



INTRACOASTAL WATERWAY

RESIDENCE FEATURES

- Two, Three and Four-Bedroom + Den Residences from 1,710 to 4,660 SF
- Panoramic views with all corner residences
- Private residential foyer with semi-private elevators
- Spacious floor plans featuring central Den
- Ceiling heights up to 10' feet
- Floor-to-ceiling glass windows and sliding glass terrace doors
- Expansive private terraces with glass railings highlighting ocean or city views
- Crestron / Lutron lighting systems
- European solid wood doors
- European custom cabinetry in closets, bathrooms and laundry room
- Spacious walk-in closets
- Full-size laundry room with washer and dryer
- Pre-wired for custom window treatments
- Finished residences include European stone floors

KITCHEN

- Gourmet designer-kitchens with designer quartz countertops
- Select residences with summer kitchens featuring electric grill and beverage center

APPLIANCE PACKAGE

- Stainless Sub-Zero and Wolf appliances including: steam oven, induction cooktop, dishwasher, ventilation range hood, paneled refrigerator and freezer, and under-counter wine cooler

BATHROOM

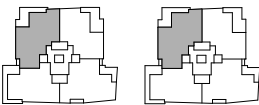
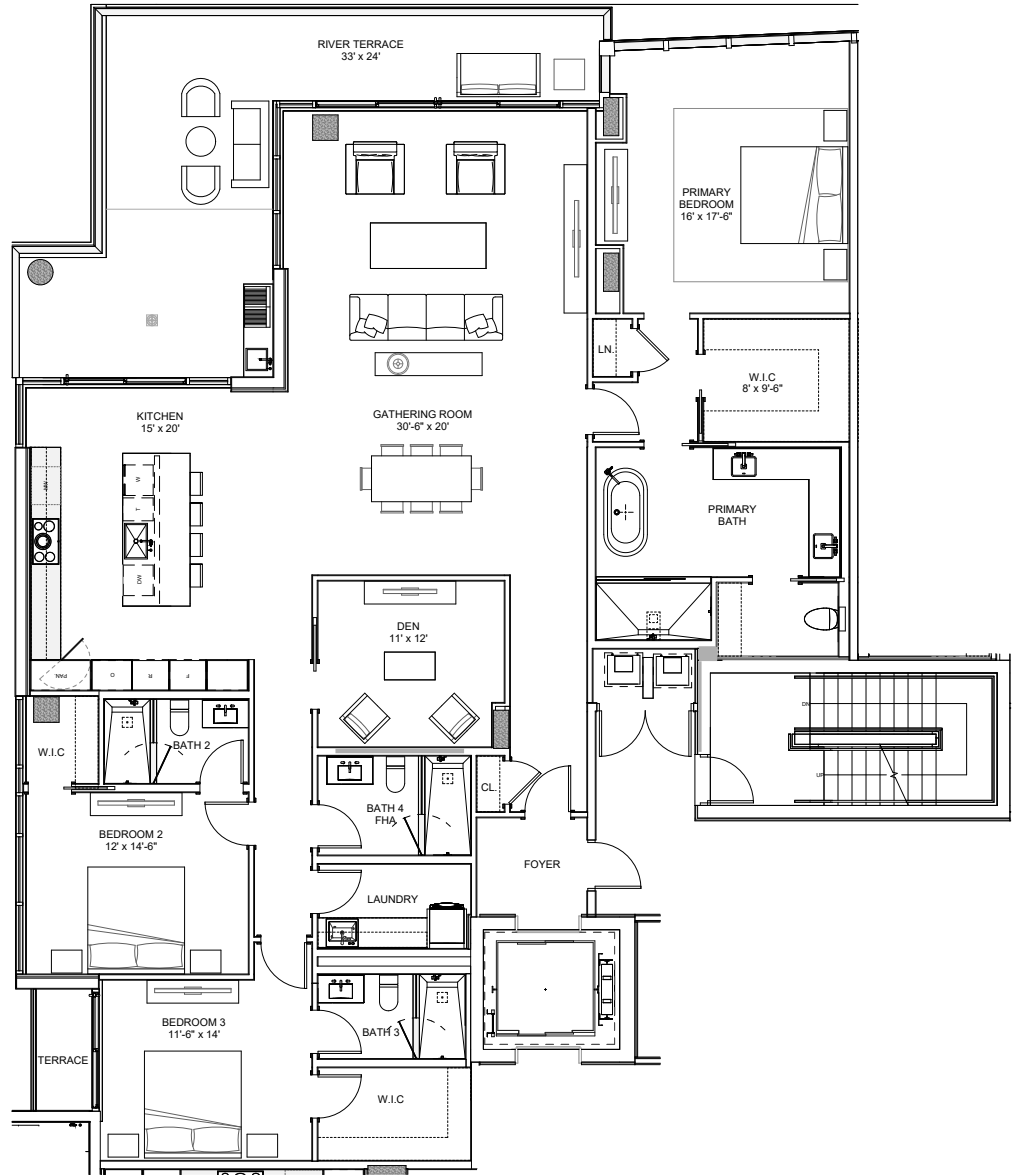
- Luxurious primary bath with double vanity and stone finishes
- Spacious shower and modern freestanding bathtub

ADDITIONS

- Private enclosed 2-car garage
- Private cabana located on the pool deck level
- Private storage space

OWNER BENEFITS WITH MARRIOTT INTERNATIONAL

- Residence owners enjoy exclusive privileges and access to all Marriott International Hotels and resorts around the globe, including EDITION, The Ritz-Carlton, St. Regis, W Hotels, The Luxury Collection, and JW Marriott properties.



