



THE RITZ-CARLTON RESIDENCES
SOUTH BEACH

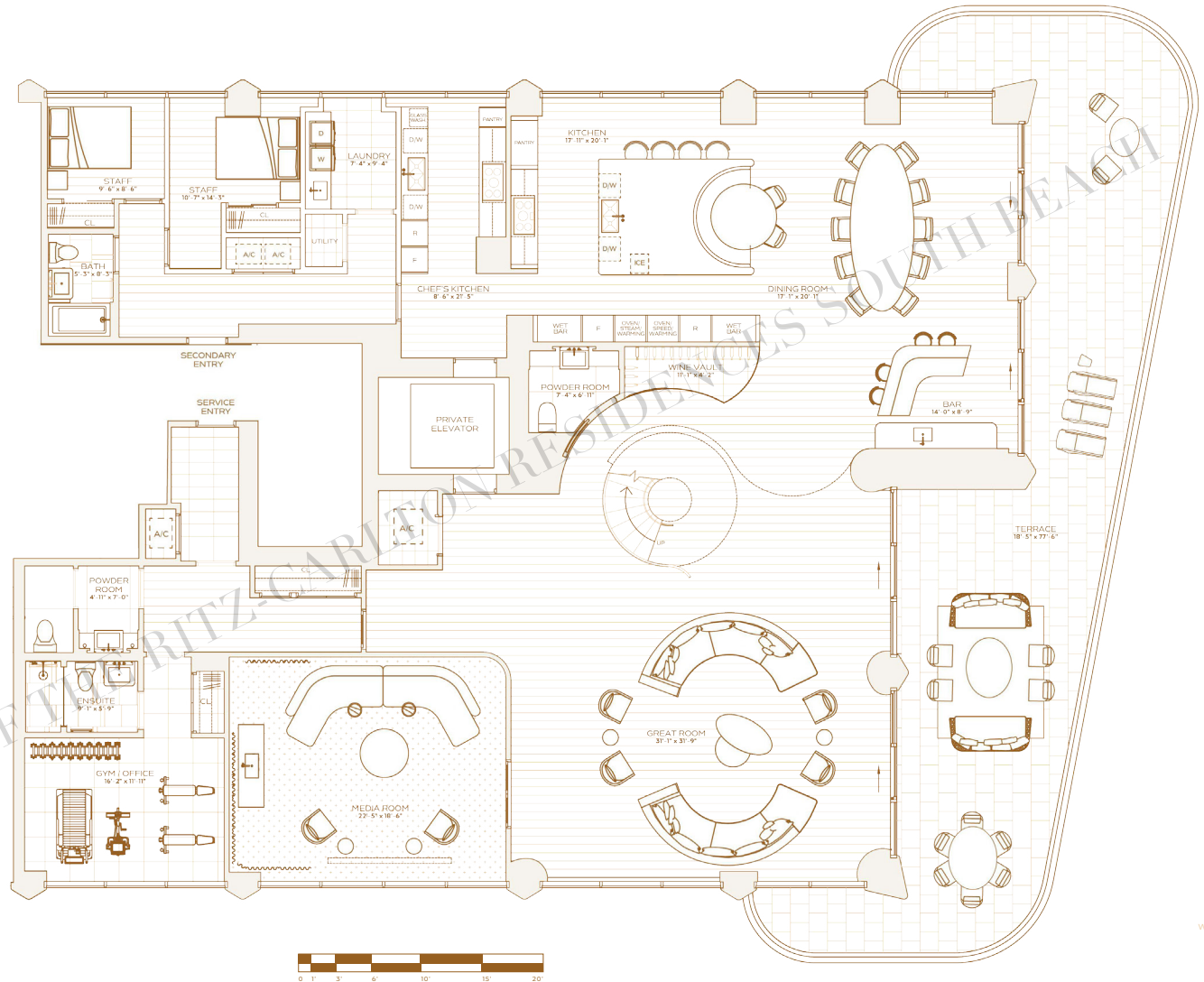
PENTHOUSE A LEVEL 17 LOWER FLOOR

SEVEN BEDROOMS
EIGHT BATHROOMS
TWO POWDER ROOMS

INTERIOR
8,104 SQ. FT. / 753 SQ. M.

EXTERIOR
5,187 SQ. FT. / 482 SQ. M.

TOTAL
13,291 SQ. FT. / 1,235 SQ. M.



