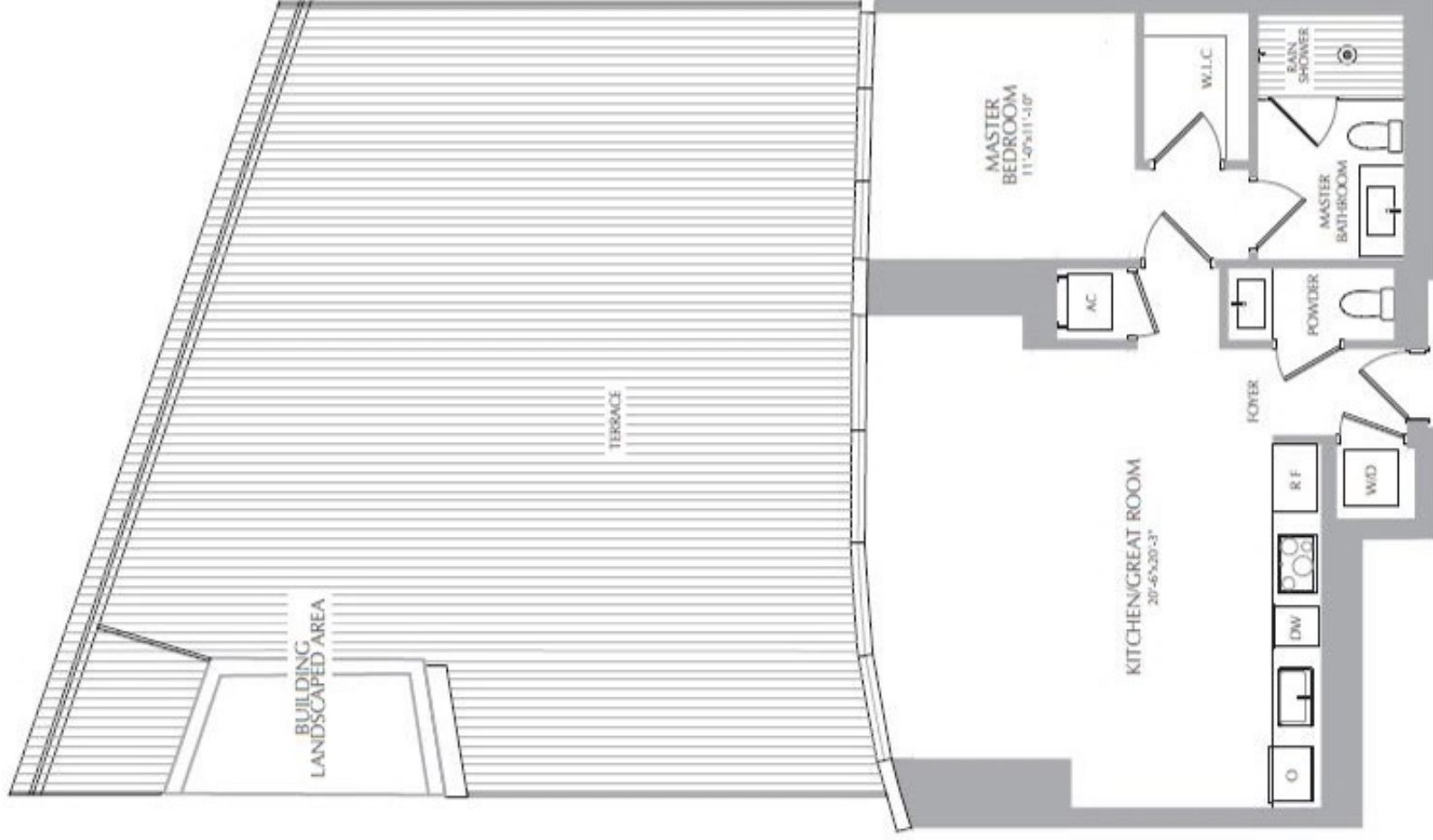


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ASTON MARTIN

RESIDENCES

300 BISCAYNE BOULEVARD WWY  
MIAMILEVEL 15  
FOYER ELEVATION

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 740.509, 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 (INCLUDING 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 SOLICITATIONAL 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 footage and dimensions are measured to the exterior corners of the exterior walls and the corners of interior closing walls and in fact vary from 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 include the interior spaces between the perimeter walls and enclosure of 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 allow the same method. For your reference, the area of the unit, determined in accordance with these defined unit boundaries, is set forth in exhibit "2" to the declaration. 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 alcoves 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 additive 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. All depictions of appliances, counters, walls, floor coverings and other materials of detail, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each unit.



## RESIDENCES

at  
300 BISCAYNE BOULEVARD WAY  
M.I.A.M.I.



LEVEL 15  
NORTH ELEVATION



