



# FEATURES & AMENITIES

## DETAILS OF A LIFE WELL LIVED

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

### Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

### Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

### Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

### Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

### Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

### Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.



RESIDENCE  
**01**

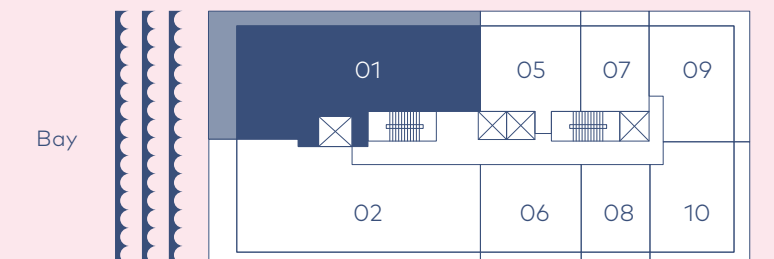
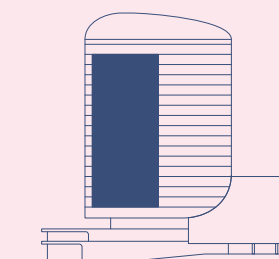






Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C

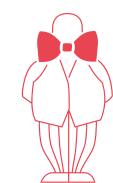
RESIDENCE  
**02**



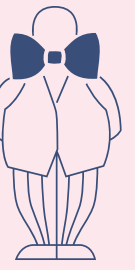
Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.

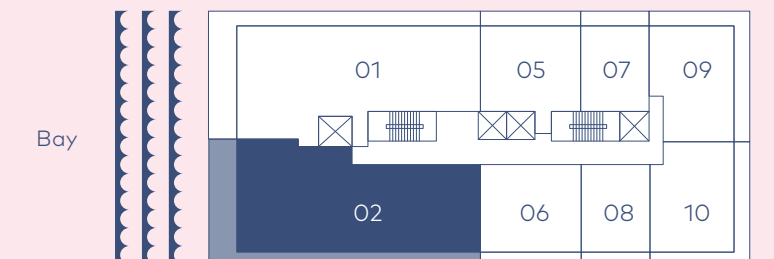
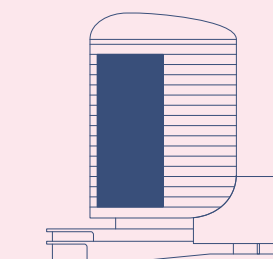






Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C

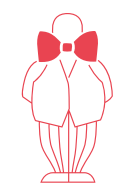
RESIDENCE  
**05**



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.





RESIDENCE  
**05**



**FEATURES**  
**2 Bedrooms**  
**2 Bathrooms**

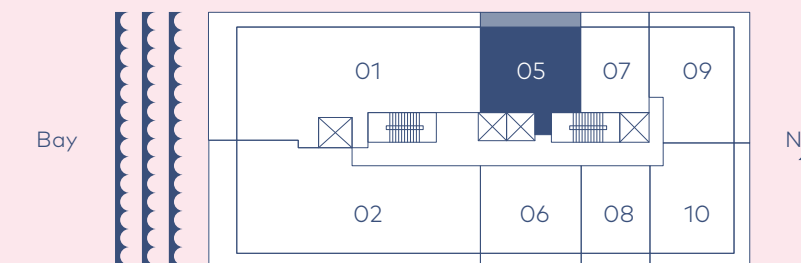
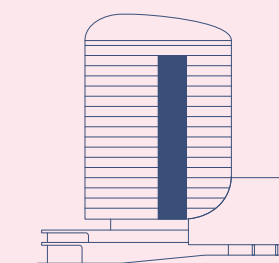
**INDOOR AREA**  
**1046 ft<sup>2</sup>**  
**97 m<sup>2</sup>**

**OUTDOOR LIVING**  
**170 ft<sup>2</sup>**  
**16 m<sup>2</sup>**

**TOTAL AREA**  
**1216 ft<sup>2</sup>**  
**113 m<sup>2</sup>**

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C

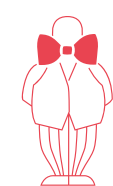
RESIDENCE  
**06**



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.