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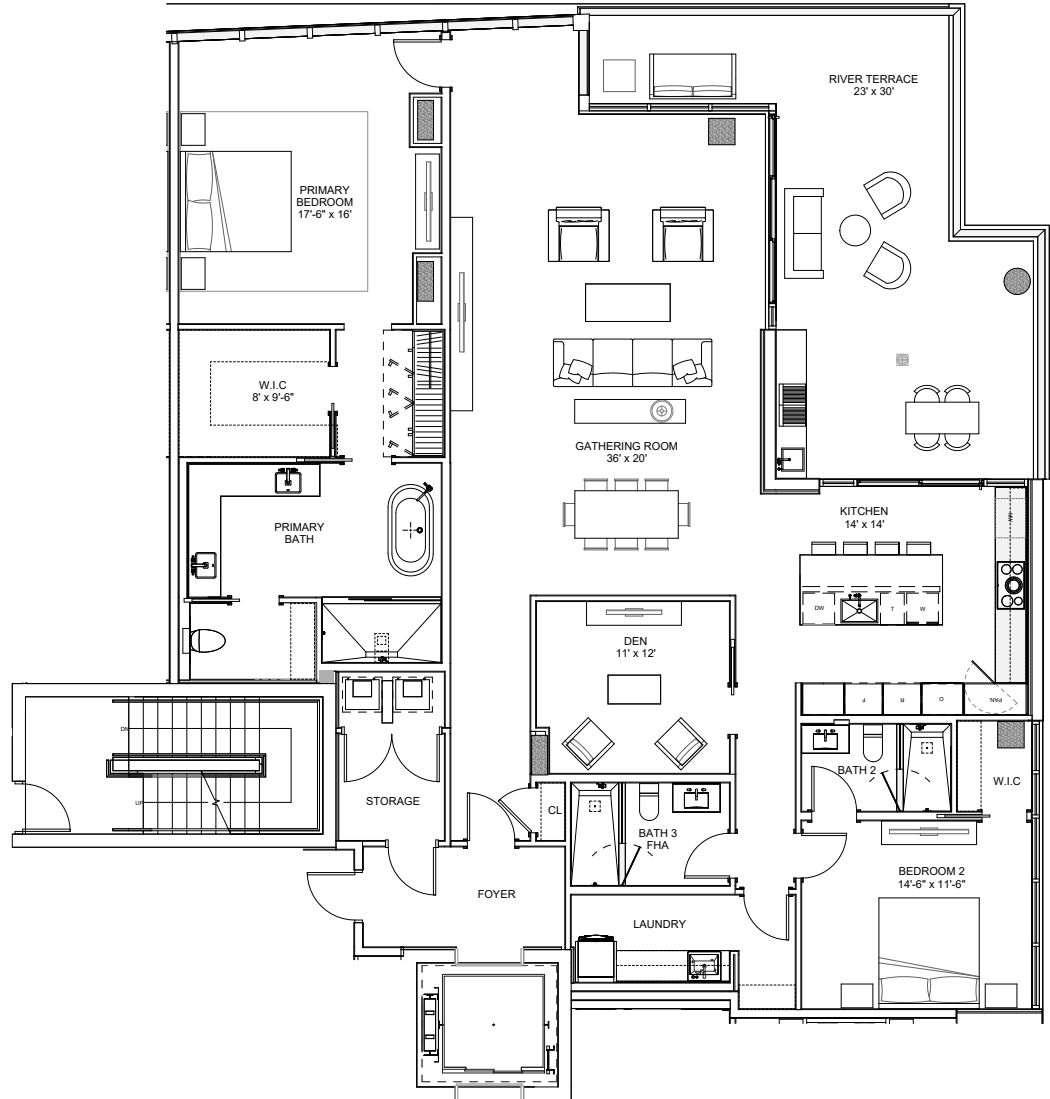
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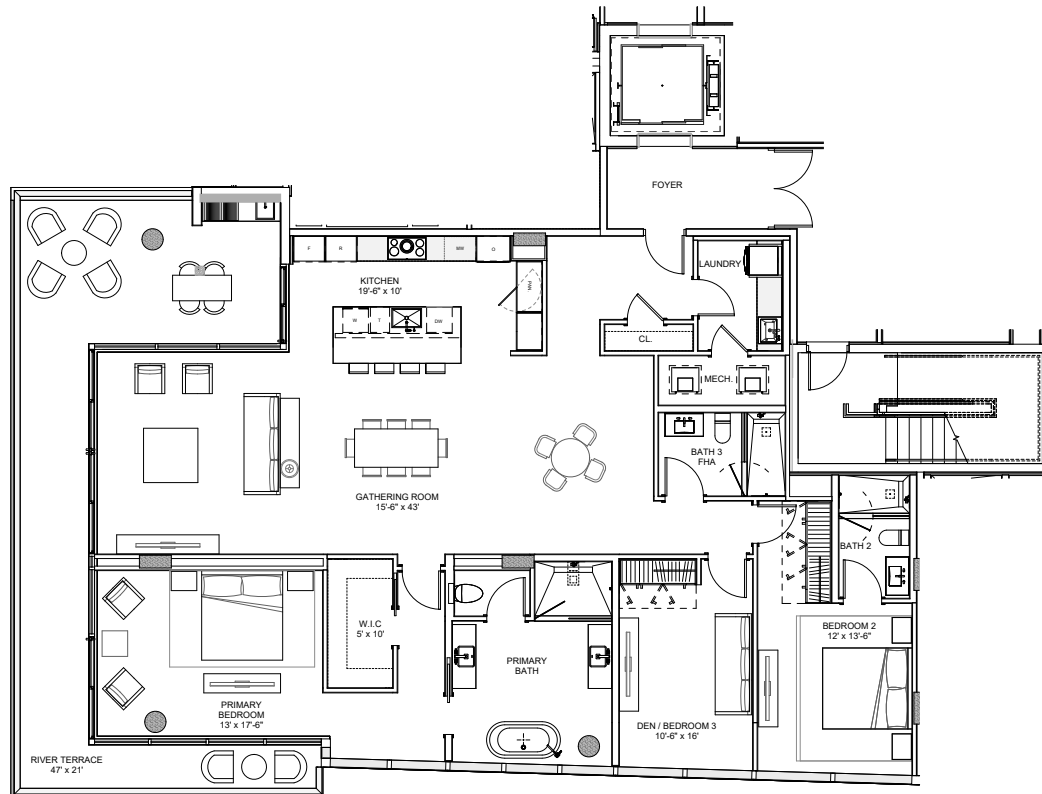
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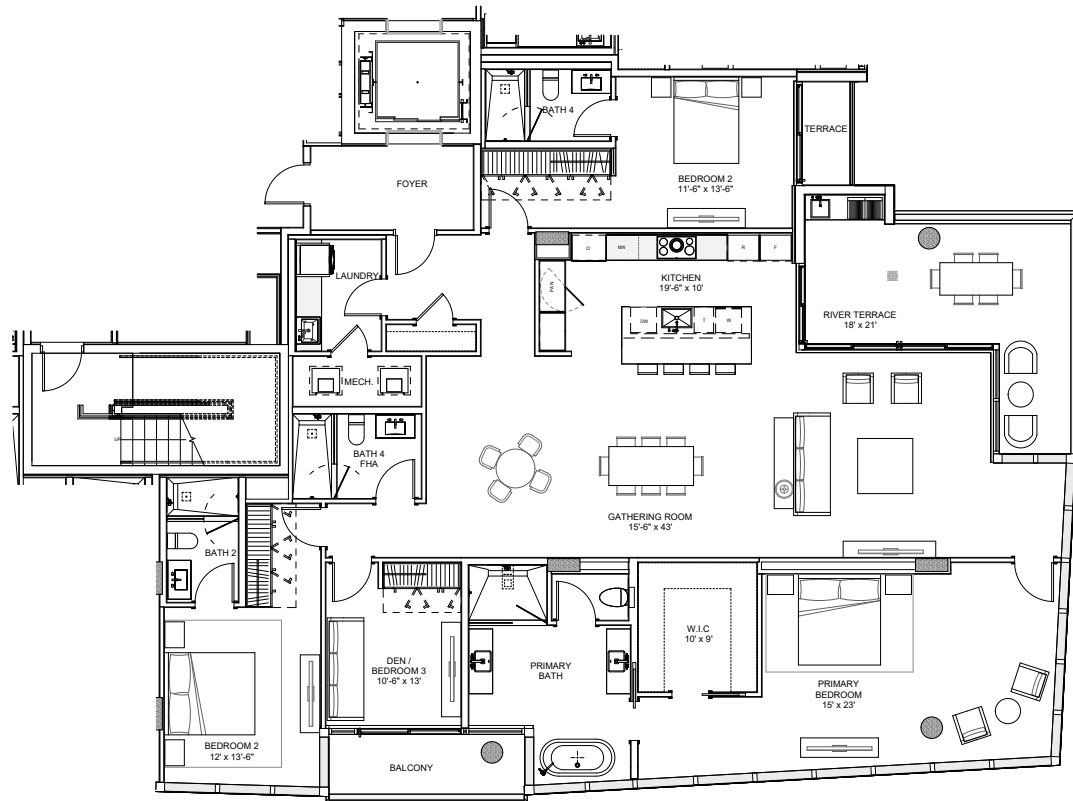
