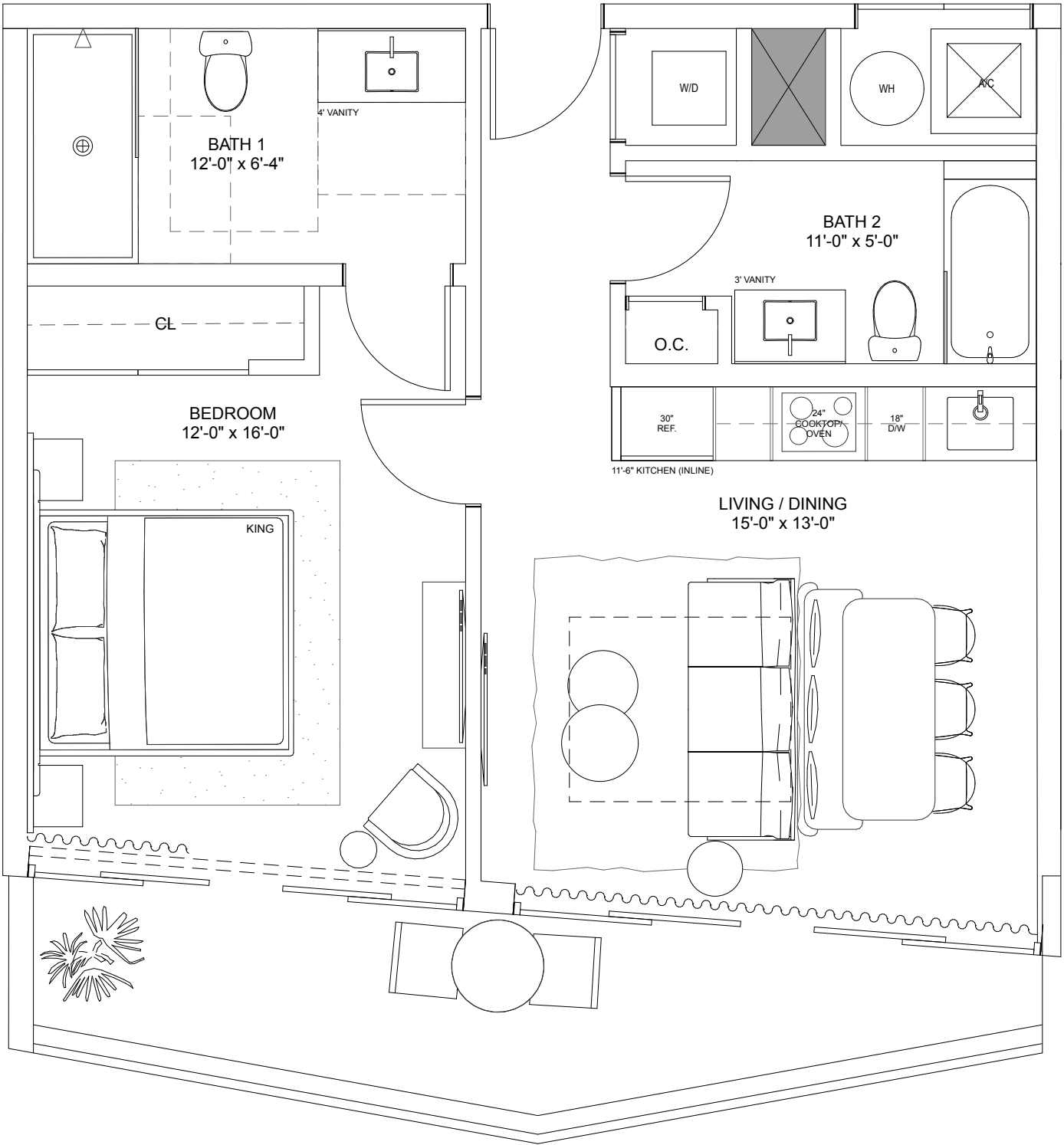
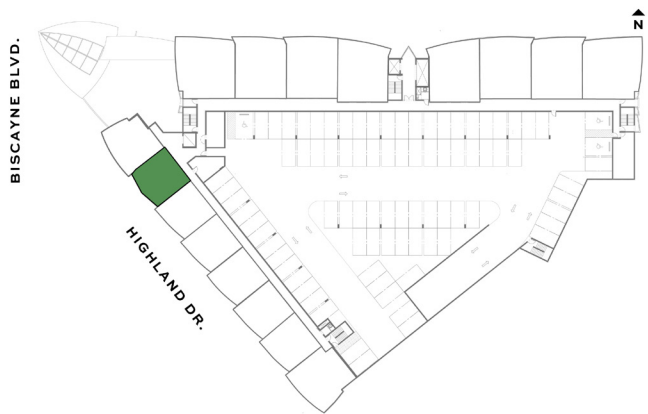


Residence F

ONE-BEDROOM / TWO-BATHROOMS

Levels 3 & 4

INTERIOR	682 S.F.	63.4 S.M.
TERRACE	136 S.F.	12.6 S.M.
TOTAL	818 S.F.	76 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

DEVELOPED BY

FORTUNE
INTERNATIONAL
GROUP



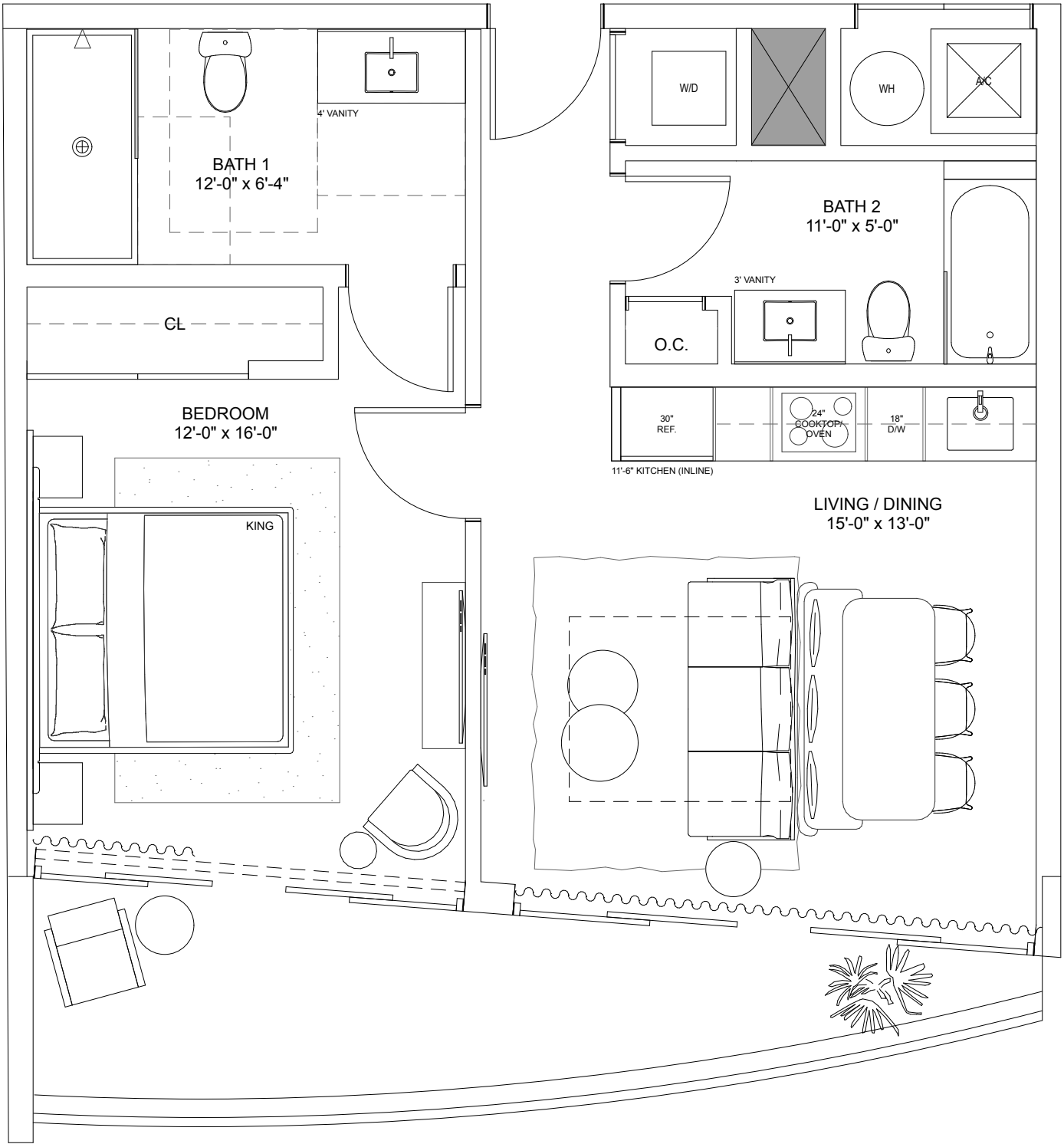
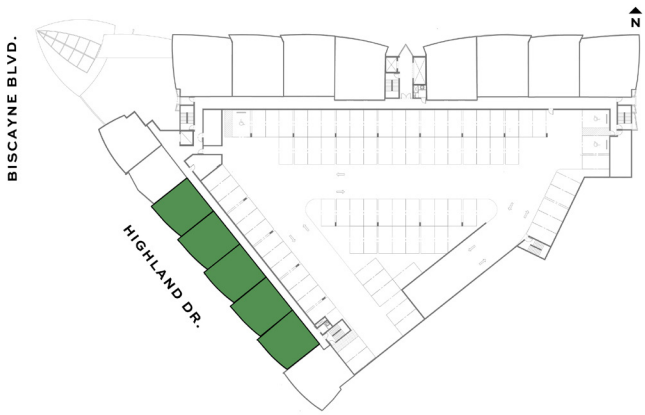
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Residence G

ONE-BEDROOM / TWO-BATHROOMS

Levels 3 & 4

INTERIOR	682 S.F.	63.4 S.M.
TERRACE	136 S.F.	12.6 S.M.
TOTAL	818 S.F.	76 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