**FEATURES**  
2 Bedrooms  
2 Bathrooms  
Powder Room

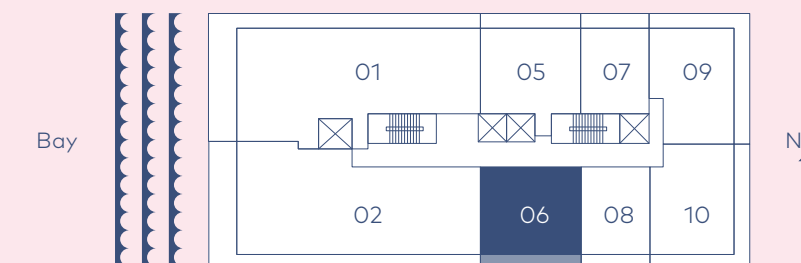
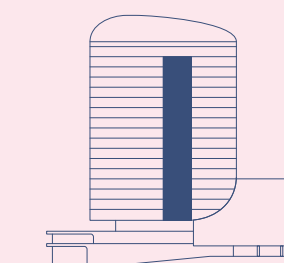
**INDOOR AREA**  
988 ft<sup>2</sup>  
92 m<sup>2</sup>

**OUTDOOR LIVING**  
170 ft<sup>2</sup>  
16 m<sup>2</sup>

**TOTAL AREA**  
1158 ft<sup>2</sup>  
108 m<sup>2</sup>

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C

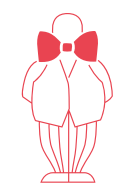
RESIDENCE  
**07**



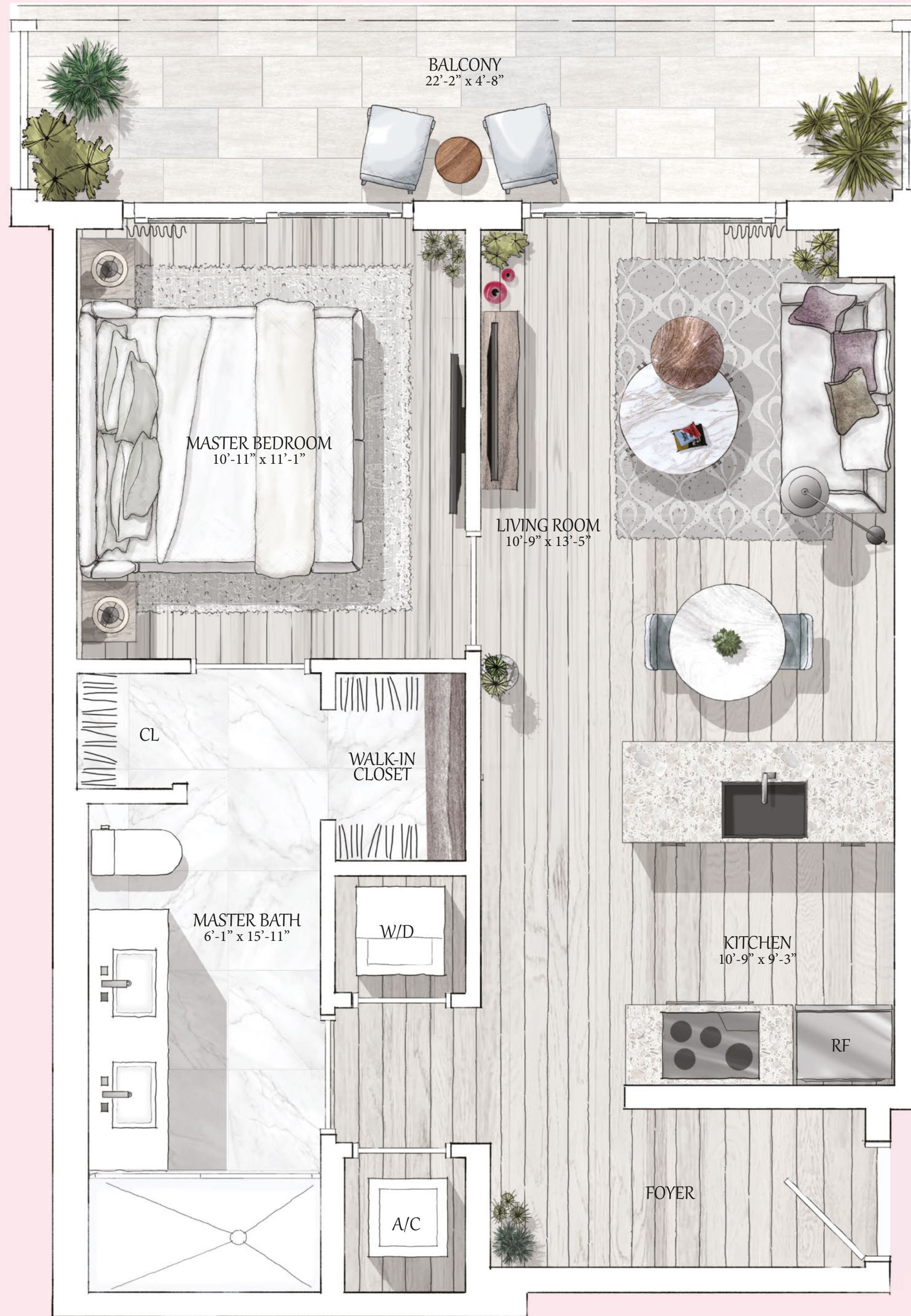
Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.