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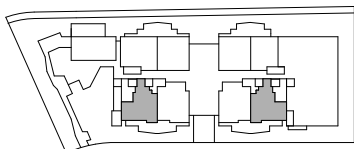
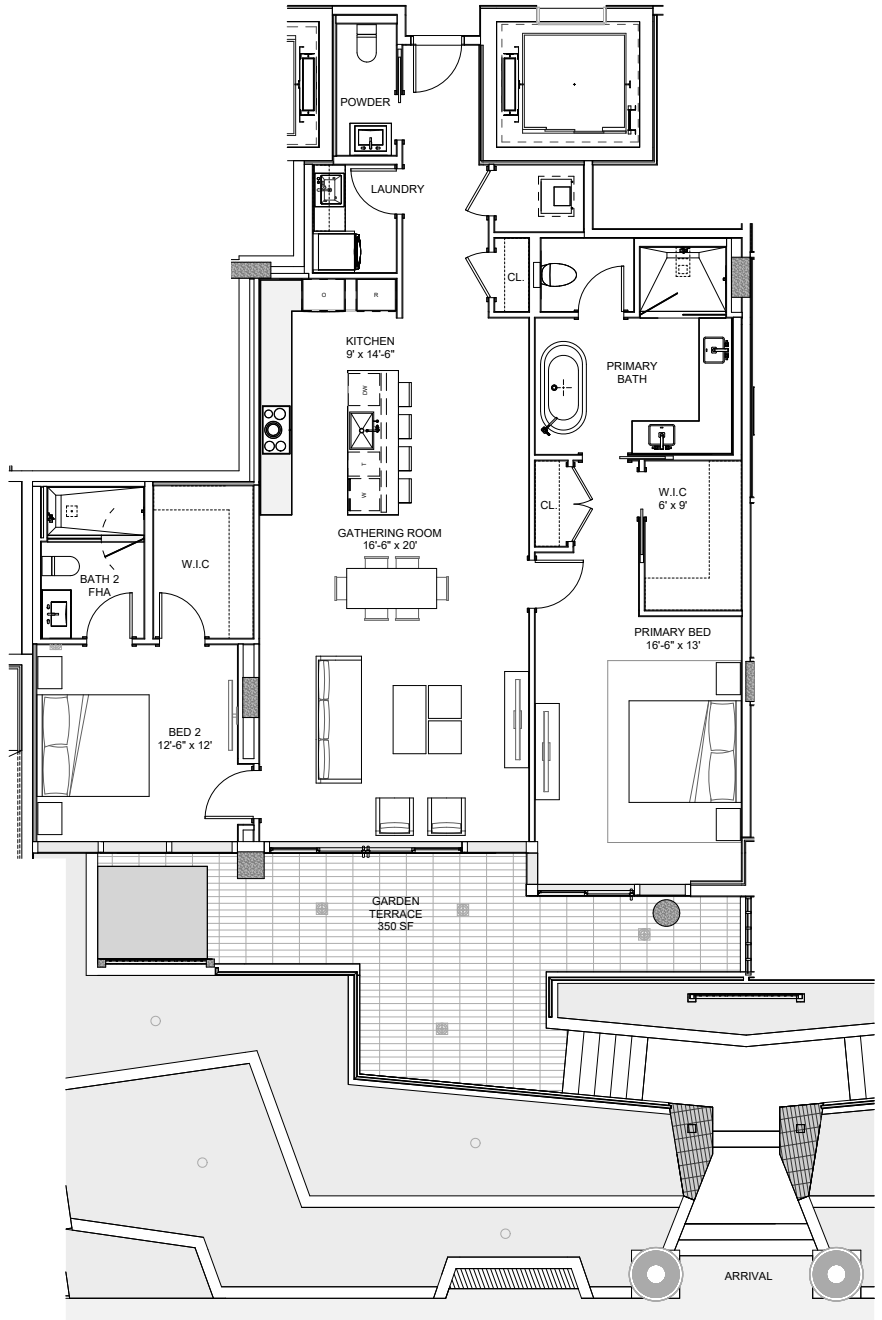
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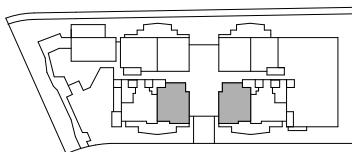
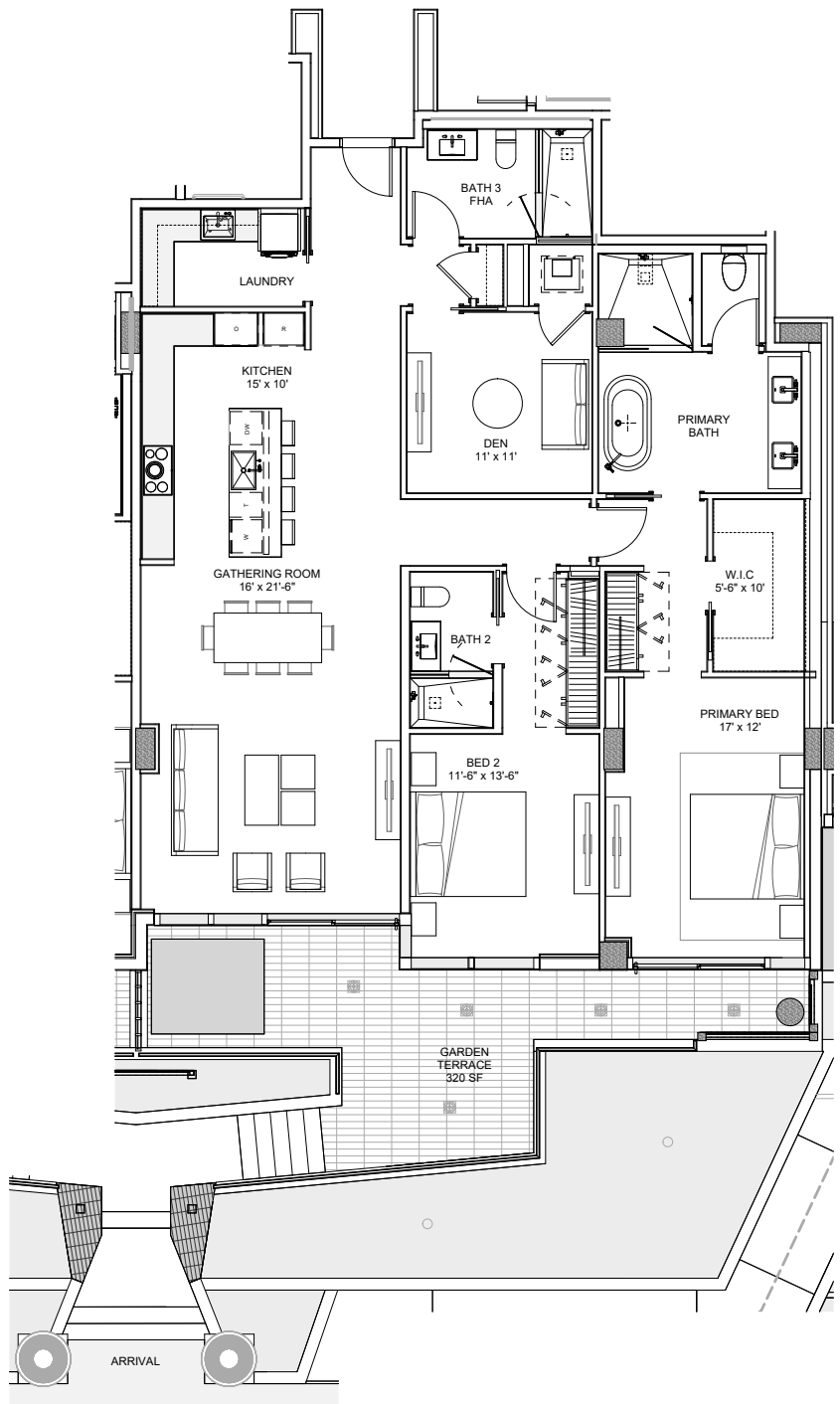
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