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 PROVIDED BY SECTION 710.5(1) 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 (SEEING CIRCULAR) FOR THE CONDOMINIUM AND NO STATEMENTS SHOULD BE RELIED UPON UNLESS MADE IN THE PROSPECTUS OR IN THE WRITABLE 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 footage and dimensions are measured to the exterior outside of the exterior walls and the corners of interior ceiling 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. The method is generally used in sales materials and is provided to allow a prospective buyer to compare units with units in other condominium projects that utilize the same method. For your reference, the area of the unit, as determined in accordance with these defined unit boundaries, is set forth in exhibit "D" to the declaration. Measurements of rooms set forth on the floor plan are generally taken at the furthest points of each given room (ie if the room were a perfect rectangle), without regard for any alcoves 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 addresses 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. All appliances of appliances, counters, soffits, floor coverings and other materials of cabinet, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each unit.



RIVER RESIDENCES  
**RESIDENCES 01**  
 LEVEL 4

4 BEDROOMS  
 4.5 BATHROOMS  
 LIBRARY

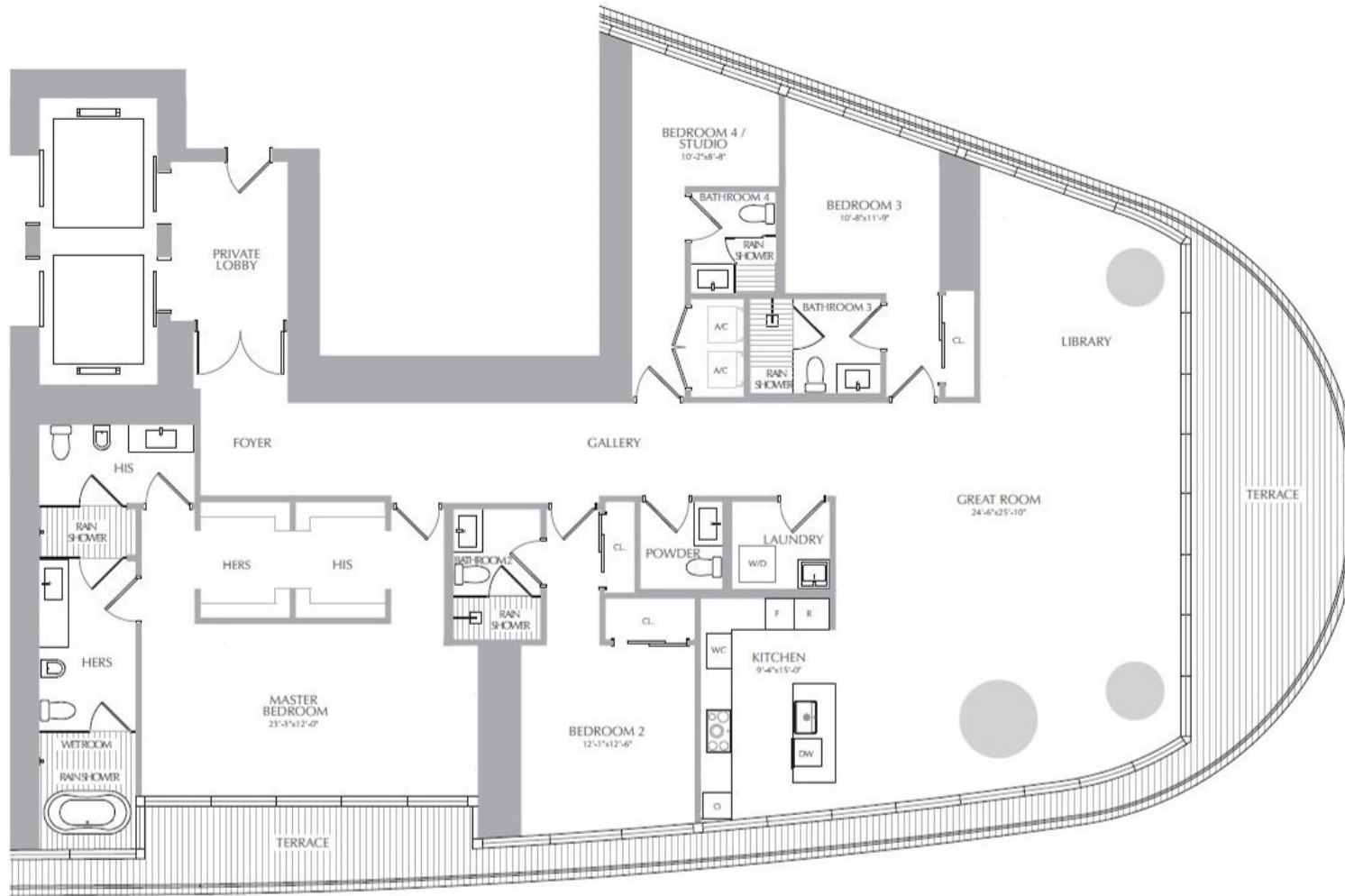
INTERIOR: 3,235 SQ. FT. 301 SQ. M.  
 EXTERIOR: 607 SQ. FT. 56 SQ. M.  
 TOTAL: 3,842 SQ. FT. 357 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