**FEATURES**  
1 Bedrooms  
1 Bathrooms

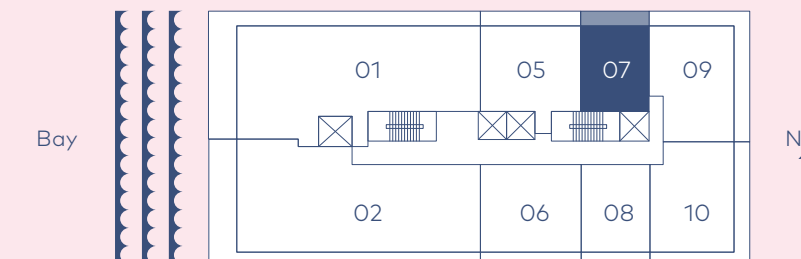
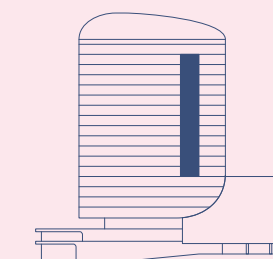
**INDOOR AREA**  
670 ft<sup>2</sup>  
62 m<sup>2</sup>

**OUTDOOR LIVING**  
114 ft<sup>2</sup>  
11 m<sup>2</sup>

**TOTAL AREA**  
784 ft<sup>2</sup>  
73 m<sup>2</sup>

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C

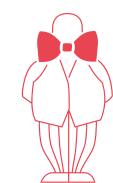
RESIDENCE  
**09**



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.







**FEATURES**

**2 Bedrooms**  
**2 Bathrooms**  
**Powder Room**

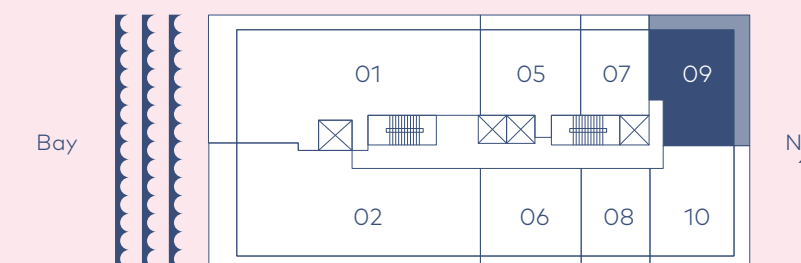
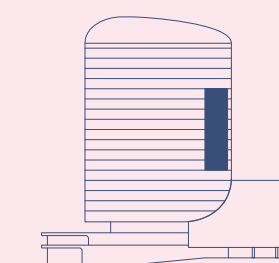
**INDOOR AREA**  
**1005 ft<sup>2</sup>**  
**93 m<sup>2</sup>**

**OUTDOOR LIVING**  
**360 ft<sup>2</sup>**  
**33 m<sup>2</sup>**

**TOTAL AREA**  
**1365 ft<sup>2</sup>**  
**126 m<sup>2</sup>**

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C

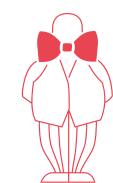
RESIDENCE  
**11**



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.