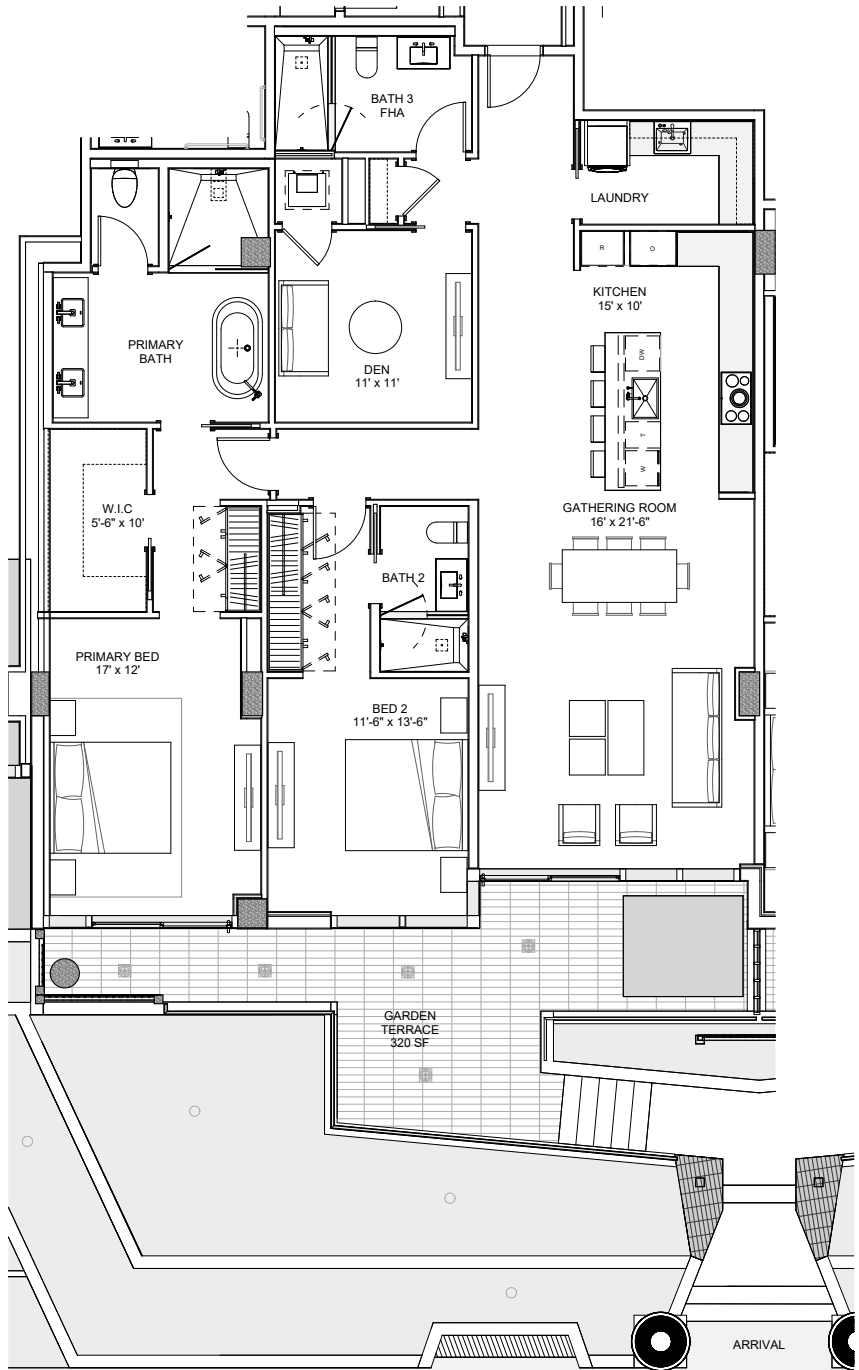
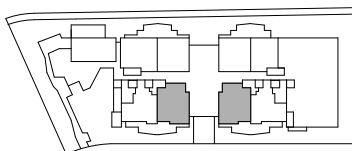
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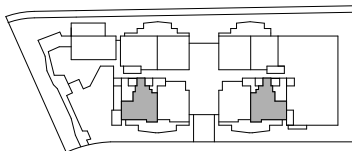
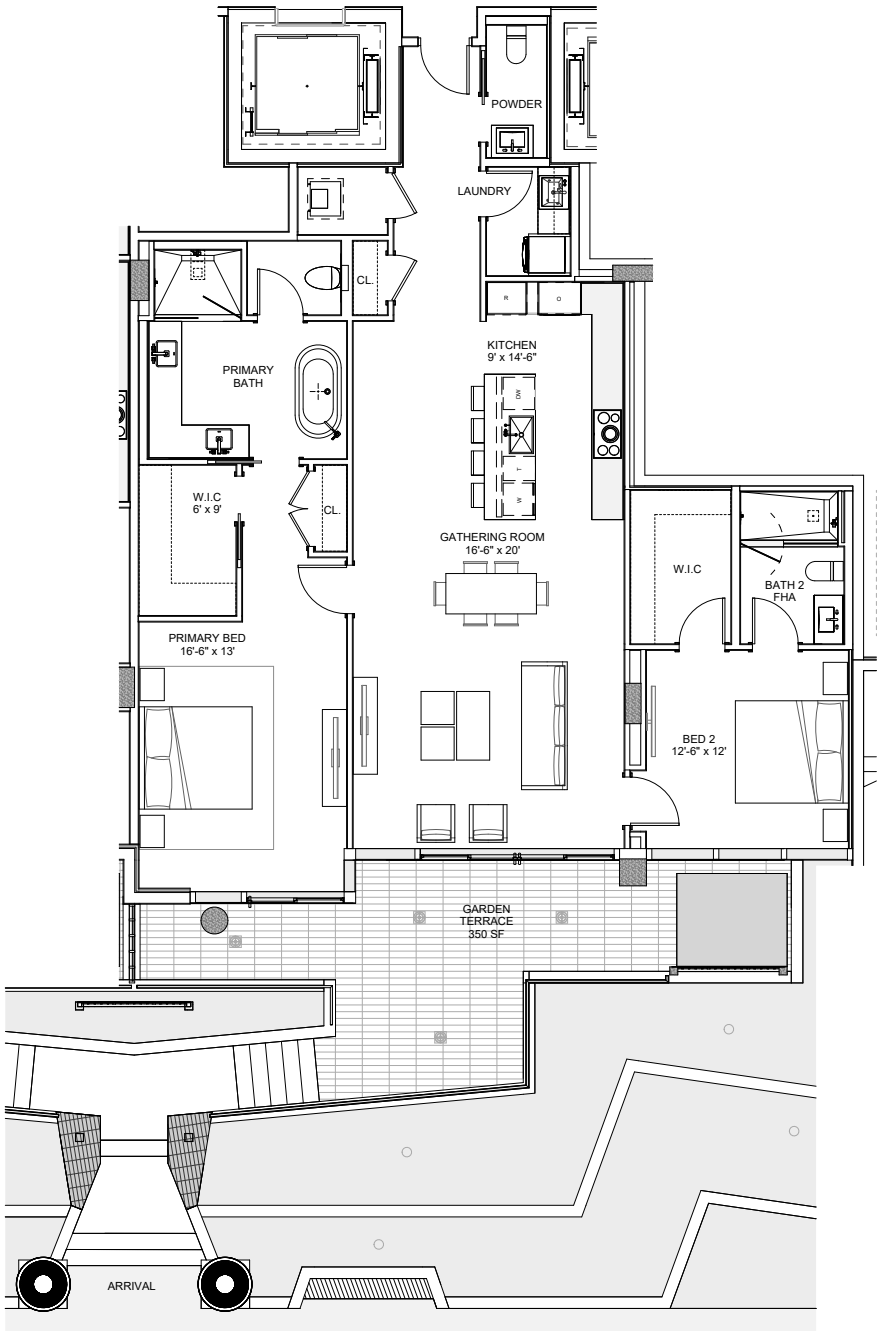
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INTRACOASTAL WATERWAY