DEVELOPED BY

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INTERNATIONAL
GROUP



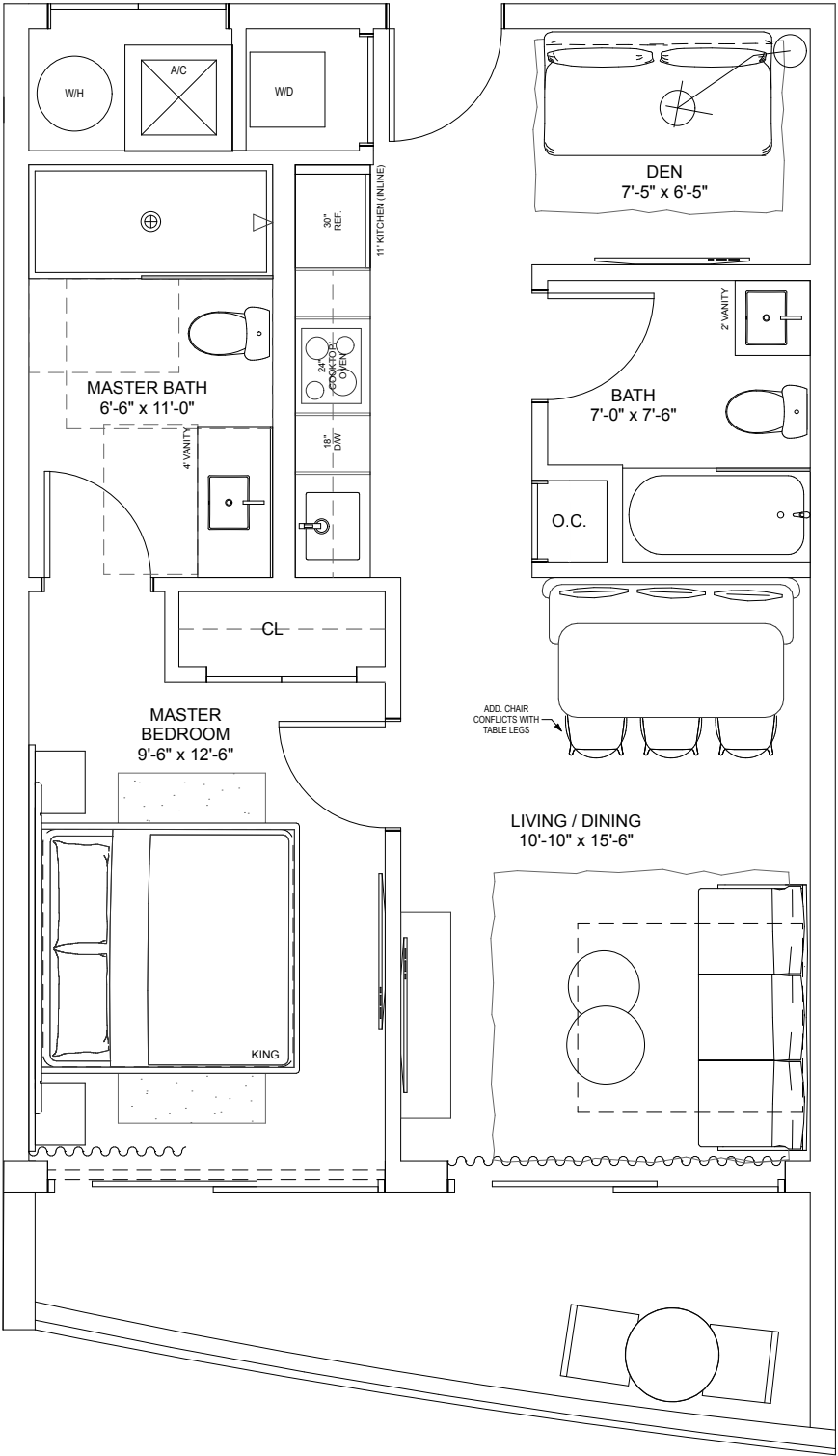
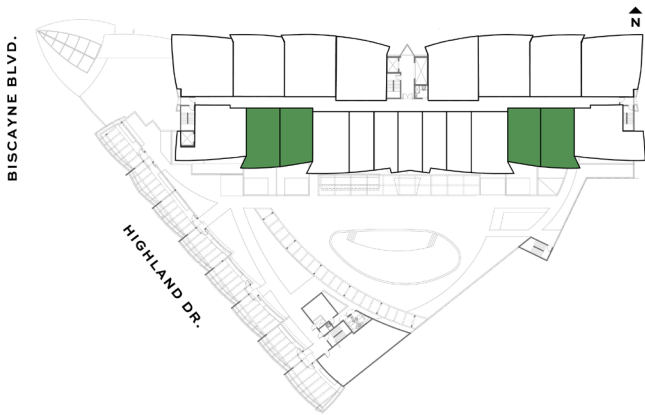
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Residence M

ONE-BEDROOM + DEN / TWO-BATHROOMS

Levels 6 thru 15

INTERIOR	679 S.F.	63.1 S.M.
TERRACE	100 S.F.	9.3 S.M.
TOTAL	779 S.F.	72.4 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

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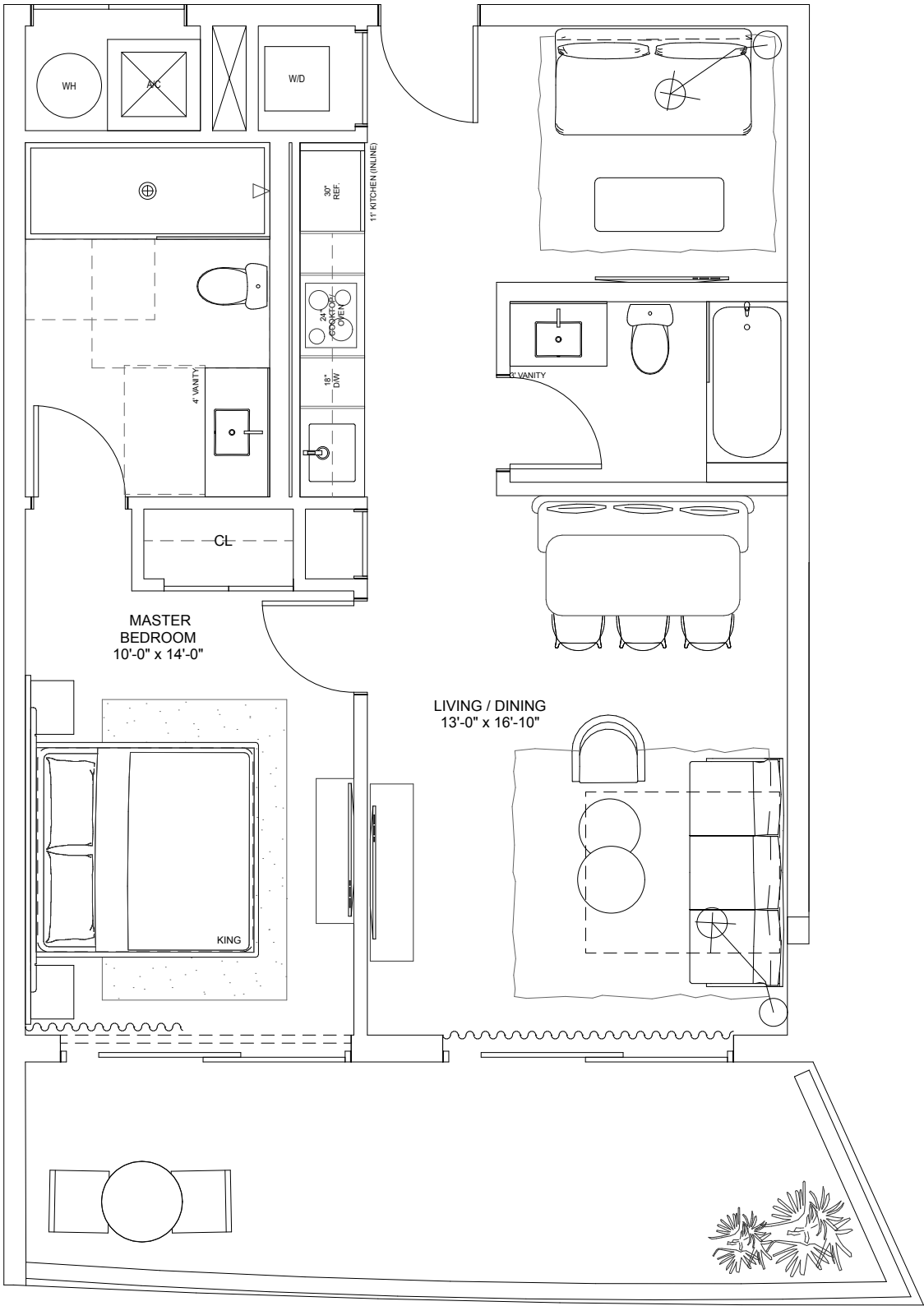
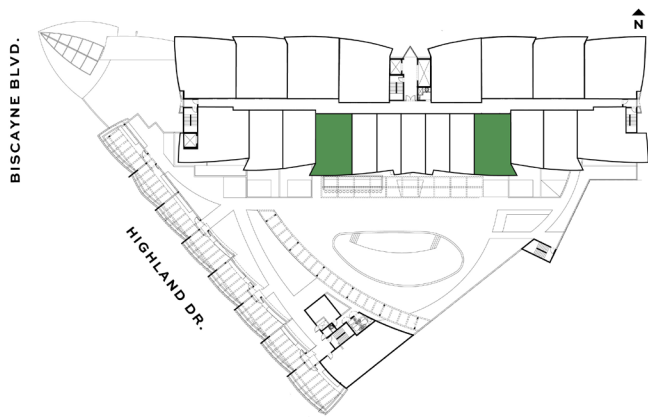
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Residence Q

ONE-BEDROOM + DEN / TWO-BATHROOMS

Levels 6 thru 15

INTERIOR	788 S.F.	73.2 S.M.
TERRACE	206 S.F.	19.1 S.M.
TOTAL	994 S.F.	92.3 S.M.