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RIVER RESIDENCES  
**RESIDENCES 03**  
 LEVEL 5

2 BEDROOMS  
 3 BATHROOMS  
 CONV. DEN

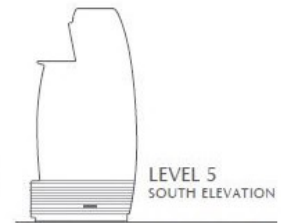
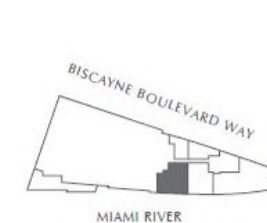
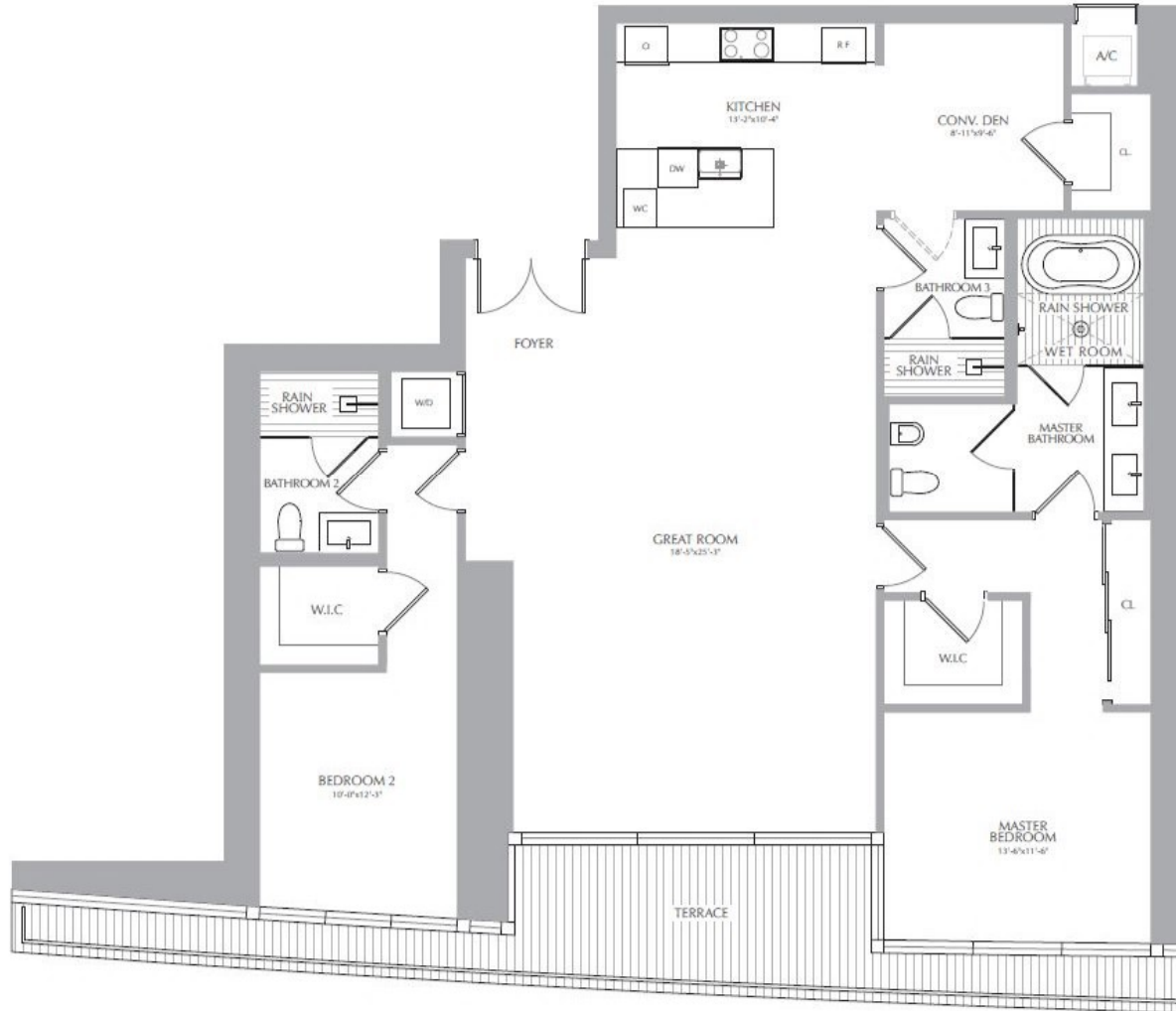
INTERIOR: 1,829 SQ. FT. 170 SQ. M.  
 EXTERIOR: 278 SQ. FT. 26 SQ. M.  
 TOTAL: 2,107 SQ. FT. 196 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



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RIVER RESIDENCES  
**RESIDENCES 05**  
 LEVEL 12

