



OCEANA
VILLAS

MANICURED LANDSCAPES,
ELEGANT INTERIORS, COMBINED
IN PERFECT HARMONY



YOUR FEATURES INCLUDE

Manicured landscaped lots, from 8,700 to 13,500 sqft

5,187 sqft (482 m2) interior space under AC in 2 floors

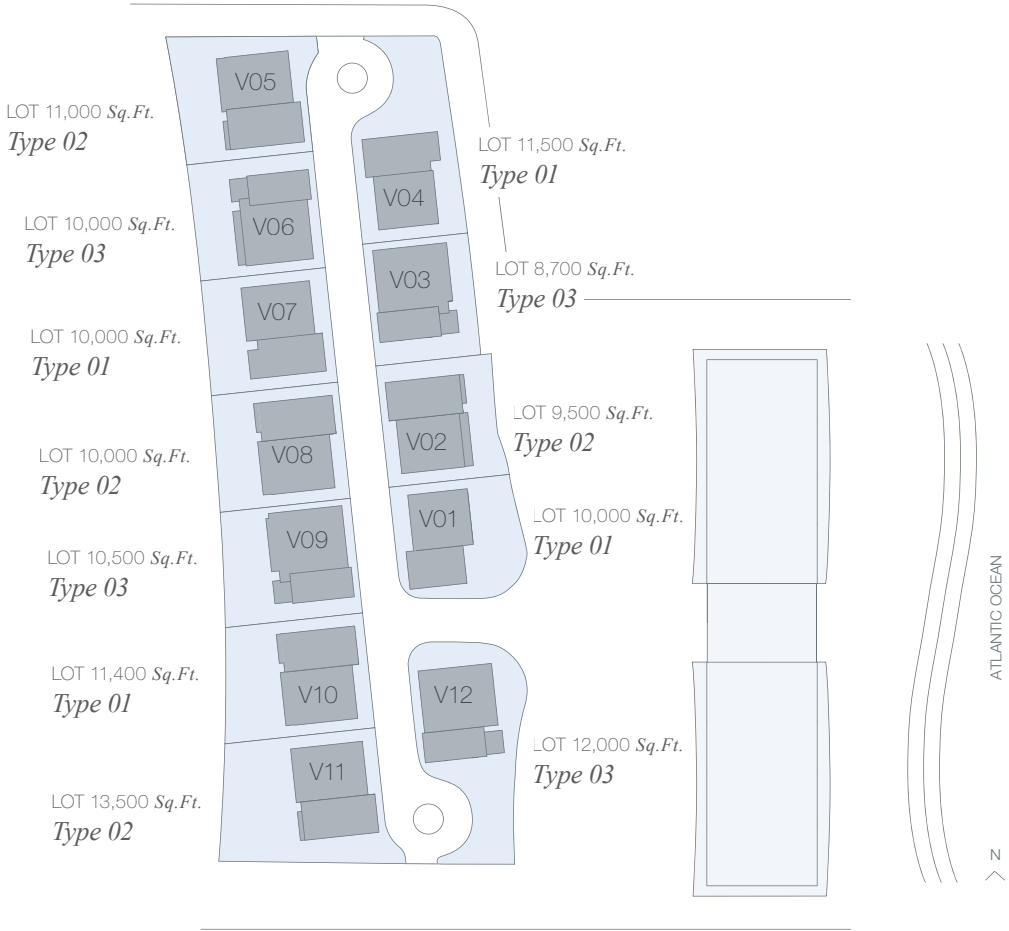
Oversized Master Bedroom / 4 additional Bedrooms

Private sundeck and heated pool

All services included (landscaping, pool service, insurance)



12 VILLAS AT OCEANA RESIDENCES



Type 01



Type 02



Type 03



VILLA

FIRST FLOOR

01st to 12th Villa

PRIVATE PARKING

RESIDENCE	2,649 sq. ft.	246 sq. mt.
TERRACE	1,636 sq. ft.	152 sq. mt.
Total 1st Floor	4,285 sq. ft.	398 sq. mt.
TOTAL 1st & 2nd Floor	5,187 sq. ft.	482 sq. mt.



Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the 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 interior structural components). For the square footage of the "Unit" calculated in the manner set forth in the Declaration, see Exhibit "3" to the Declaration. Additionally, measurements of rooms set forth on any floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate, and all floor plans and development plans are subject to change.

VILLA

SECOND FLOOR

01st to 12th Villa

RESIDENCE	2,538 sq. ft.	236 sq. mt.
BALCONY	374 sq. ft.	35 sq. mt.
Total 2nd Floor	2,912 sq. ft.	271 sq. mt.
TOTAL 1st & 2nd Floor	5,187 sq. ft.	482 sq. mt.



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