NEXO
RESIDENCES
NORTH MIAMI BEACH

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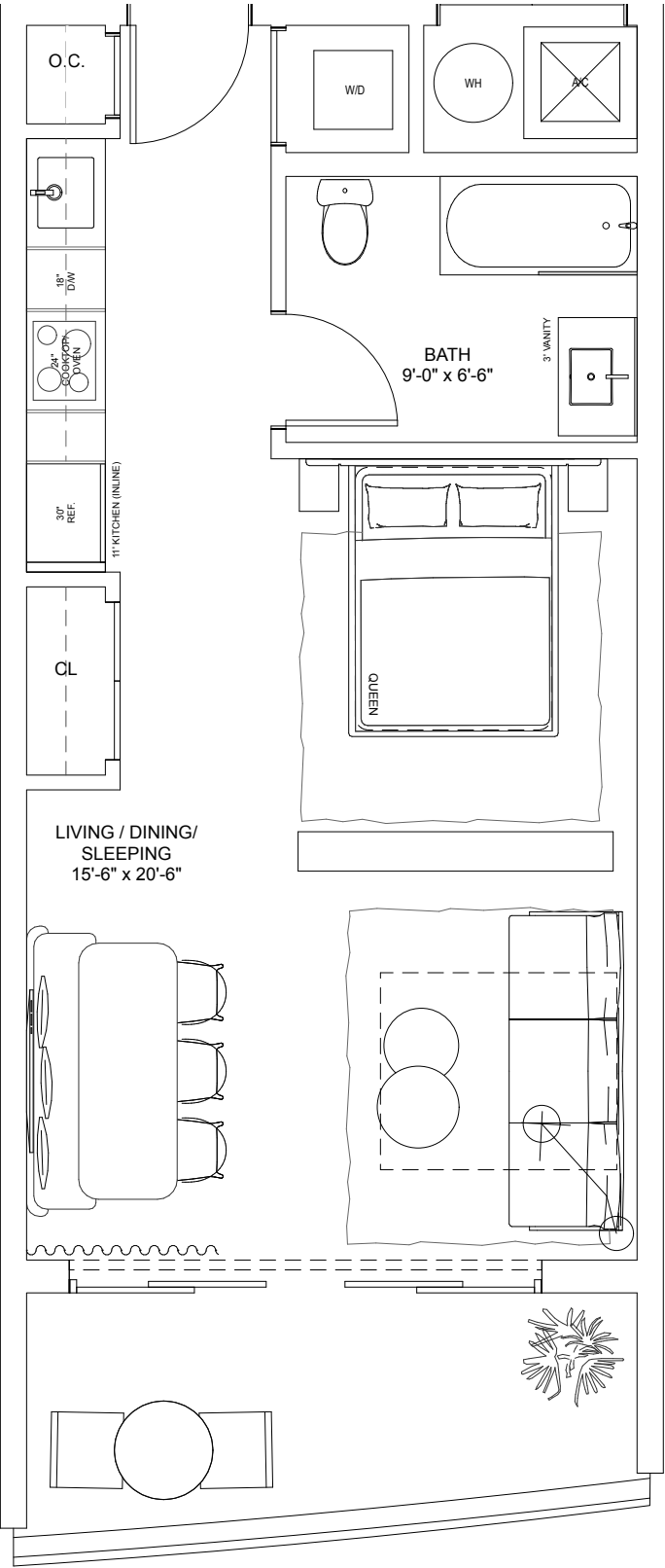
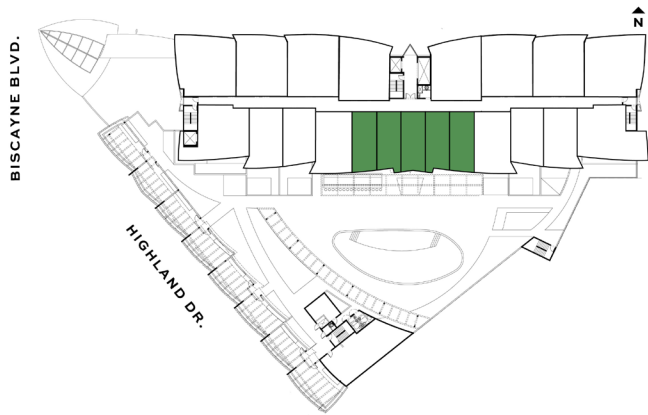


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Residence P

STUDIO
Levels 6 thru 15

INTERIOR	525 S.F.	48.8 S.M.
TERRACE	107 S.F.	9.9 S.M.
TOTAL	632 S.F.	58.7 S.M.



NEXO
RESIDENCES
NORTH MIAMI BEACH

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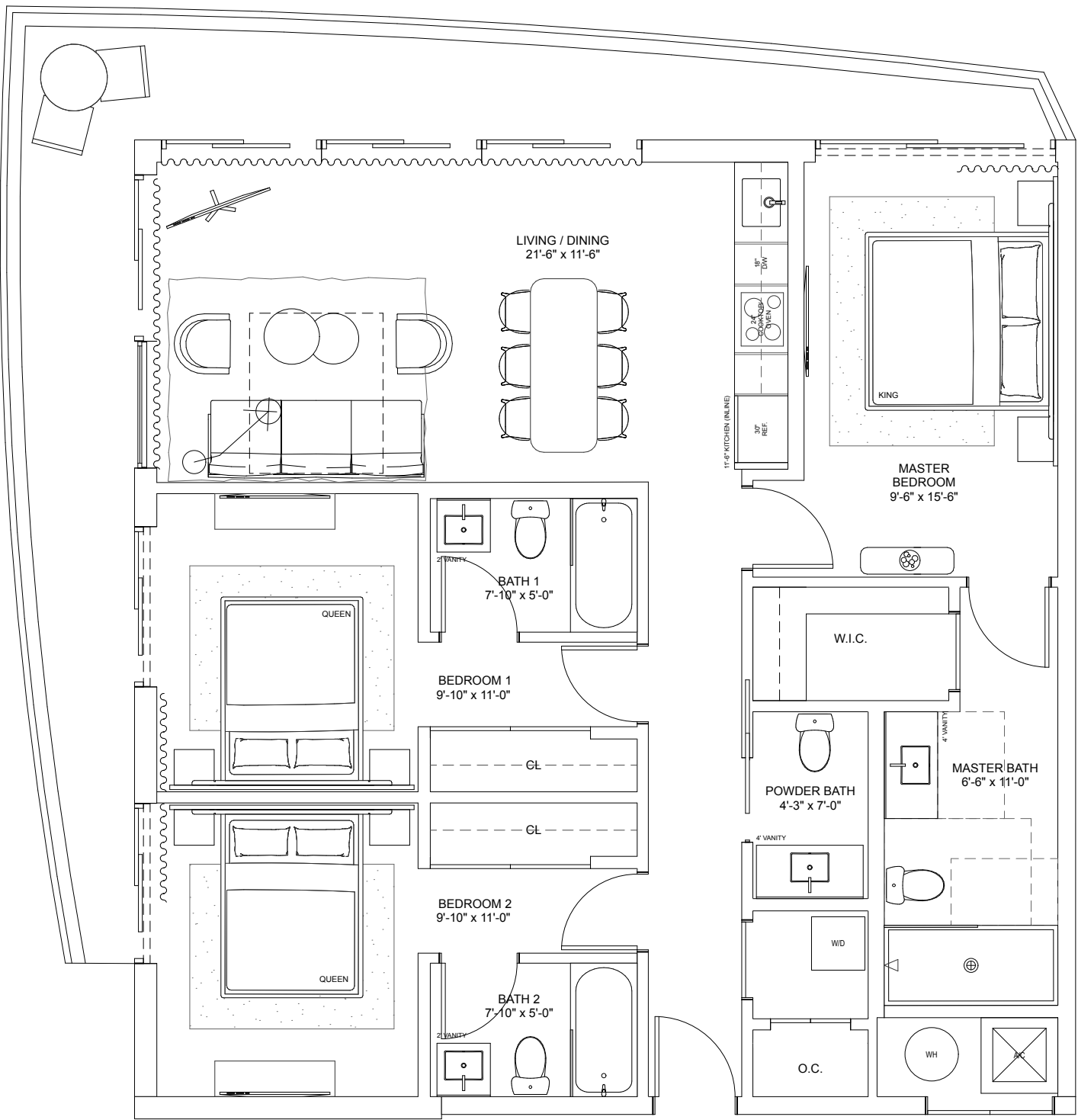
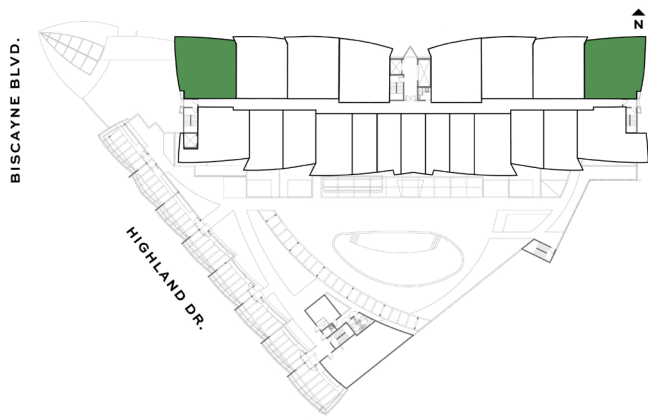


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Residence I

THREE-BEDROOMS / THREE + HALF-BATHROOMS
Levels 4 thru 15

INTERIOR	1,262 S.F.	117.2 S.M.
TERRACE	297 S.F.	27.6 S.M.
TOTAL	1,559 S.F.	144.8 S.M.