STUDIO  
 1 BATHROOM

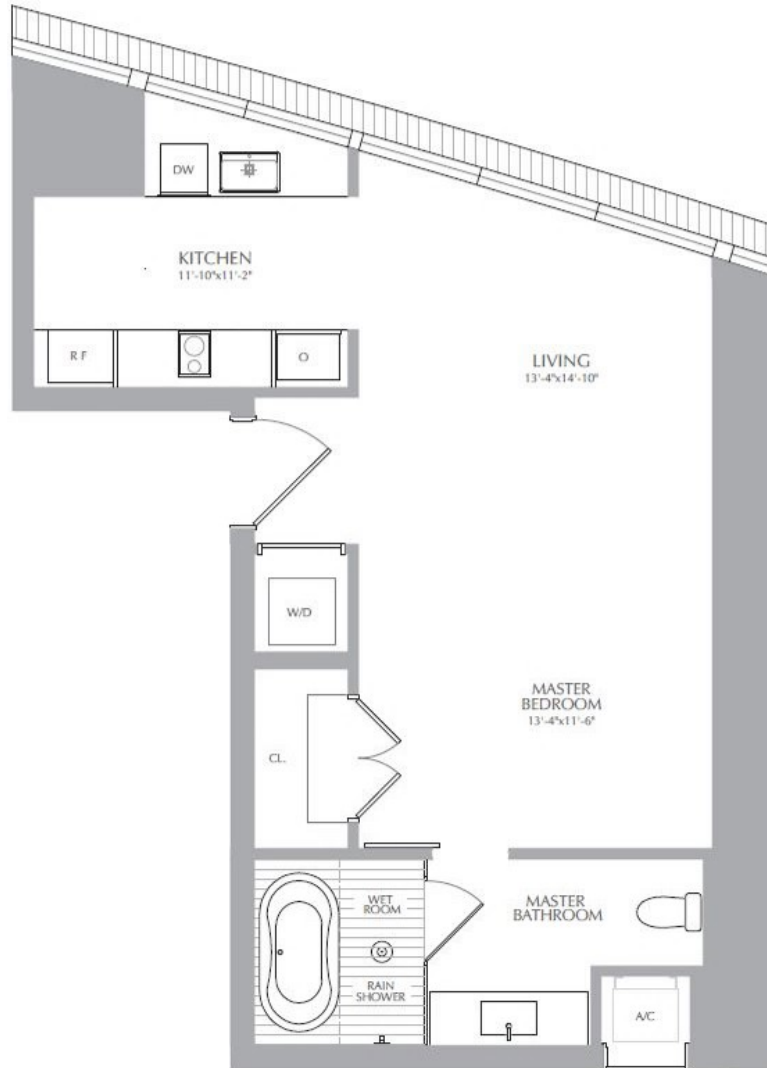
INTERIOR: 698 SQ. FT. 65 SQ. M.  
 EXTERIOR: 0 SQ. FT. 0 SQ. M.  
 TOTAL: 698 SQ. FT. 65 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



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SKY RESIDENCES  
**RESIDENCES 02**  
 LEVEL 46/47 DUPLEX