RESIDENCE FEATURES

- Two, Three and Four-Bedroom + Den Residences from 1,710 to 4,660 SF
- Panoramic views with all corner residences
- Private residential foyer with semi-private elevators
- Spacious floor plans featuring central Den
- Ceiling heights up to 10' feet
- Floor-to-ceiling glass windows and sliding glass terrace doors
- Expansive private terraces with glass railings highlighting ocean or city views
- Crestron / Lutron lighting systems
- European solid wood doors
- European custom cabinetry in closets, bathrooms and laundry room
- Spacious walk-in closets
- Full-size laundry room with washer and dryer
- Pre-wired for custom window treatments
- Finished residences include European stone floors

KITCHEN

- Gourmet designer-kitchens with designer quartz countertops
- Select residences with summer kitchens featuring electric grill and beverage center

APPLIANCE PACKAGE

- Stainless Sub-Zero and Wolf appliances including: steam oven, induction cooktop, dishwasher, ventilation range hood, paneled refrigerator and freezer, and under-counter wine cooler

BATHROOM

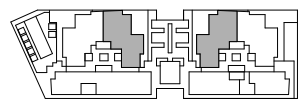
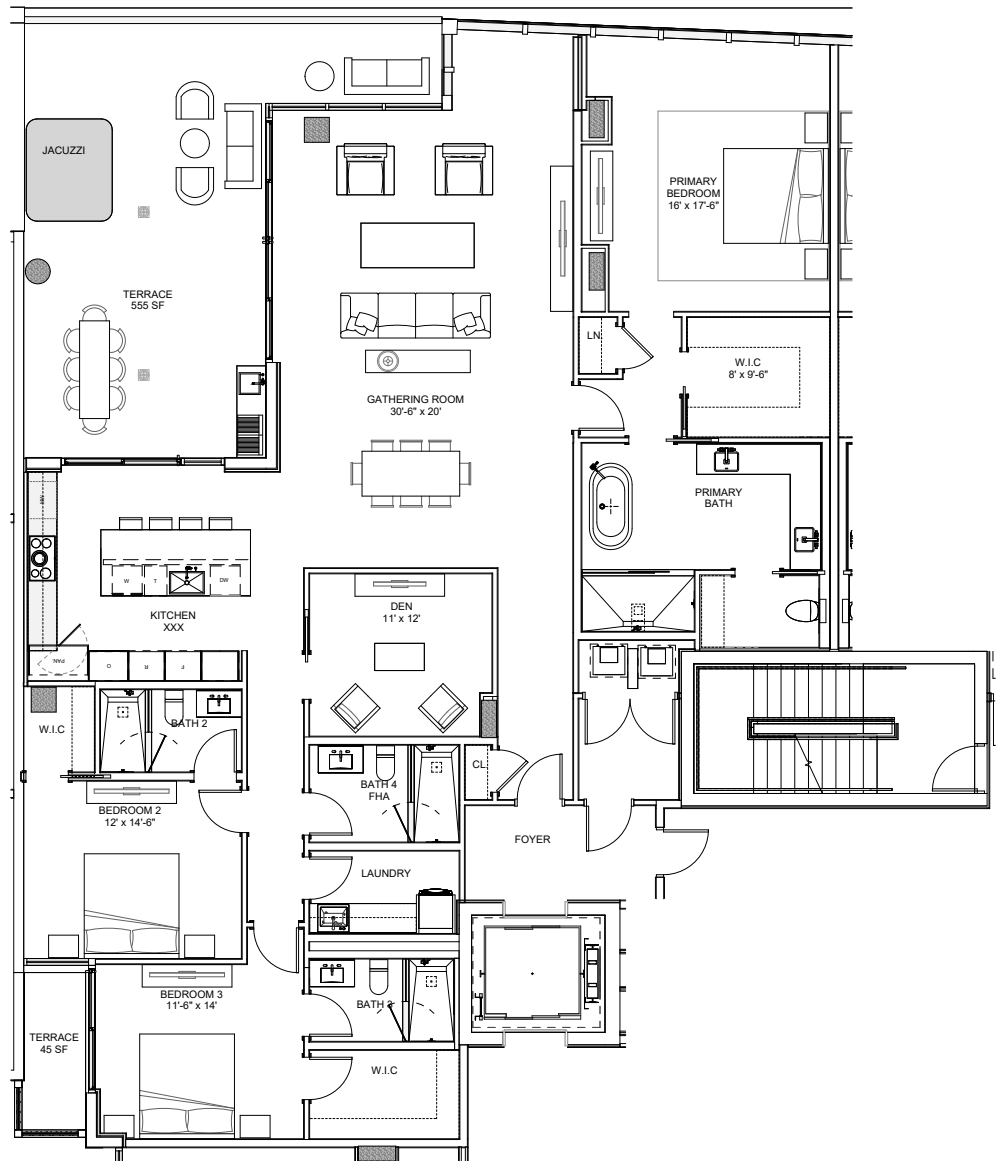
- Luxurious primary bath with double vanity and stone finishes
- Spacious shower and modern freestanding bathtub

ADDITIONS

- Private enclosed 2-car garage
- Private cabana located on the pool deck level
- Private storage space

OWNER BENEFITS WITH MARRIOTT INTERNATIONAL

- Residence owners enjoy exclusive privileges and access to all Marriott International Hotels and resorts around the globe, including EDITION, The Ritz-Carlton, St. Regis, W Hotels, The Luxury Collection, and JW Marriott properties.



FORT LAUDREDALE BEACH

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- European solid wood doors
- European custom cabinetry in closets, bathrooms and laundry room
- Spacious walk-in closets
- Full-size laundry room with washer and dryer
- Pre-wired for custom window treatments
- Finished residences include European stone floors

KITCHEN

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- Select residences with summer kitchens featuring electric grill and beverage center

APPLIANCE PACKAGE

- Stainless Sub-Zero and Wolf appliances including: steam oven, induction cooktop, dishwasher, ventilation range hood, paneled refrigerator and freezer, and under-counter wine cooler

BATHROOM

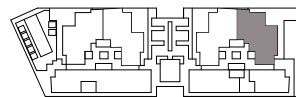
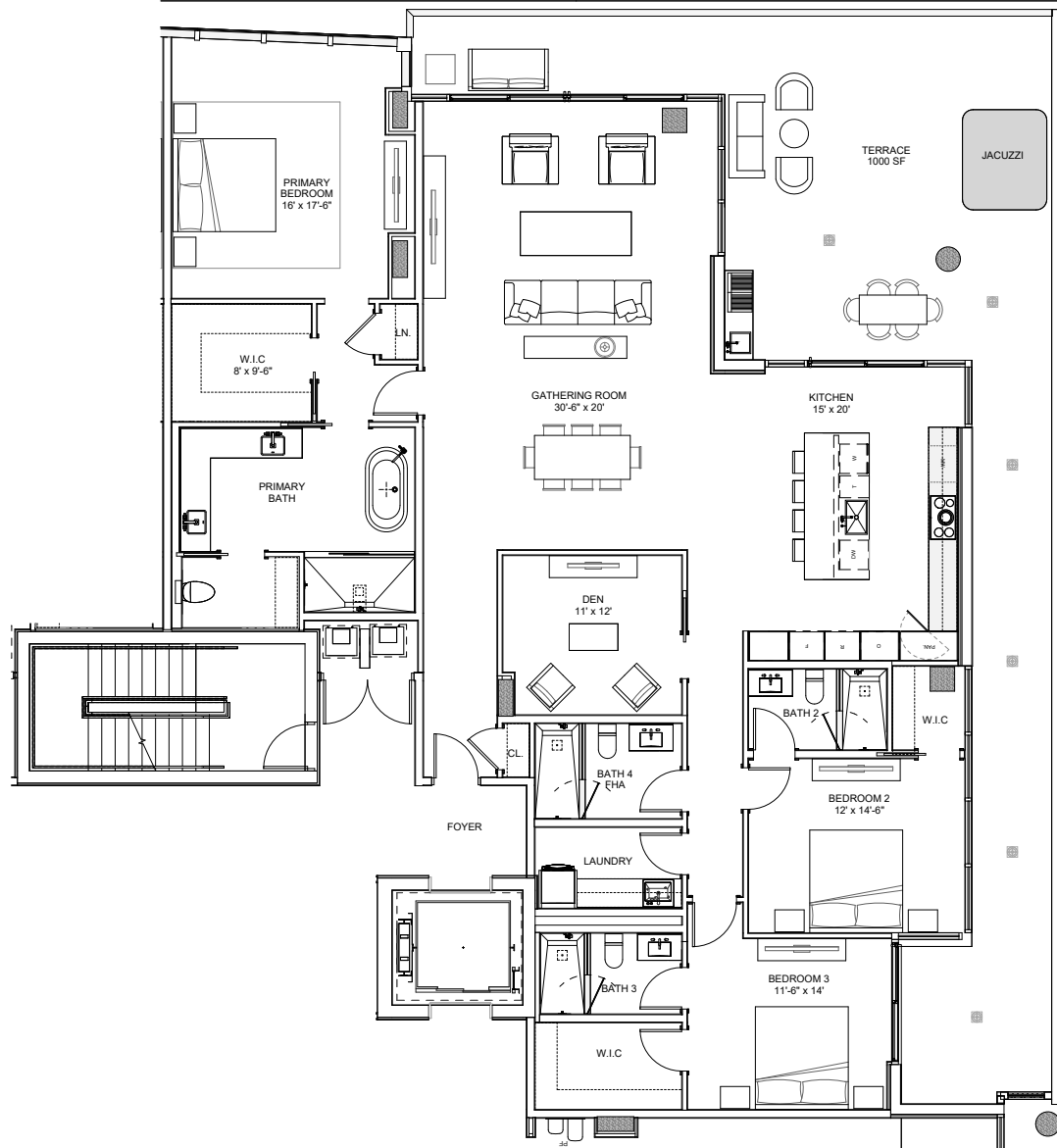
- Luxurious primary bath with double vanity and stone finishes
- Spacious shower and modern freestanding bathtub