NEXO
RESIDENCES
NORTH MIAMI BEACH

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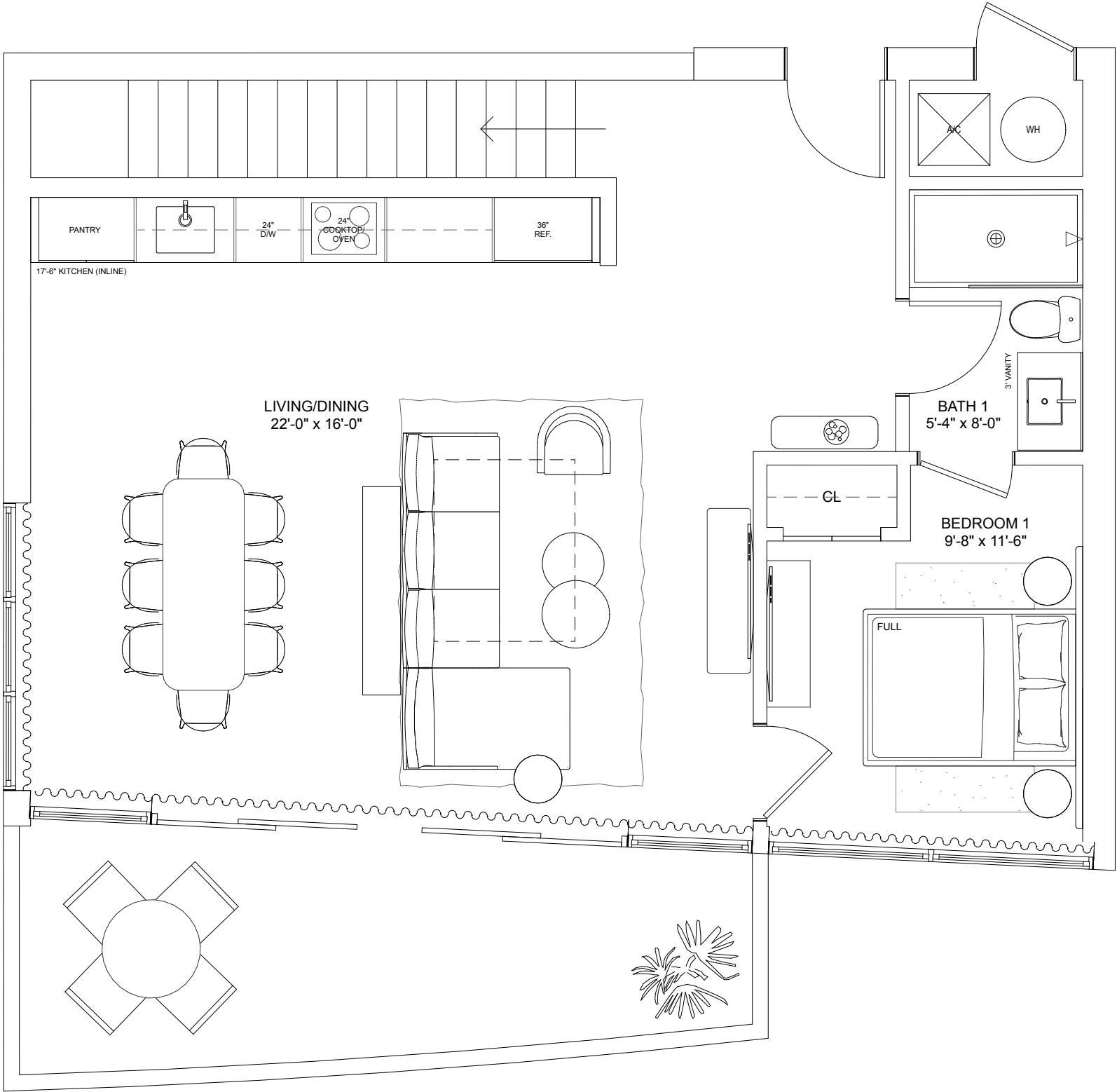
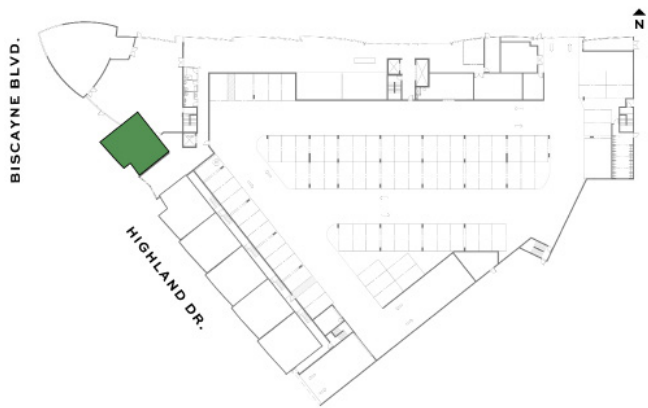
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Townhome A

FOUR-BEDROOMS / FOUR-BATHROOMS

Ground Floor

INTERIOR	1,951 S.F.	181.3 S.M.
TERRACE	395 S.F.	36.7 S.M.
TOTAL	2,346 S.F.	218 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

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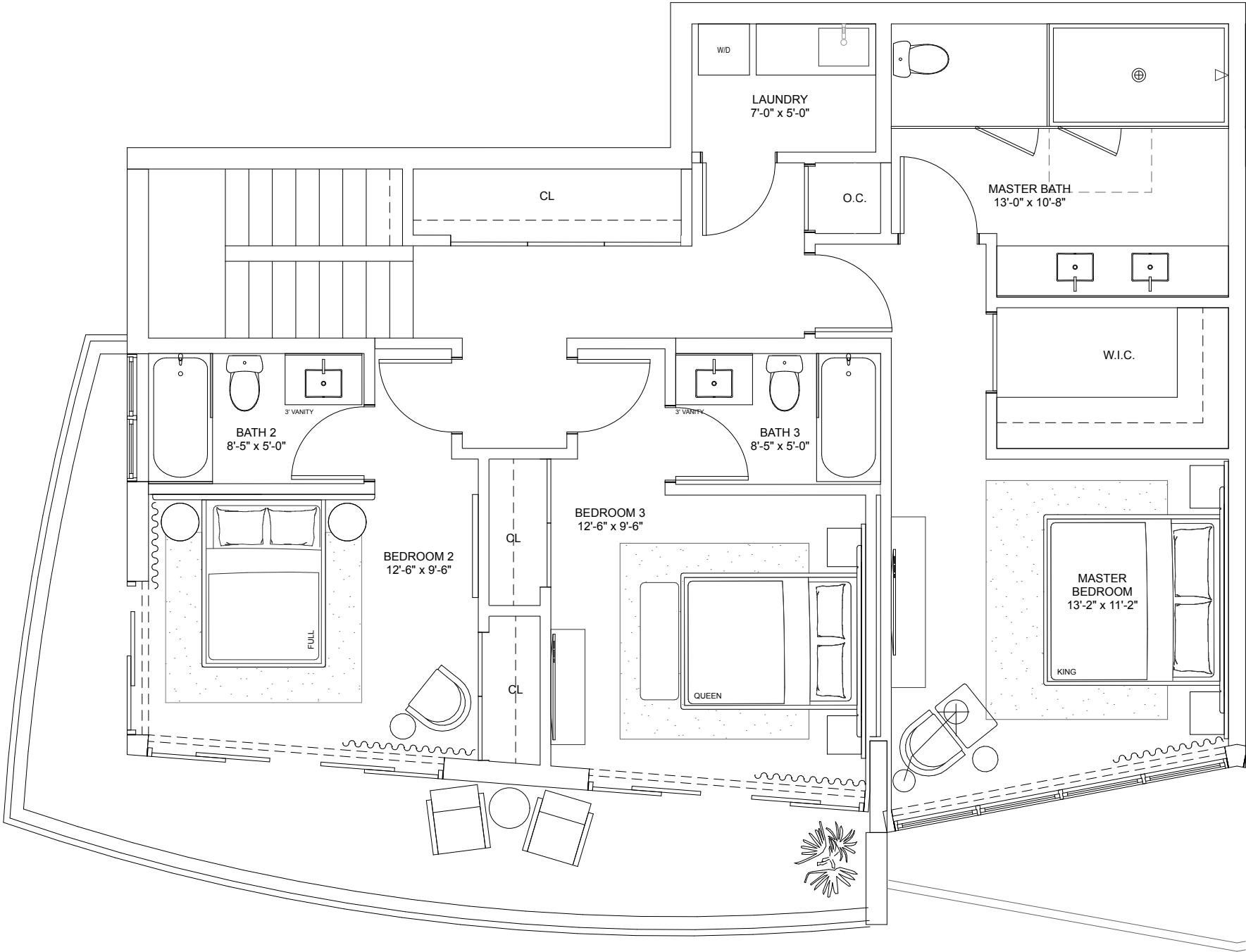
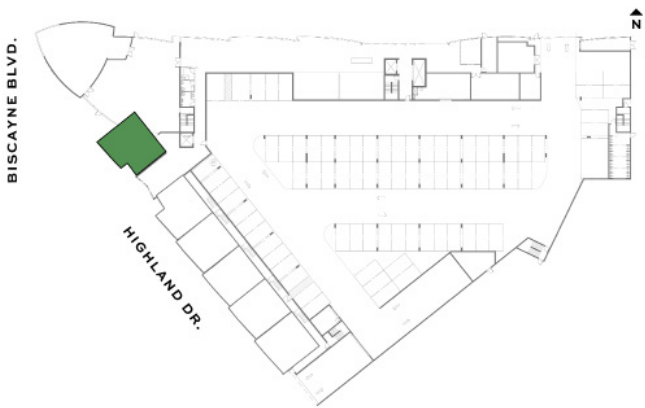
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Townhome A

FOUR-BEDROOMS / FOUR-BATHROOMS

Level 2

INTERIOR	1,951 S.F.	181.3 S.M.
TERRACE	395 S.F.	36.7 S.M.
TOTAL	2,346 S.F.	218 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