OCEAN







THE RITZ-CARLTON RESIDENCES
SOUTH BEACH

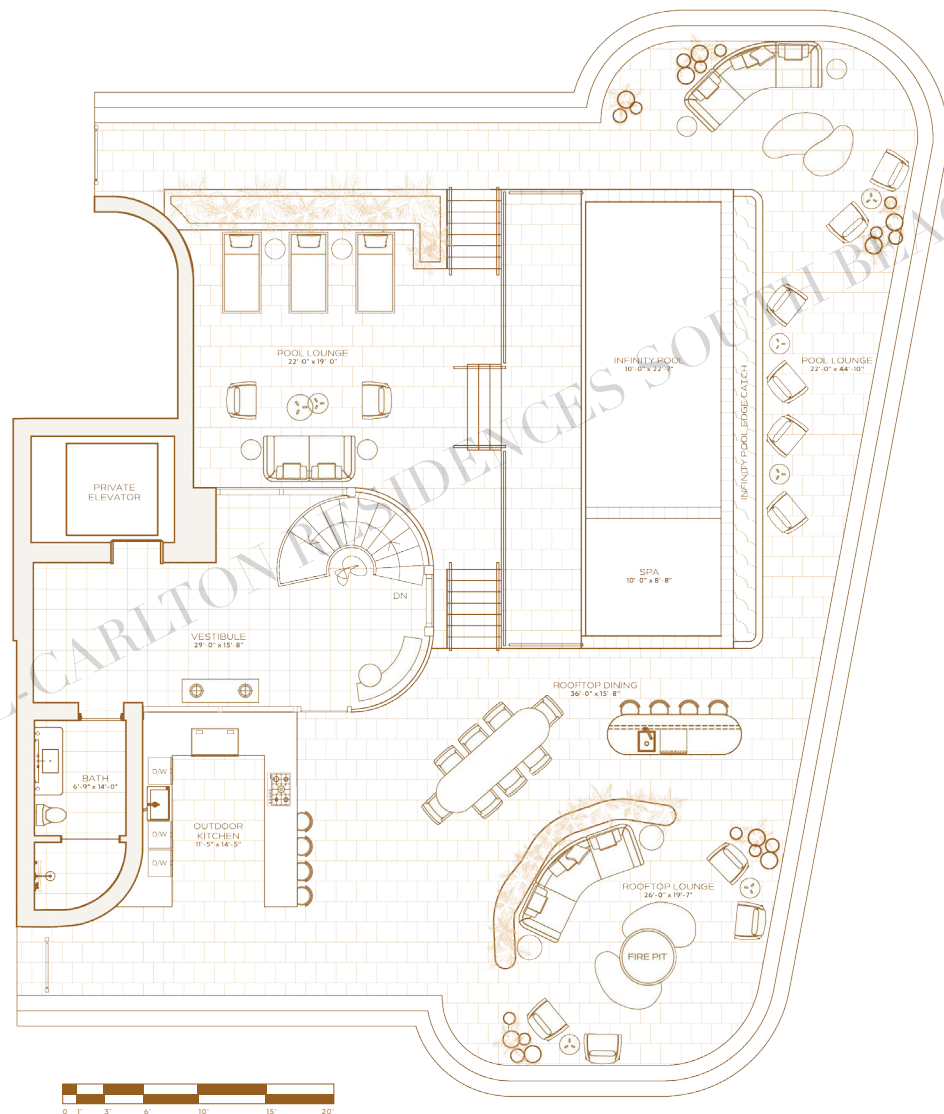
PENTHOUSE A LEVEL 19 ROOFTOP

SEVEN BEDROOMS
EIGHT BATHROOMS
TWO POWDER ROOMS

INTERIOR
8,104 SQ. FT. / 753 SQ. M

EXTERIOR
5,187 SQ. FT. / 482 SQ. M

TOTAL
13,291 SQ. FT. / 1,235 SQ. M



OCEAN



THE RITZ-CARLTON RESIDENCES, SOUTH BEACH ARE NOT OWNED, DEVELOPED OR SOLD BY THE RITZ-CARLTON HOTEL COMPANY, L.L.C. OR ITS AFFILIATES. THE RITZ-CARLTON, SOME SKY DEVELOPMENT, L.L.C. IS THE RITZ-CARLTON MARKS UNDER LICENSE FROM THE RITZ-CARLTON, WHICH HAS NOT CONFIRMED THE ACCURACY OF ANY OF THE STATEMENTS OR REPRESENTATIONS MADE HEREIN. STATIONED INTERIOR SQUARE FOOTAGE IS MEASURED TO THE EXTERIOR FACE OF EXTERIOR WALLS AND TO THE CENTERLINE OF INTERIOR DOOR SWINGS OR TO THE EXTERIOR FACE OF WALLS ADJOINING CORRIDORS OR OTHER COMMON ELEMENTS OR SHARED FACILITIES WITHOUT EXCLUDING AREAS THAT MAY BE OCCUPIED BY COLUMNS OR OTHER STRUCTURAL COMPONENTS. THE EXTERIOR SQUARE FOOTAGE IS MEASURED TO THE EXTERIOR FACE OF EXTERIOR WALLS AND TO THE CENTERLINE OF EXTERIOR DOOR SWINGS OR TO THE EXTERIOR FACE OF WALLS ADJOINING CORRIDORS OR OTHER COMMON ELEMENTS OR SHARED FACILITIES WITHOUT EXCLUDING AREAS THAT MAY BE OCCUPIED BY COLUMNS OR OTHER STRUCTURAL COMPONENTS. THE AREA OF THE UNIT DETERMINED IN ACCORDANCE WITH THE UNIT SQUARE FEET SET FORTH IN THE DECLARATION IS SET FORTH IN EXHIBIT 5. TO THE DECLARATION, ALL DIMENSIONS ARE APPROXIMATE AND MAY VARY WITH ACTUAL CONSTRUCTION. NOTE THAT MEASUREMENTS OF ROOMS SET FORTH ON THE FLOOR PLAN ARE GENERALLY TAKEN AT THE GREATEST POINTS OF EACH GIVEN ROOM. AS THE ROOF HEREIN IS A PERFECT RECTANGLE WITHOUT RECESSES OR ANY OUTSTANDING PARTS, ACCORDINGLY, THE AREA OF THE ACTUAL ROOF WILL TYPICALLY BE SMALLER THAN THE PRODUCT OBTAINED BY MULTIPLYING THE STATED LENGTH TIMES THE STATED WIDTH. THE DEVELOPER DOES NOT WARRANT THE RIGHT TO MAKE MODIFICATIONS, REVISIONS, AND CHANGES IT DEEMS DESIRABLE IN ITS SOLE AND ABSOLUTE DISCRETION. ALL DEPICTIONS OF FURNISHINGS, APPLIANCES, BUILT-IN CASES, COUNTERS, SINKS, FLOORS, CEILING LIGHTING, LANDSCAPING AND OTHER MATTERS OF DETAIL, INCLUDING, WITHOUT LIMITATION, ITEMS OF FINISH AND DECORATION, ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. CONSULT YOUR PROSPECTUS AND PURCHASE AGREEMENT.