ADDITIONS

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- Private cabana located on the pool deck level
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OWNER BENEFITS WITH MARRIOTT INTERNATIONAL

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FORT LAUDREDALE BEACH

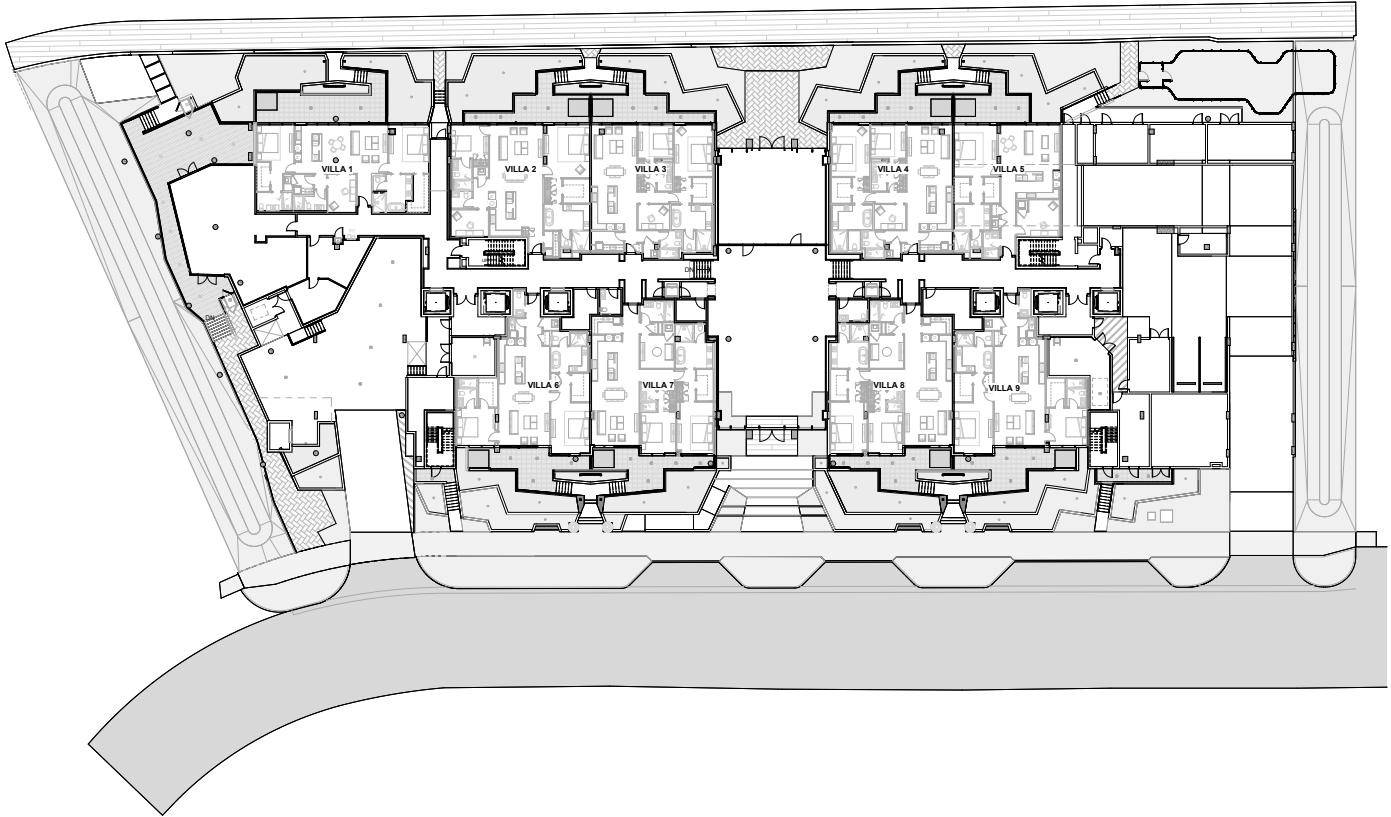
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GROUND LEVEL

LOBBY AND GRAND VILLAS



BUILDING FEATURES

- Exclusive Intracoastal Waterway address
- Contemporary architecture and design by garciastromberg
- Integrated native-inspired landscaping and gardens by Cadence
- Grand Lobby with floor-to-ceiling glass entry, vaulted ceilings, living walls, water features, and Intracoastal waterway views
- Resort-style Concierge and Residence Manager
- Dedicated Parking with Valet and Guest Valet
- Dedicated high-speed elevators
- Parking Garage with electric vehicle charging stations
- Mail and Package Room

BUILDING AMENITIES

- Valet, Security, and Reception within the Lobby
- Library Lounge leading to waterfront garden terrace
- Lounge with garden terrace and private chef kitchen
- *AVAILABLE FOR PRIVATE EVENTS.
- Cinema / Screening Room
- Entertainment Lounge with multi-sport simulator and billiards

- Executive Room with state-of-the-art A/V technology
- Sculpture Garden
- Outdoor Meditation Walk with meditation bowls
- Rooftop Sun Terrace with outdoor kitchen, theater and fireside lounge
- Rooftop Moon Terrace with relaxation zone and lounge
- Edible herb and flora garden
- Private Intracoastal Waterway promenade
- Temporary yacht dockage for pick up / drop off
- Private dog run and grooming station
- Bicycle, kayak and paddleboard storage

BUILDING WELLNESS

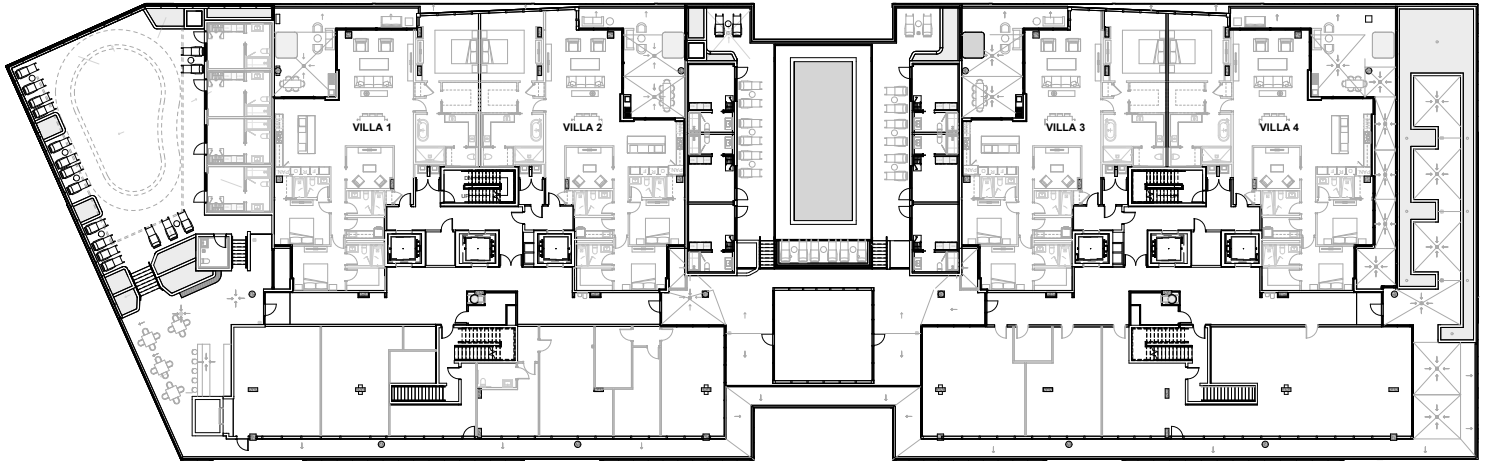
- Gym featuring state-of-the-art TechnoGym™ equipment
- Movement Studio for Pilates, yoga and stretching
- Intracoastal pool with relaxation sunbeds and private cabanas
- Waterfront resort-style pool with private cabanas
- Full-service poolside lounge and bar with access to the cabana-lined waterfront pool
- Private Spa with separate dedicated steam rooms, sauna, Hammam, and treatment program serviced by EDITION

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AMENITY LEVEL FOURTH FLOOR*



*KEY PLAN SUBJECT TO CHANGE.