**FEATURES**  
**3 Bedrooms**  
**3 Bathrooms**  
**Powder Room**

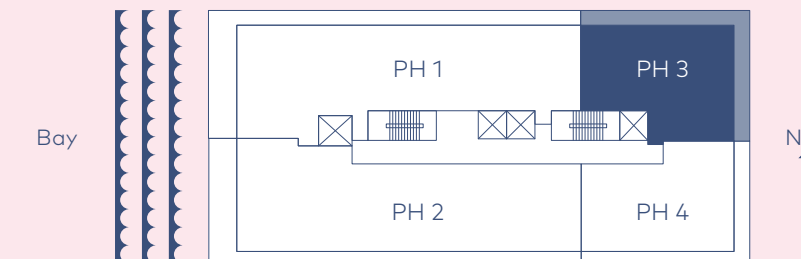
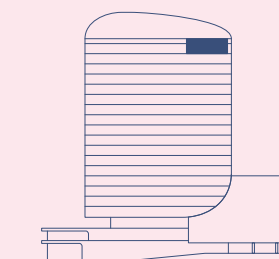
**INDOOR AREA**  
**1779 ft<sup>2</sup>**  
**165 m<sup>2</sup>**

**OUTDOOR LIVING**  
**475 ft<sup>2</sup>**  
**44 m<sup>2</sup>**

**TOTAL AREA**  
**2254 ft<sup>2</sup>**  
**209 m<sup>2</sup>**

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



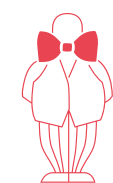
# COME HOME TO MR. C



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.



RESIDENCE  
**12**







FEATURES

**3 Bedrooms**  
**3 Bathrooms**  
**Powder Room**

INDOOR AREA

**1694 ft<sup>2</sup>**  
**157 m<sup>2</sup>**

OUTDOOR LIVING

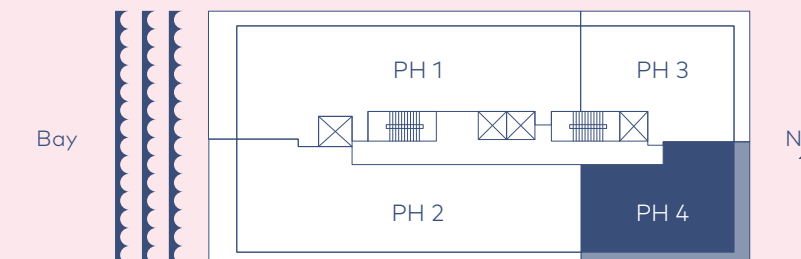
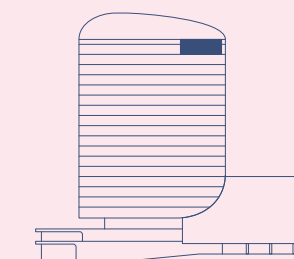
**470 ft<sup>2</sup>**  
**44 m<sup>2</sup>**

TOTAL AREA

**2164 ft<sup>2</sup>**  
**201 m<sup>2</sup>**

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



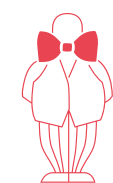
# COME HOME TO MR. C



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.



