



ST REGIS
 BAHIA MAR ♦ FORT LAUDERDALE
 THE RESIDENCES

**TOWER 1
 RESIDENCE 04**

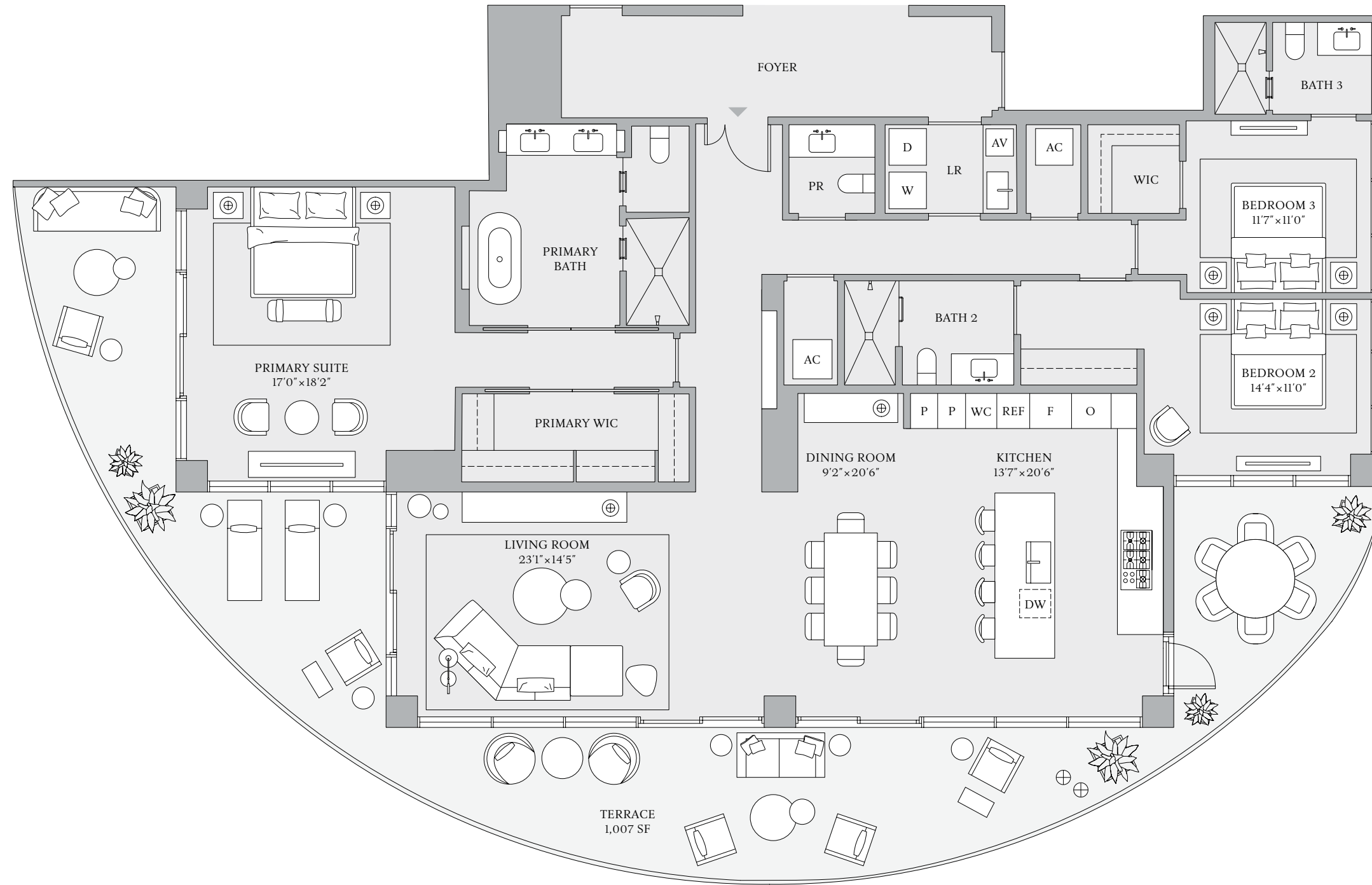
FLOORS 3-23

3 BEDROOMS
 3 BATHROOMS
 POWDER ROOM

INTERIOR
 2,766 SF | 257 SQM

EXTERIOR
 1,007 SF | 94 SQM

TOTAL
 3,773 SF | 351 SQM



INTRACOASTAL WATERWAY



HOTEL
 TOWER 1
 ATLANTIC OCEAN

The dimensions stated for any depicted unit floor plan are approximate because there are various recognized methods for calculating the square footage of a unit. The square footage stated herein is calculated from the exterior boundaries of the exterior walls to the centerline of interior demising walls without deductions for cutouts, curves, or architectural features. This method results in quoted dimensions greater than the dimensions that would be determined by using other accepted methods. The definition of "Unit" and the calculation method to be relied upon is set forth by the Developer in the Developer's Prospectus. The method set forth in the Developer's Prospectus is another commonly accepted method of calculation, but it will result in a square footage calculation that is less than the method used here. The illustrated layout, locations of windows, doors, closets, plumbing fixtures, mechanical equipment, appliances, structural elements, architectural elements, and the uses, configurations, and entries to rooms are conceptual and may change based on final approved plans, permitting, and completed construction. The illustrated furniture and the uses of space are suggested uses only and are not intended to represent or guarantee any specific use of space or accommodation of specific furnishings. Furnishings, design features, fixtures, and décor illustrated are not included with a unit purchase. Consult the Developer's Prospectus to understand what is offered with the purchase and the calculation of the unit square footage and dimensions to be relied upon. 2026 © by PRH/TRR BM Tower 1, LLC, with all rights reserved. ®