BUILDING FEATURES

- Exclusive Intracoastal Waterway address
- Contemporary architecture and design by garciastromberg
- Integrated native-inspired landscaping and gardens by Cadence
- Grand Lobby with floor-to-ceiling glass entry, vaulted ceilings, living walls, water features, and Intracoastal waterway views
- Resort-style Concierge and Residence Manager
- Dedicated Parking with Valet and Guest Valet
- Dedicated high-speed elevators
- Parking Garage with electric vehicle charging stations
- Mail and Package Room

BUILDING AMENITIES

- Valet, Security, and Reception within the Lobby
- Library Lounge leading to waterfront garden terrace
- Lounge with garden terrace and private chef kitchen
- *AVAILABLE FOR PRIVATE EVENTS.
- Cinema / Screening Room
- Entertainment Lounge with multi-sport simulator and billiards

- Executive Room with state-of-the-art A/V technology
- Sculpture Garden
- Outdoor Meditation Walk with meditation bowls
- Rooftop Sun Terrace with outdoor kitchen, theater and fireside lounge
- Rooftop Moon Terrace with relaxation zone and lounge
- Edible herb and flora garden
- Private Intracoastal Waterway promenade
- Temporary yacht dockage for pick up / drop off
- Private dog run and grooming station
- Bicycle, kayak and paddleboard storage

BUILDING WELLNESS

- Gym featuring state-of-the-art TechnoGym™ equipment
- Movement Studio for Pilates, yoga and stretching
- Intracoastal pool with relaxation sunbeds and private cabanas
- Waterfront resort-style pool with private cabanas
- Full-service poolside lounge and bar with access to the cabana-lined waterfront pool
- Private Spa with separate dedicated steam rooms, sauna, Hammam, and treatment program serviced by EDITION

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RESIDENCE LEVEL FIFTH FLOOR



BUILDING FEATURES

- Exclusive Intracoastal Waterway address
- Contemporary architecture and design by garciastromberg
- Integrated native-inspired landscaping and gardens by Cadence
- Grand Lobby with floor-to-ceiling glass entry, vaulted ceilings, living walls, water features, and Intracoastal waterway views
- Resort-style Concierge and Residence Manager
- Dedicated Parking with Valet and Guest Valet
- Dedicated high-speed elevators
- Parking Garage with electric vehicle charging stations
- Mail and Package Room

BUILDING AMENITIES

- Valet, Security, and Reception within the Lobby
- Library Lounge leading to waterfront garden terrace
- Lounge with garden terrace and private chef kitchen
- *AVAILABLE FOR PRIVATE EVENTS.
- Cinema / Screening Room
- Entertainment Lounge with multi-sport simulator and billiards

- Executive Room with state-of-the-art A/V technology
- Sculpture Garden
- Outdoor Meditation Walk with meditation bowls
- Rooftop Sun Terrace with outdoor kitchen, theater and fireside lounge
- Rooftop Moon Terrace with relaxation zone and lounge
- Edible herb and flora garden
- Private Intracoastal Waterway promenade
- Temporary yacht dockage for pick up / drop off
- Private dog run and grooming station
- Bicycle, kayak and paddleboard storage

BUILDING WELLNESS

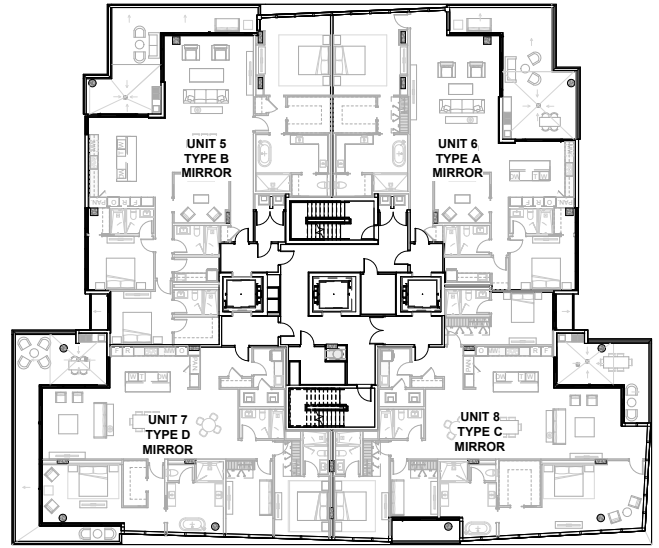
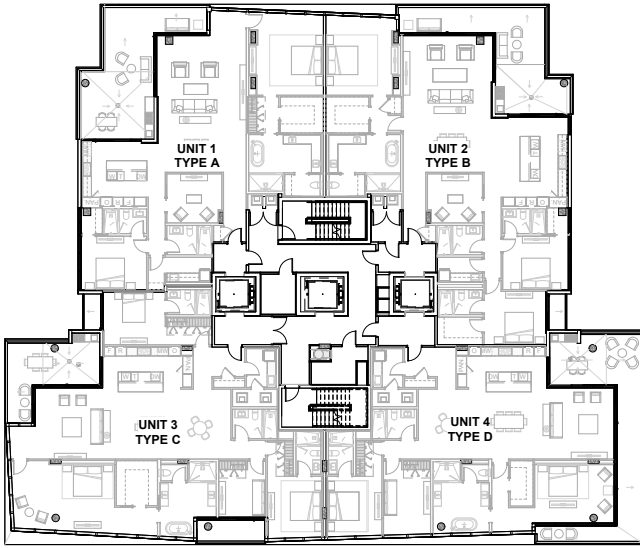
- Gym featuring state-of-the-art TechnoGym™ equipment
- Movement Studio for Pilates, yoga and stretching
- Intracoastal pool with relaxation sunbeds and private cabanas
- Waterfront resort-style pool with private cabanas
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RESIDENCE LEVEL FLOORS 7 & 9



BUILDING FEATURES

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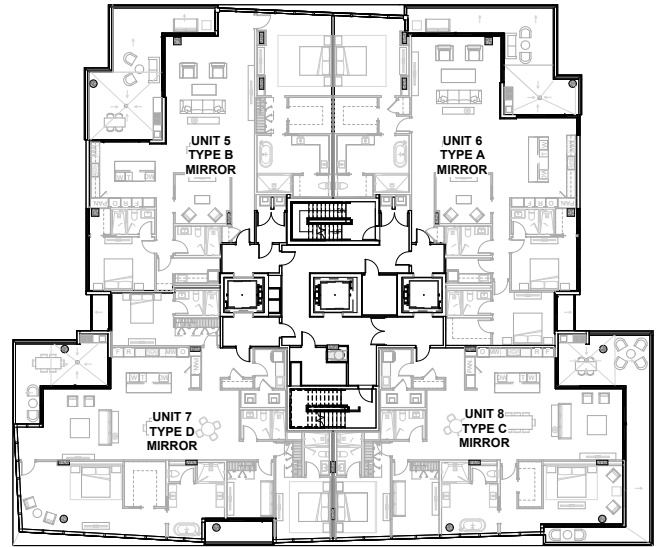
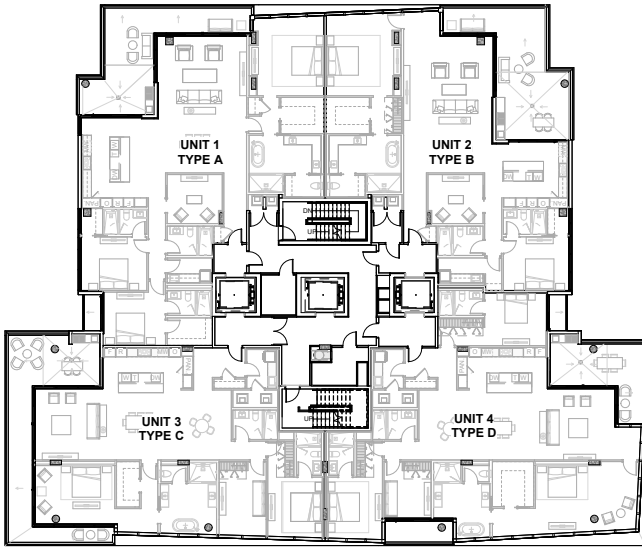
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RESIDENCE LEVELS