RESIDENCE  
**PH1**





RESIDENCE  
**PH1**

FEATURES  
**5 Bedrooms**  
**4 Bathrooms**  
**Powder Room**

INDOOR AREA  
+ ROOF TOP  
INTERIOR SPACE  
**4188 ft<sup>2</sup>**  
**389 m<sup>2</sup>**

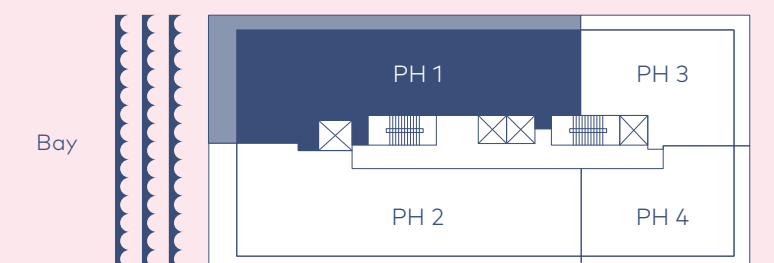
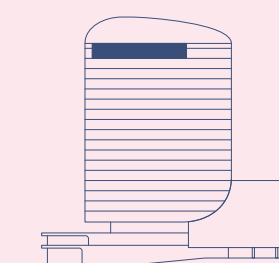
OUTDOOR LIVING  
**985 ft<sup>2</sup>**  
**92 m<sup>2</sup>**

TOTAL AREA  
**5173 ft<sup>2</sup>**  
**481 m<sup>2</sup>**



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

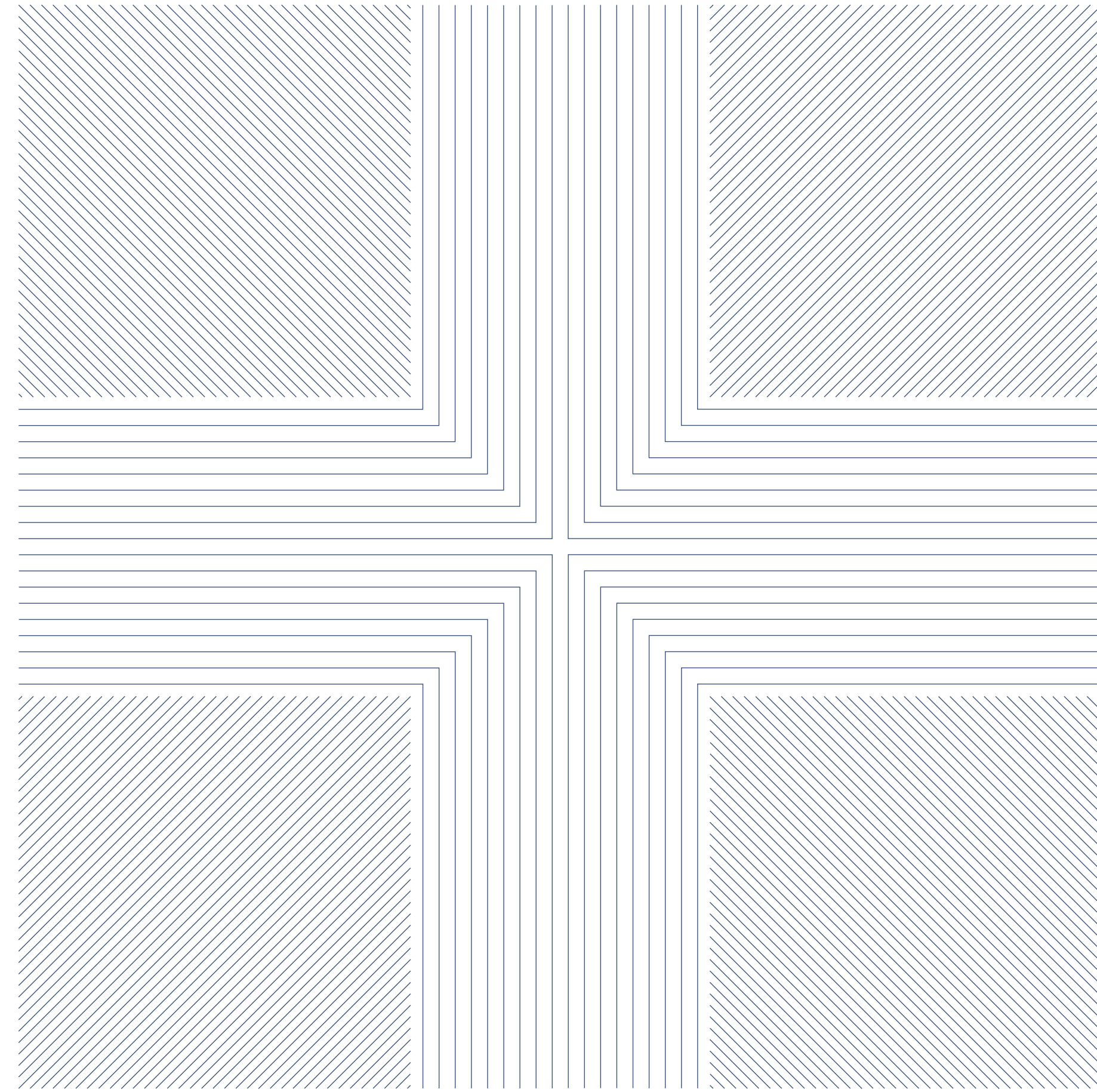
Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