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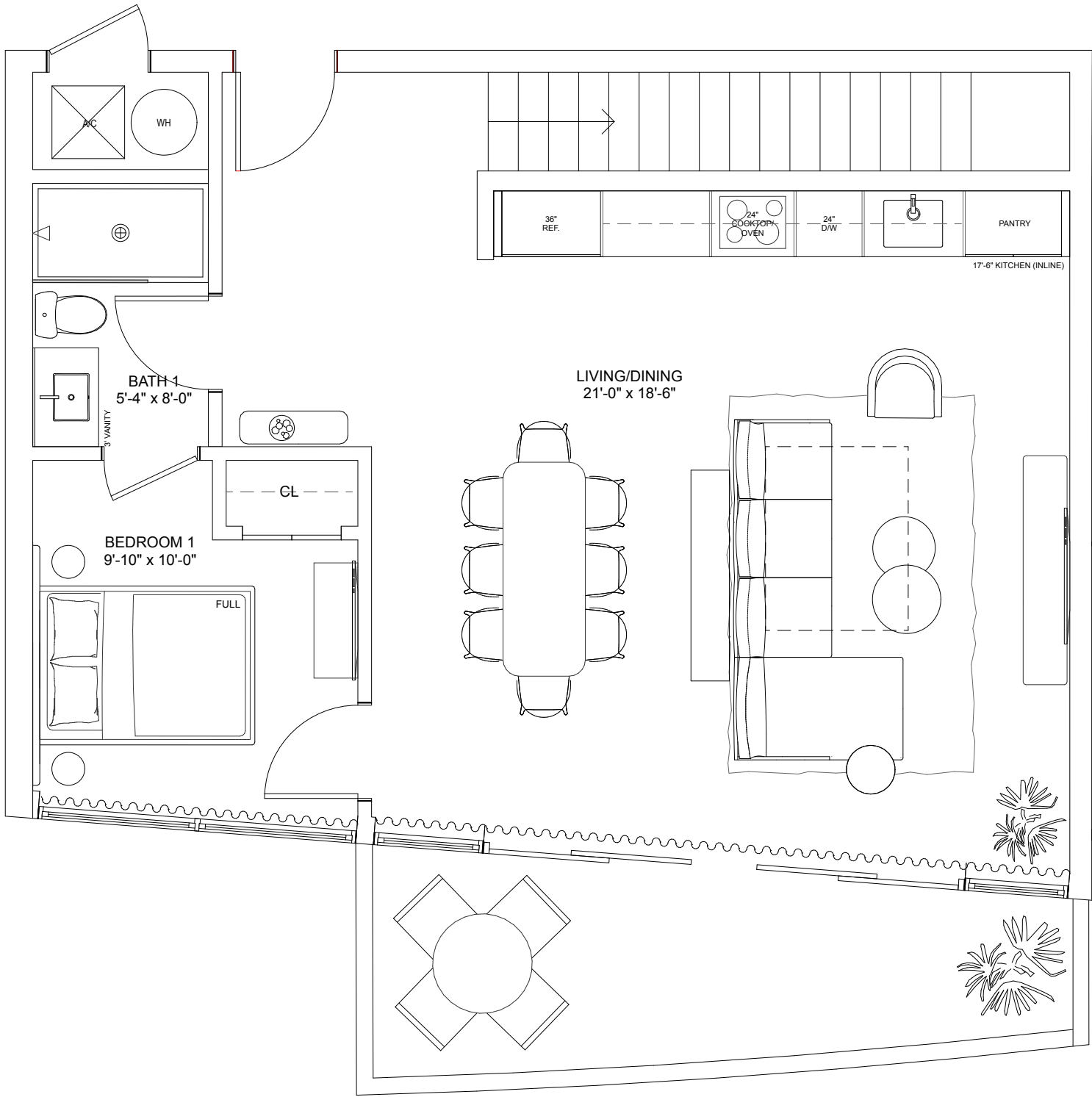
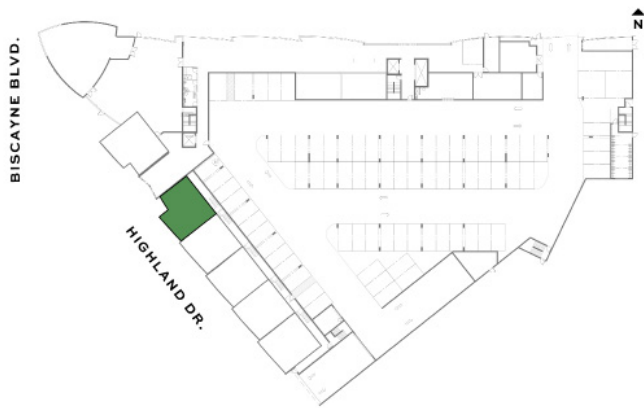
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Townhome B

FOUR-BEDROOMS / FOUR-BATHROOMS

Ground Floor

INTERIOR	2,190 S.F.	203.5 S.M.
TERRACE	274 S.F.	25.5 S.M.
TOTAL	2,464 S.F.	229 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

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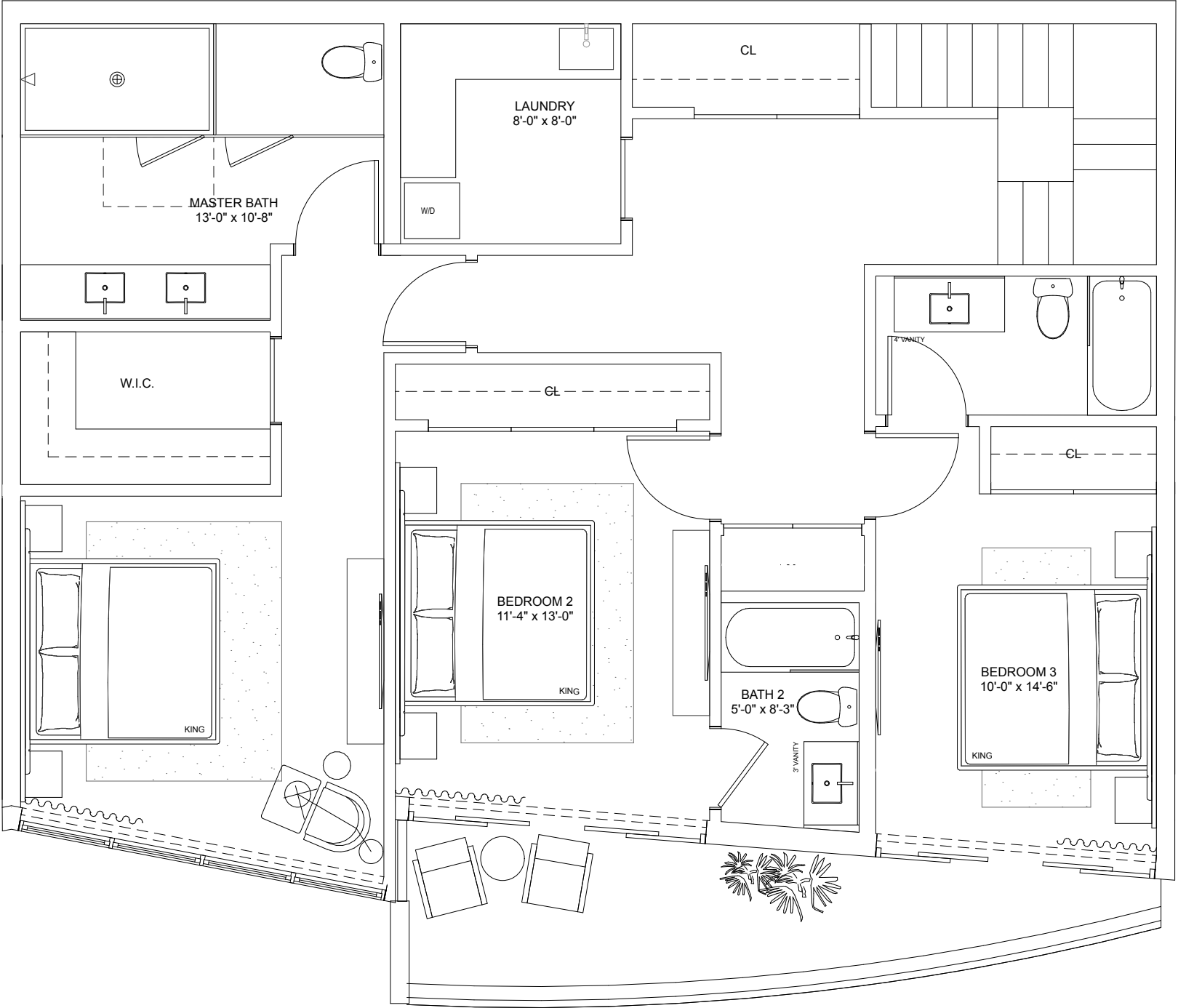
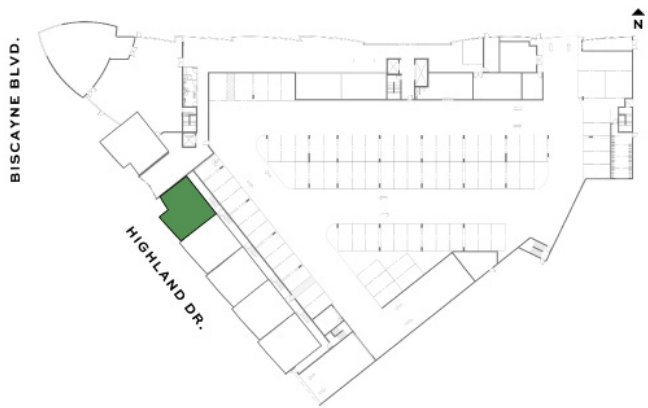
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Townhome B

FOUR-BEDROOMS / FOUR-BATHROOMS

Level 2

INTERIOR	2,190 S.F.	203.5 S.M.
TERRACE	274 S.F.	25.5 S.M.
TOTAL	2,464 S.F.	229 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