FLOORS 6, 8, 10



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BUILDING AMENITIES

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- Entertainment Lounge with multi-sport simulator and billiards

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BUILDING WELLNESS

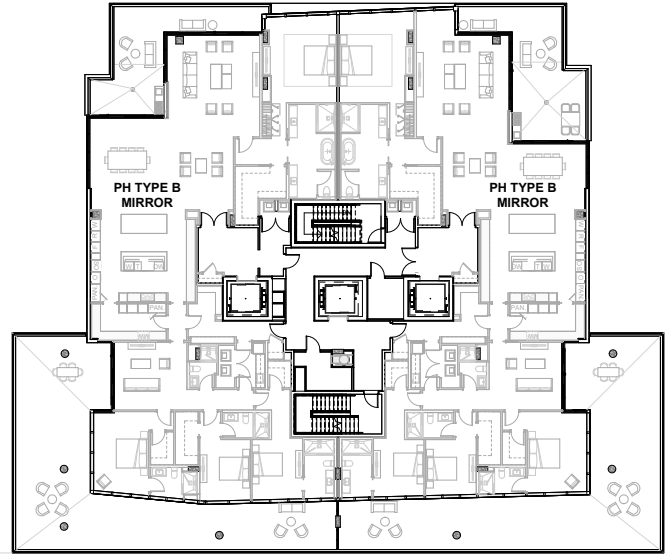
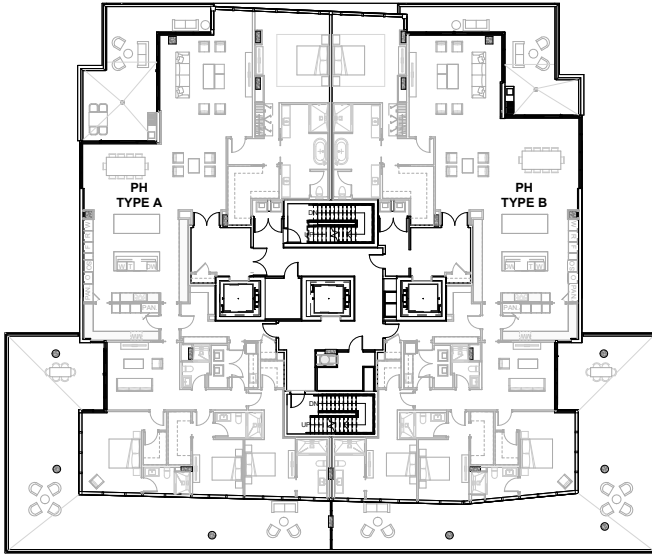
- Gym featuring state-of-the-art TechnoGym™ equipment
- Movement Studio for Pilates, yoga and stretching
- Intracoastal pool with relaxation sunbeds and private cabanas
- Waterfront resort-style pool with private cabanas
- Full-service poolside lounge and bar with access to the cabana-lined waterfront pool
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PENTHOUSE LEVEL



BUILDING FEATURES

- Exclusive Intracoastal Waterway address
- Contemporary architecture and design by garciastromberg
- Integrated native-inspired landscaping and gardens by Cadence
- Grand Lobby with floor-to-ceiling glass entry, vaulted ceilings, living walls, water features, and Intracoastal waterway views
- Resort-style Concierge and Residence Manager
- Dedicated Parking with Valet and Guest Valet
- Dedicated high-speed elevators
- Parking Garage with electric vehicle charging stations
- Mail and Package Room

BUILDING AMENITIES

- Valet, Security, and Reception within the Lobby
- Library Lounge leading to waterfront garden terrace
- Lounge with garden terrace and private chef kitchen
- *AVAILABLE FOR PRIVATE EVENTS.
- Cinema / Screening Room
- Entertainment Lounge with multi-sport simulator and billiards

- Executive Room with state-of-the-art A/V technology
- Sculpture Garden
- Outdoor Meditation Walk with meditation bowls
- Rooftop Sun Terrace with outdoor kitchen, theater and fireside lounge
- Rooftop Moon Terrace with relaxation zone and lounge
- Edible herb and flora garden
- Private Intracoastal Waterway promenade
- Temporary yacht dockage for pick up / drop off
- Private dog run and grooming station
- Bicycle, kayak and paddleboard storage

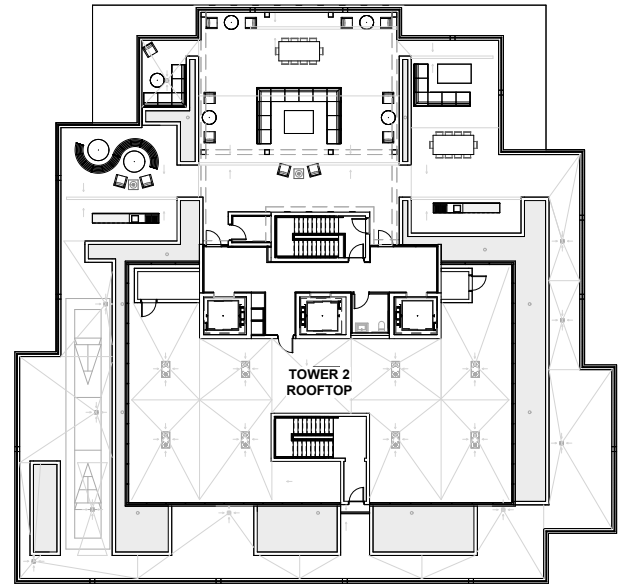
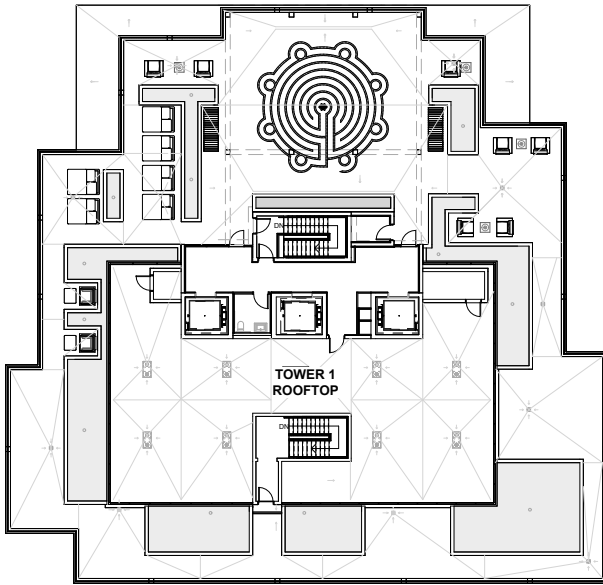
BUILDING WELLNESS

- Gym featuring state-of-the-art TechnoGym™ equipment
- Movement Studio for Pilates, yoga and stretching
- Intracoastal pool with relaxation sunbeds and private cabanas
- Waterfront resort-style pool with private cabanas
- Full-service poolside lounge and bar with access to the cabana-lined waterfront pool
- Private Spa with separate dedicated steam rooms, sauna, Hammam, and treatment program serviced by EDITION

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.

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ROOF TOP LEVEL



BUILDING FEATURES

- Exclusive Intracoastal Waterway address
- Contemporary architecture and design by garciastromberg
- Integrated native-inspired landscaping and gardens by Cadence
- Grand Lobby with floor-to-ceiling glass entry, vaulted ceilings, living walls, water features, and Intracoastal waterway views
- Resort-style Concierge and Residence Manager
- Dedicated Parking with Valet and Guest Valet
- Dedicated high-speed elevators
- Parking Garage with electric vehicle charging stations
- Mail and Package Room

BUILDING AMENITIES

- Valet, Security, and Reception within the Lobby
- Library Lounge leading to waterfront garden terrace
- Lounge with garden terrace and private chef kitchen
- *AVAILABLE FOR PRIVATE EVENTS.
- Cinema / Screening Room
- Entertainment Lounge with multi-sport simulator and billiards

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- Sculpture Garden
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- Rooftop Moon Terrace with relaxation zone and lounge
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