# COME HOME TO MR. C



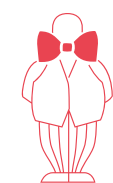
RESIDENCE  
**PH2**



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.





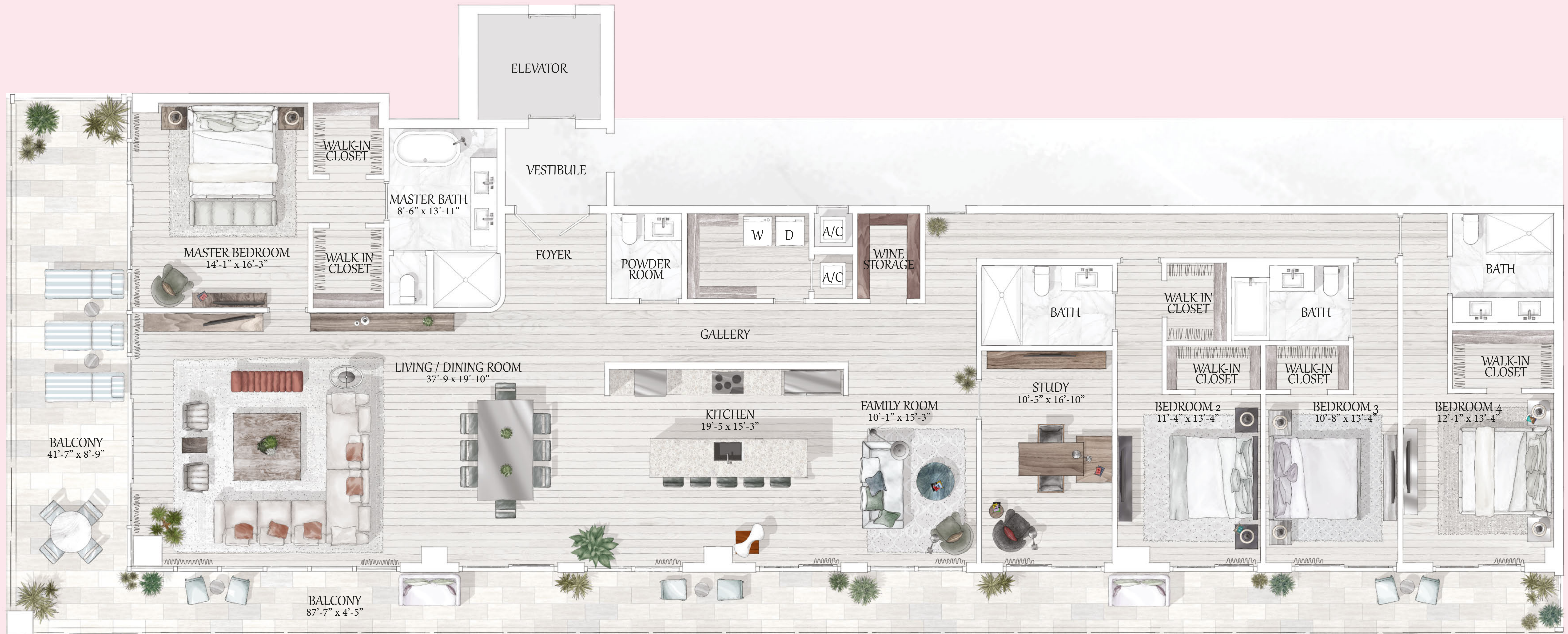
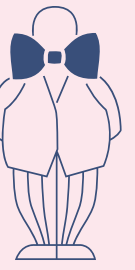
RESIDENCE  
**PH2**