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Townhome C

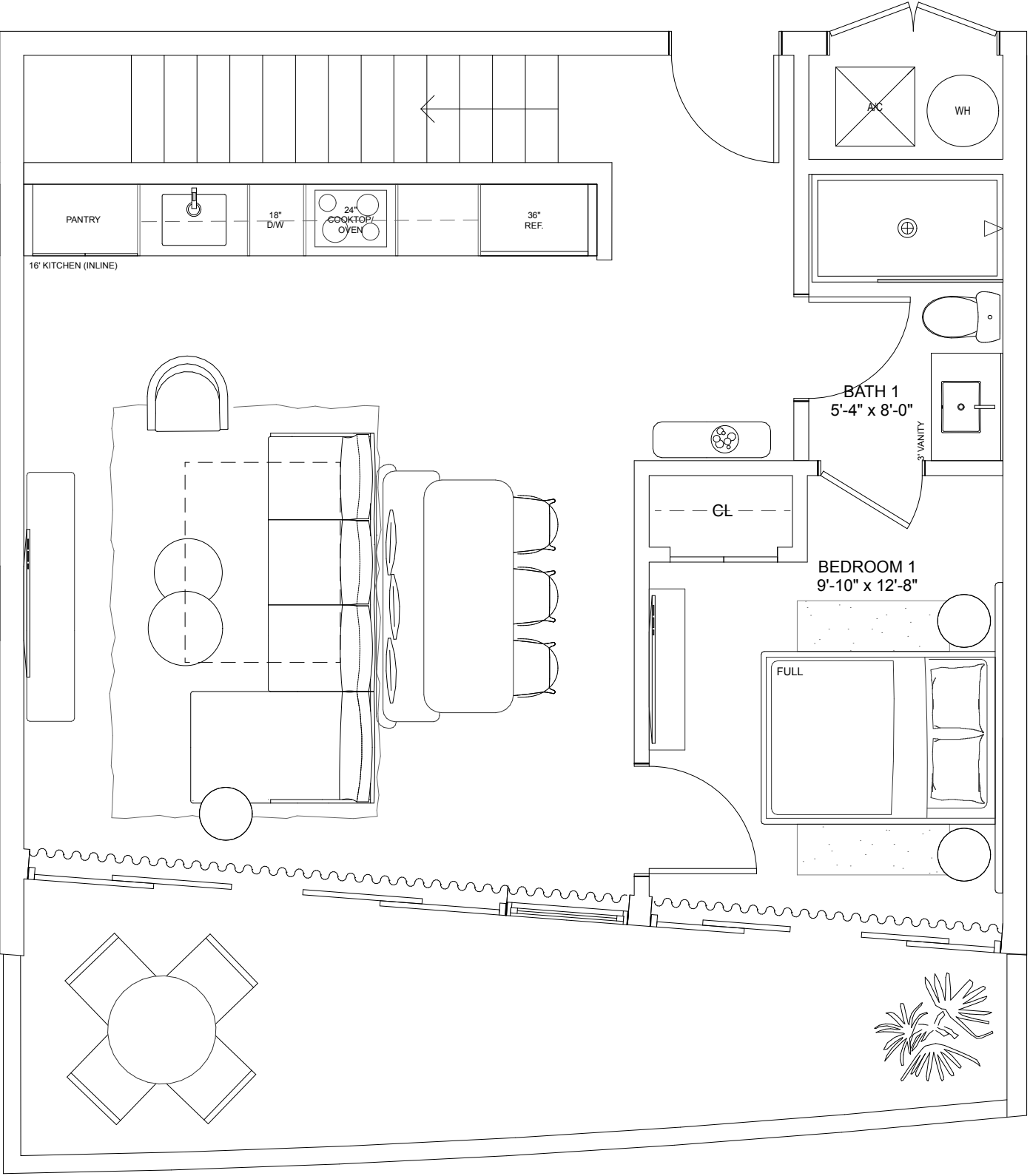
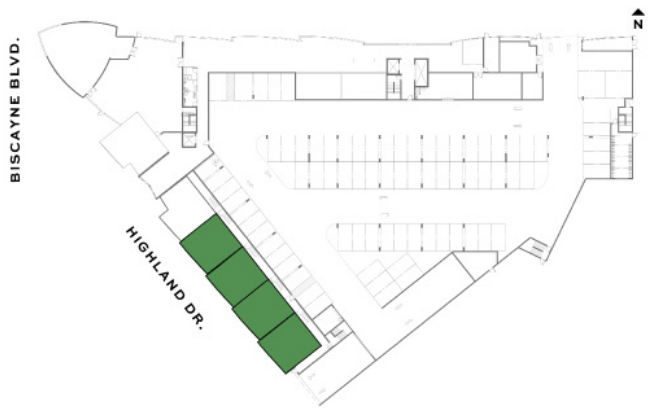
THREE-BEDROOMS / THREE-BATHROOMS

Ground Floor

INTERIOR 1,486 S.F. 138.1 S.M.

TERRACE 320 S.F. 29.7 S.M.

TOTAL 1,806 S.F. 167.8 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

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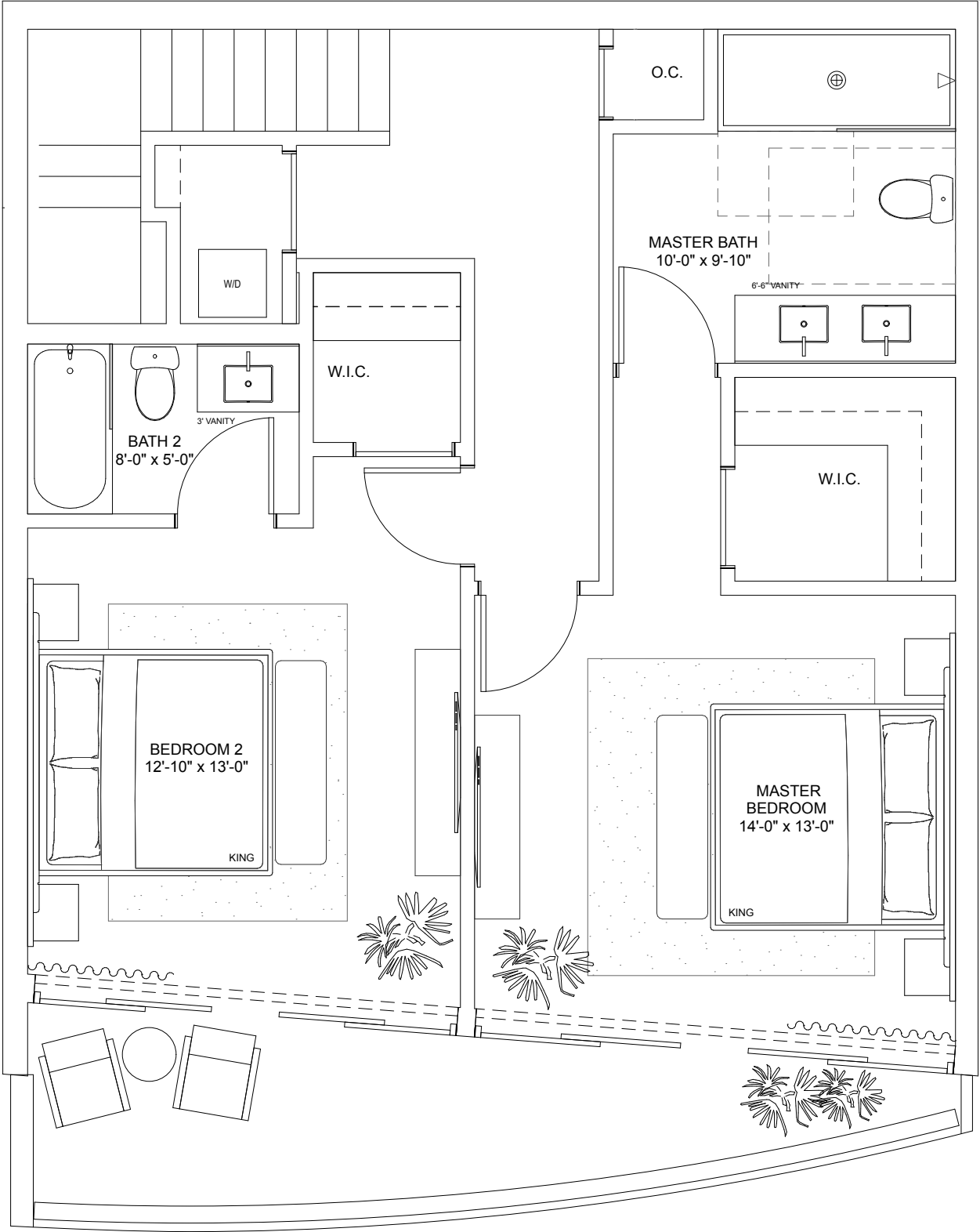
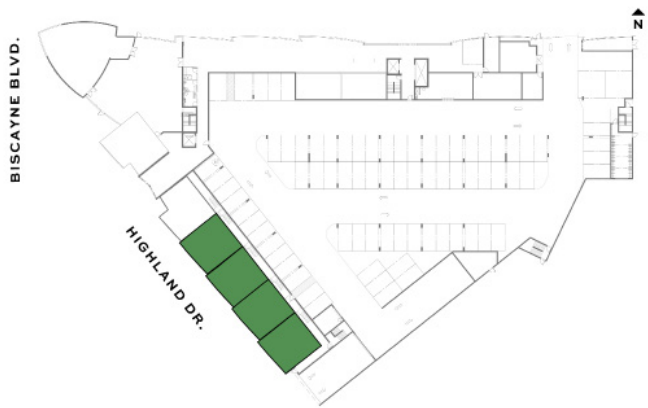
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Townhome C

THREE-BEDROOMS / THREE-BATHROOMS

Level 2

INTERIOR	1,486 S.F.	138.1 S.M.
TERRACE	320 S.F.	29.7 S.M.
TOTAL	1,806 S.F.	167.8 S.M.



