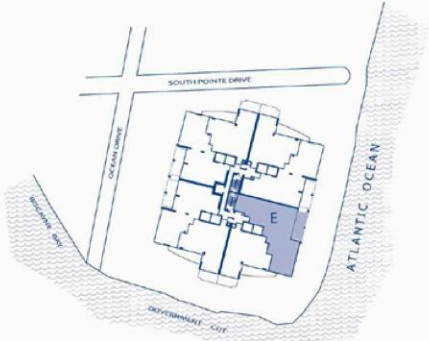




A/C LIVING AREA	2,264 SQ. FT.	210.3 M ²
BALCONY	252 SQ. FT.	23.4 M ²
TOTAL	2,516 SQ. FT.	233.7 M ²



CONTINUUM
ON SOUTH BEACH



RESIDENCE
LEVELS 7-8

2 BEDROOMS W/DEN
3 1/2 BATHS

ORAL REPRESENTATION
BROCHURE

BY THE PROSPECTUS FOR THE CONDOMINIUM UNITS IN STATES WHERE SUCH OFFER OR SOLICITATION CANNOT BE MADE. PRICES, PLANS AND SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE. OBTAIN THE PROPERTY REPORT REQUIRED BY FEDERAL LAW AND READ IT BEFORE SIGNING ANYTHING. NO FEDERAL AGENCY HAS JURISDICTION OF THE MERITS OR VALUE OF ANY OF THIS PROPERTY. WE ARE PLEASED TO THE LETTER AND SPIRIT OF THE U.S. POLICY FOR ACHIEVEMENT OF EQUAL HOUSING OPPORTUNITY THROUGHOUT THE NATION. WE ENCOURAGE AND SUPPORT AN AFFIRMATIVE ADVERTISING AND MARKETING PROGRAM IN WHICH THERE ARE NO BARRIERS TO OBTAINING HOUSING BECAUSE OF RACE, COLOR, RELIGION, SEX, PARENTAL FAMILY STATUS OR NATIONAL ORIGIN. ALL DIMENSIONS ARE APPROXIMATE AND SUBJECT TO CHANGE IN ACCORDANCE WITH THIS AGREEMENT FOR SALE.

STATED DIMENSIONS ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND THE CENTERLINE OF INTERIOR DIVIDING WALLS AND IN FACT VARY FROM THE DIMENSIONS THAT WOULD BE DETERMINED BY USING THE DESCRIPTION AND LOCATION OF THE "FLOOR" SET FORTH IN THE DECLARATION (WHICH GENERALLY ONLY INCLUDES THE INTERIOR FINISHES BETWEEN THE PERIMETER WALLS AND EXCLUSIVE INTERIOR STRUCTURAL COMPONENTS). 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 OUTLETS. 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. CEILING HEIGHTS REFERENCED HEREIN WERE MEASURED FROM THE TOP OF THE LOWER FLOOR SLAB TO THE TOP OF THE UPPER FLOOR SLAB AND INCLUDES THOSE AREAS UNDER ANY SKYLIGHT, MOLDINGS, UNDER HANGAR SUSPENDED CEILINGS AND/OR LIGHT FIXTURES MERELY INSTALLED. AS SUCH, THE REFERENCED CEILING HEIGHTS MAY NOT REPRESENT ACTUAL CEILING CLEARANCE.