4 BEDROOMS  
 6 BATHROOMS  
 FAMILY + DEN + STAFF

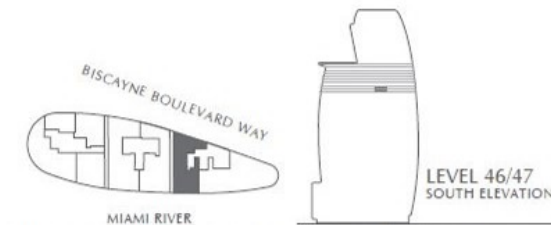
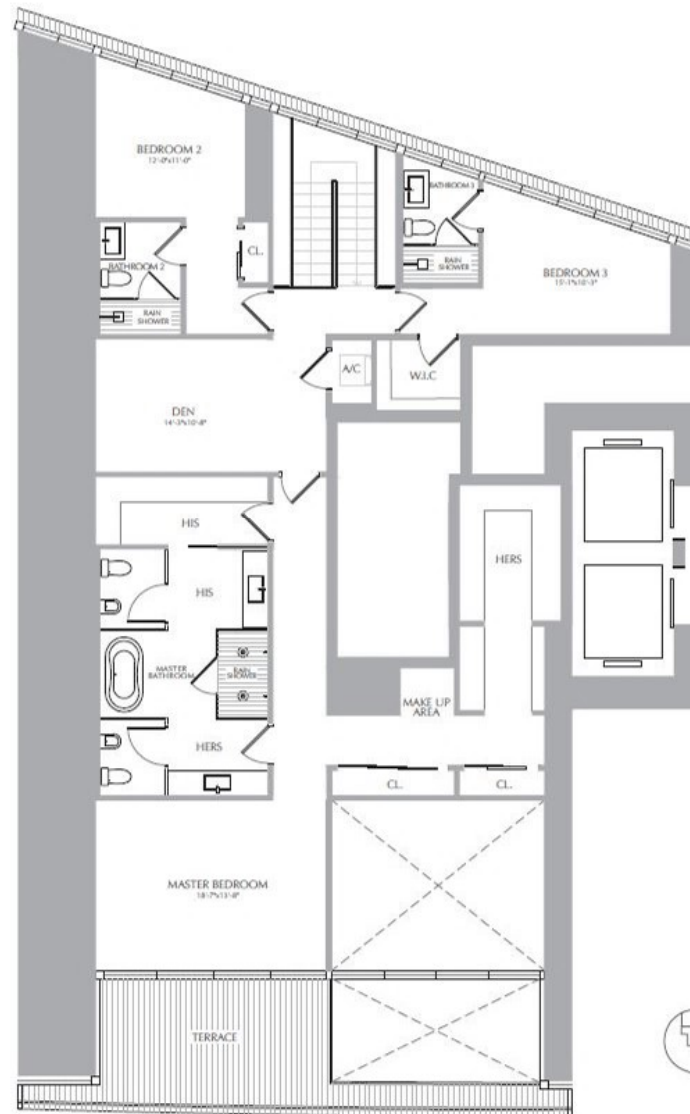
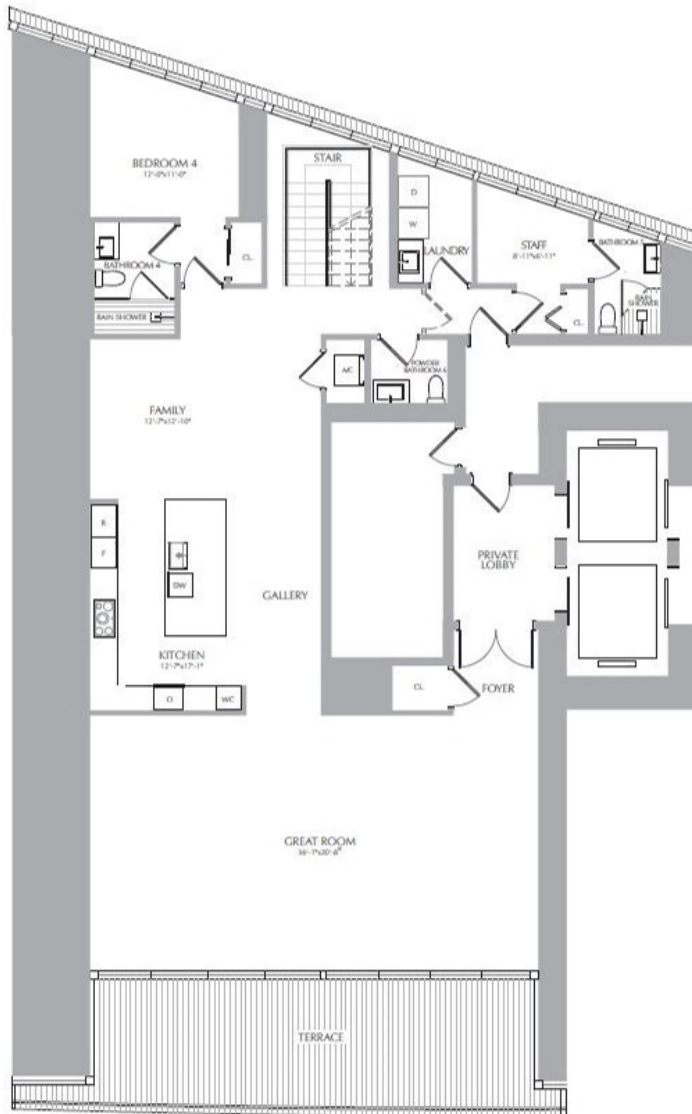
INTERIOR: 4,434 SQ. FT. 412 SQ. M.  
 EXTERIOR: 645 SQ. FT. 60 SQ. M.  
 TOTAL: 5,079 SQ. FT. 472 SQ. M.



ASTON MARTIN

RESIDENCES

at  
 300 BISCAYNE BOULEVARD WAY  
 MIAMI



LEVEL 46/47  
 SOUTH ELEVATION



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