NEXO

RESIDENCES
NORTH MIAMI BEACH

DEVELOPED BY

FORTUNE
INTERNATIONAL
GROUP

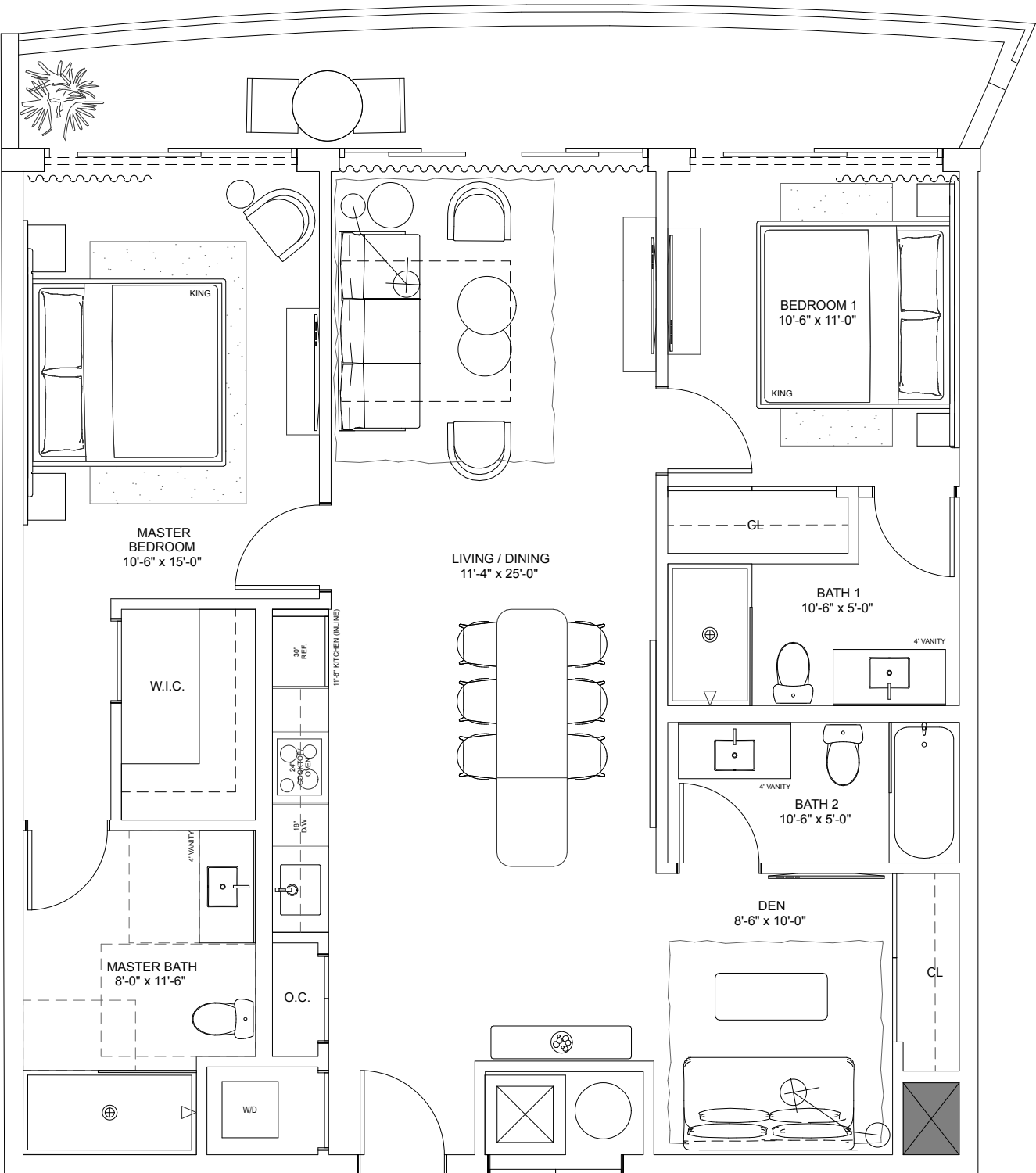
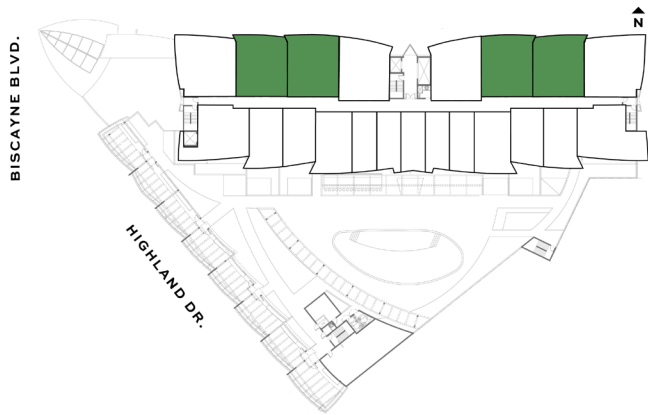


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Residence J

TWO-BEDROOMS + DEN / THREE-BATHROOMS
Levels 4 thru 15

INTERIOR	1,230 S.F.	114.3 S.M.
TERRACE	155 S.F.	14.4 S.M.
TOTAL	1,385 S.F.	128.7 S.M.



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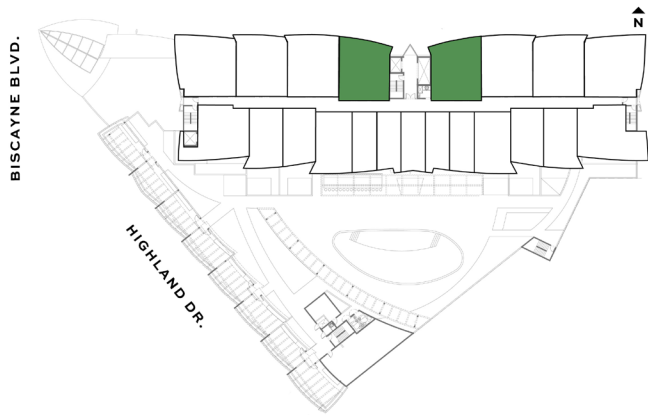


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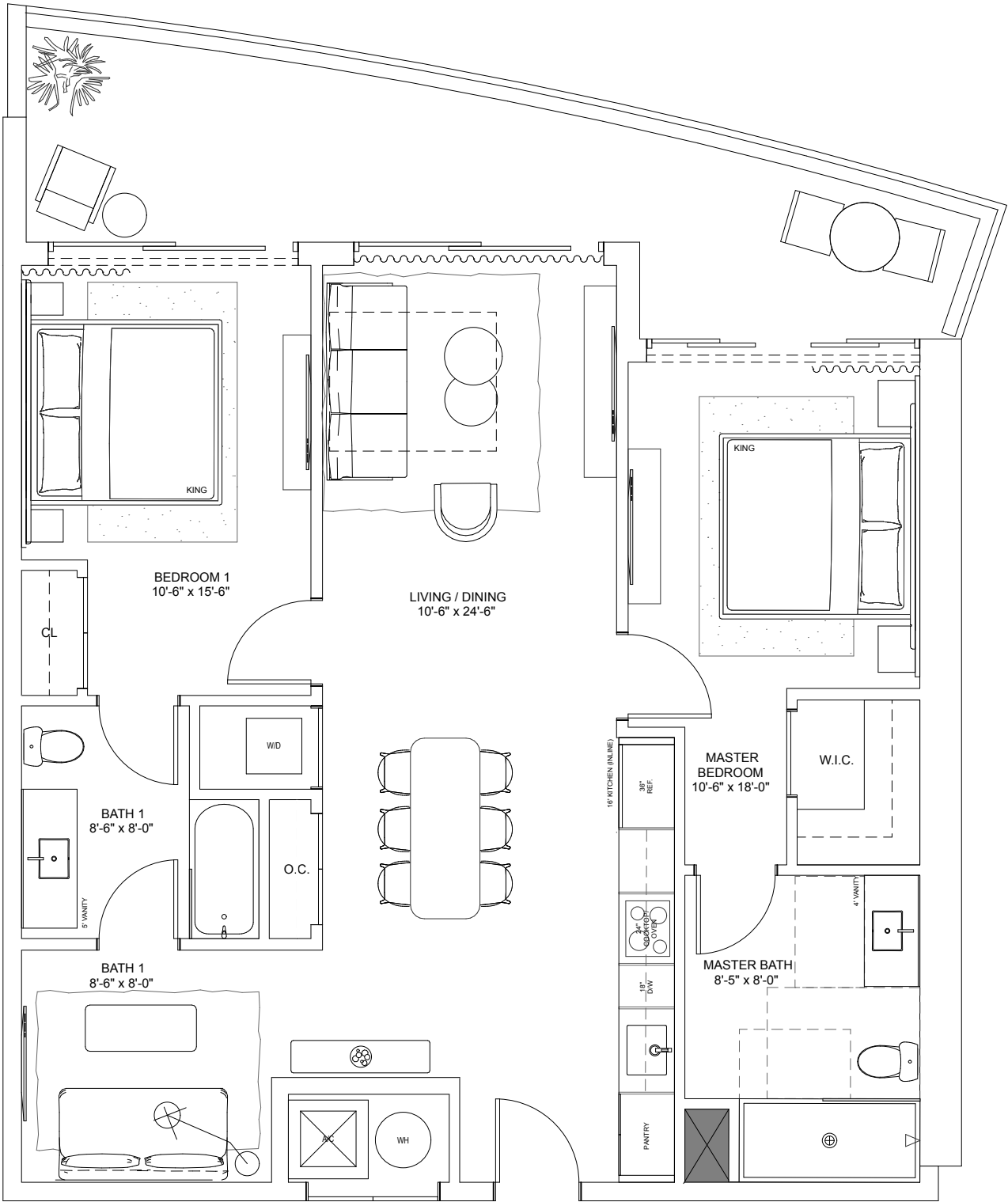
Residence K

TWO-BEDROOMS + DEN / TWO-BATHROOMS
Levels 4 thru 15

INTERIOR	1,102 S.F.	102.4 S.M.
TERRACE	238 S.F.	22.1 S.M.
TOTAL	1,340 S.F.	124.5 S.M.