FEATURES  
**5 Bedrooms**  
**4 Bathrooms**  
**Powder Room**

INDOOR AREA  
+ ROOF TOP  
INTERIOR SPACE  
**4239 ft<sup>2</sup>**  
**394 m<sup>2</sup>**

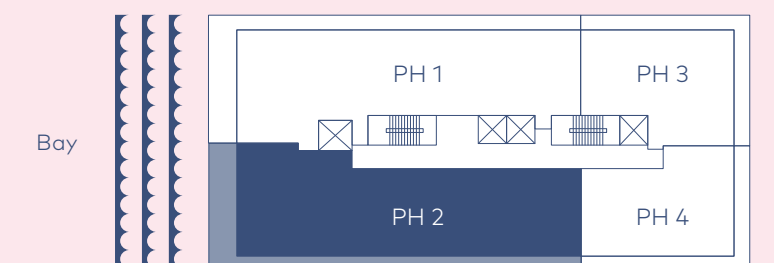
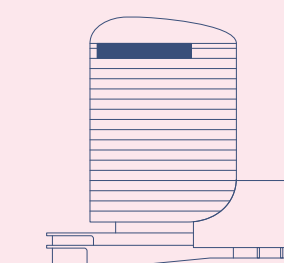
OUTDOOR LIVING  
**985 ft<sup>2</sup>**  
**92 m<sup>2</sup>**

TOTAL AREA  
**5224 ft<sup>2</sup>**  
**486 m<sup>2</sup>**



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



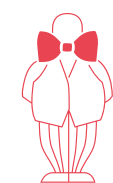
# COME HOME TO MR. C



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.



RESIDENCE  
**PH3**







**FEATURES**

- 3 Bedrooms**
- 3 Bathrooms**
- Powder Room**

**INDOOR AREA**

**1779 ft<sup>2</sup>**  
**165 m<sup>2</sup>**

**OUTDOOR LIVING**

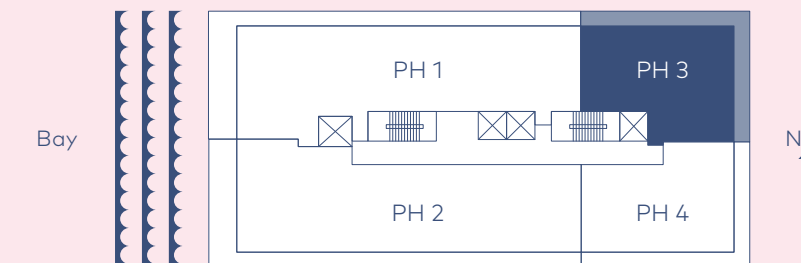
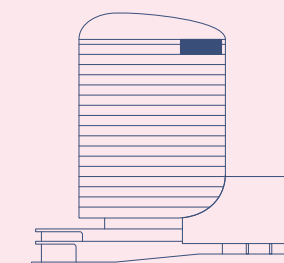
**475 ft<sup>2</sup>**  
**44 m<sup>2</sup>**

**TOTAL AREA**

**2254 ft<sup>2</sup>**  
**209 m<sup>2</sup>**

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.







# FEATURES & AMENITIES

DETAILS OF A LIFE WELL LIVED

Personalized services, including a 24-hour concierge, are complemented by a host of amenities at Mr. C Residences Coconut Grove.

## Arrival Experience

- Covered Valet Drop-Off
- Reception and Concierge Desk
- Lobby Lounge
- Mail & Package Rooms
- Curated Art Pieces in Lobby
- Lush Landscaping

## Dining & Retail

- Signature Café
- Specialty Gourmet Market
- Wellness Lounge and Juice Bar
- Private Bellini Bar on Pool Deck
- Poolside Food and Beverage Service
- In-Home Delivery from Café

## Services

- Concierge Reception
- Butler Service
- Lifestyle and Nautical Concierge
- 24-Hour Doorman & Security
- 24-Hour Valet
- Mr C Property Management Team
- Housekeeping Service Available

## Residence Features

- Open Floor Plan Layouts
- 11-Foot Ceilings
- Floor-to-Ceiling Glass
- Bayshore, City and Grove Views
- Private Outdoor Terraces
- Italian Terrazzo & Quartz Countertops
- Italian Cabinetry
- European Porcelain Tile Floors
- Custom Kitchen Island

- Premium Appliances Subzero Wolf
- Solid Core Interior Wood Doors
- Pre-Wired for High-Speed Internet

## Body & Mind Wellness Center

- Whole-Body Fitness Zones
- Stretch, Cardio, Weights & Fitness
- Personal Trainers & Specialty Classes Available
- Wellness Lounge w/Juice Bar
- Indoor Yoga Studio
- Peloton Studio
- Men's and Women's Locker Rooms
- Signature Spa with Treatment Rooms
- Steam & Sauna

## Bayshore Owners' Club

- Bayshore Club Pool w/Sundeck
- Poolside Food & Beverage Service
- Cabanas w/Towel Service
- Pool Bar & Event Lounge
- Garden-Level Lap Pool
- Billiards Room
- Library & Screen Lounge
- Little C's Learning & Adventure Lab
- Teen Game Lounge
- Business Lounge w/Meeting Rooms

Mr. C Sales Gallery  
2640 S. Bayshore Drive  
Coconut Grove, FL 33133

MRCGrove.com



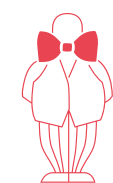
# COME HOME TO MR. C



Exclusive Sales and Marketing by Douglas Elliman Development Marketing

FOR NEW YORK RESIDENTS: THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP20-0029.

This project is being developed by CG Summer Investments, LLP, a Florida limited liability partnership ("Developer"), which has a limited right to use the trademarked names and logos of Terra and Mr. C. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Terra and/or Mr. C, and you agree to look solely to Developer (and not to Terra, Mr. C and/or any of their affiliates) with respect to any and all matters relating to the sales and marketing and/or development of the project. 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. These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offering shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of, any state or country in which such activity would be unlawful.



RESIDENCE  
**PH4**







**FEATURES**

- 3 Bedrooms**
- 3 Bathrooms**
- Powder Room**

**INDOOR AREA**

**1672 ft<sup>2</sup>**  
**155 m<sup>2</sup>**

**OUTDOOR LIVING**

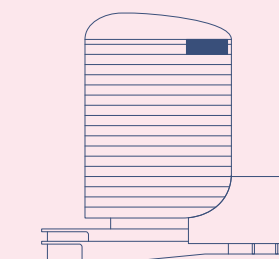
**470 ft<sup>2</sup>**  
**44 m<sup>2</sup>**

**TOTAL AREA**

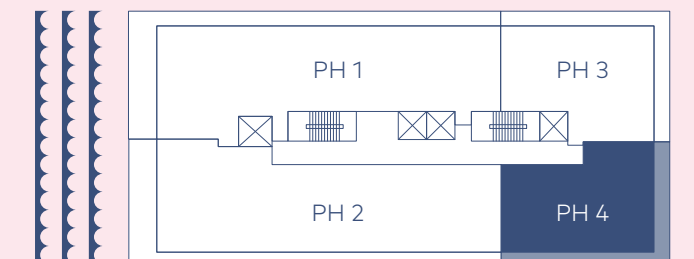
**2142 ft<sup>2</sup>**  
**199 m<sup>2</sup>**

Exclusive Sales and Marketing by Douglas Elliman Development Marketing

Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the square footage and 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 all interior structural components and other common elements). This method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Measurements of rooms set forth on this floor plan are generally taken at the farthest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts or variations. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development.



Bay



N