NEXO
RESIDENCES
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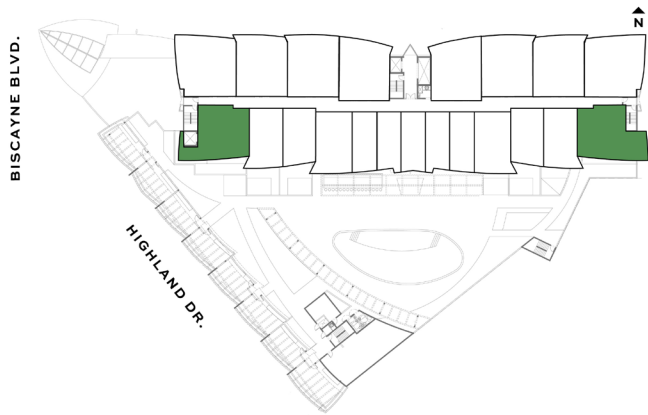
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Residence R

TWO-BEDROOMS + DEN / TWO-BATHROOMS

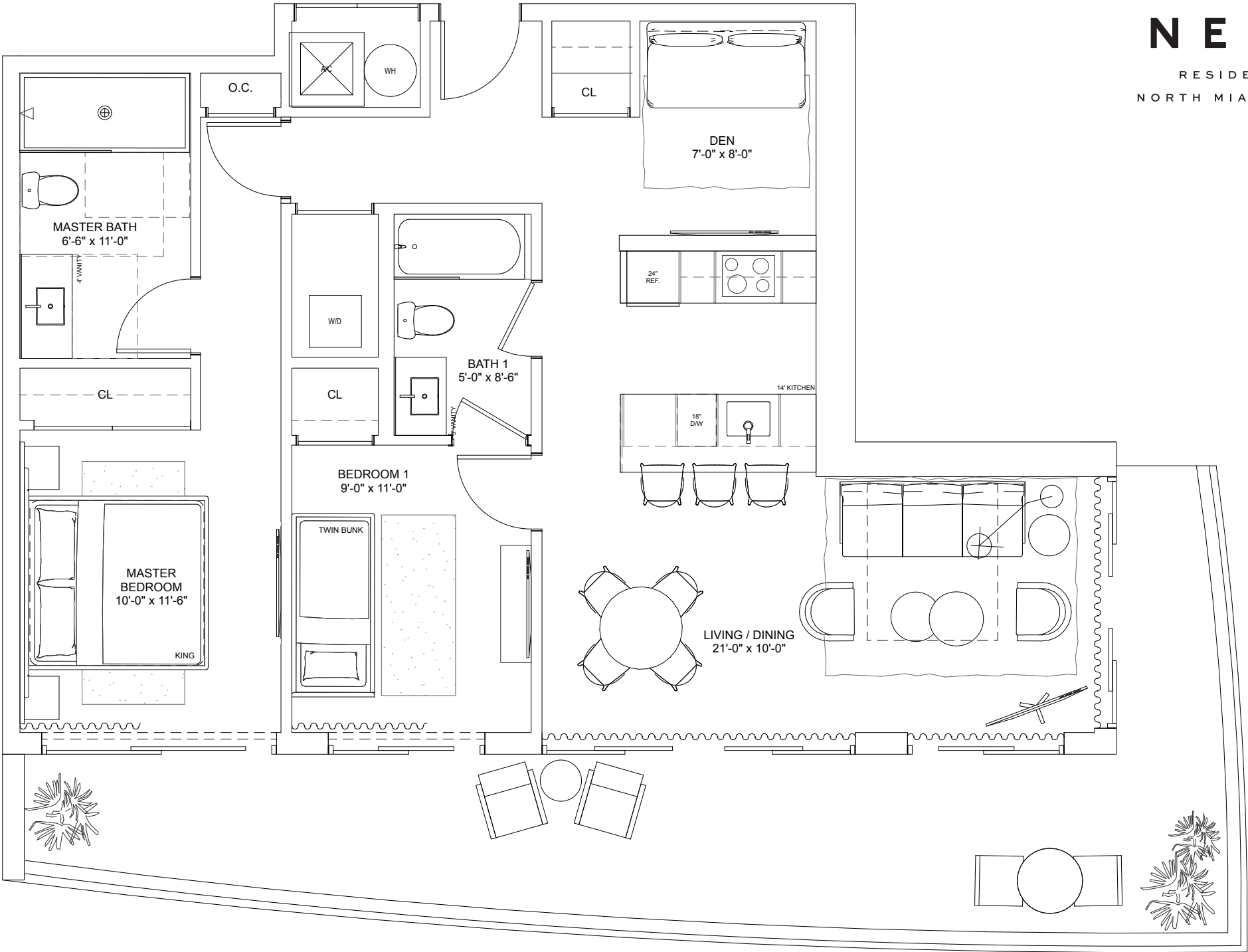
Levels 6 thru 15

INTERIOR	1,015 S.F.	94.3 S.M.
TERRACE	368 S.F.	34.2 S.M.
TOTAL	1,383 S.F.	128.5 S.M.



NEXO

RESIDENCES
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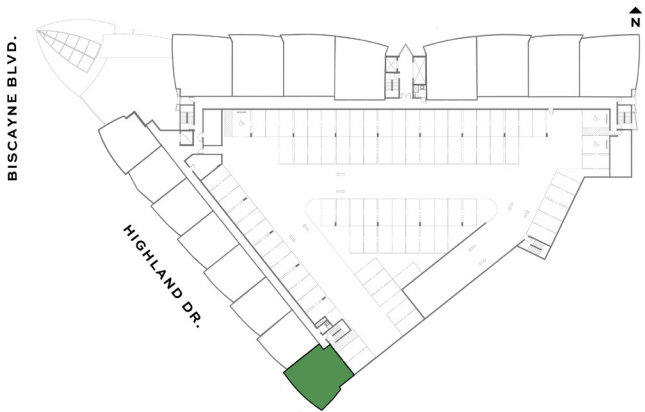
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Residence H

TWO-BEDROOMS / TWO-BATHROOMS

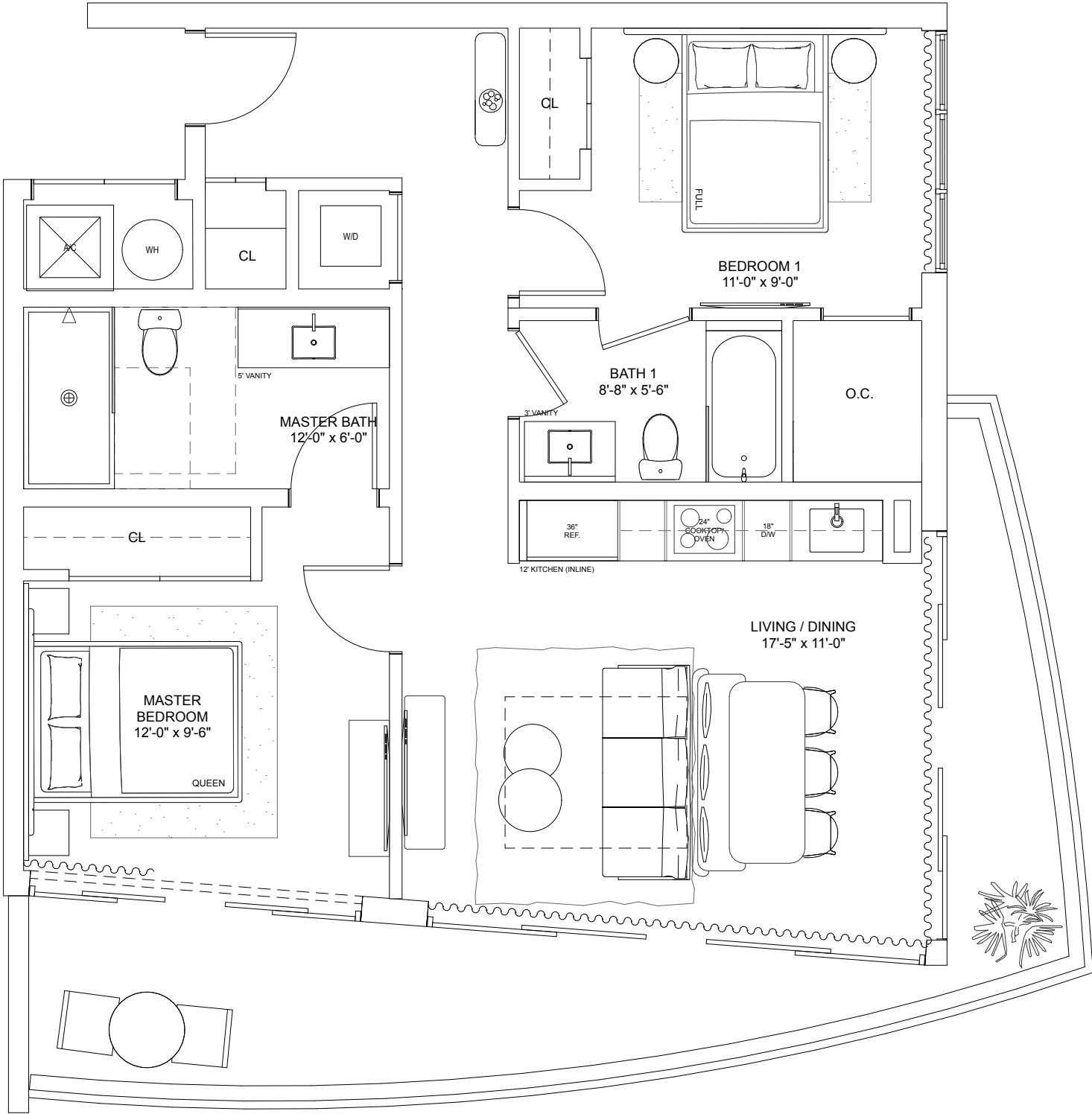
Level 4

INTERIOR	900 S.F.	83.6 S.M.
TERRACE	228 S.F.	21.2 S.M.
TOTAL	1,128 S.F.	104.8 S.M.



NEXO

RESIDENCES
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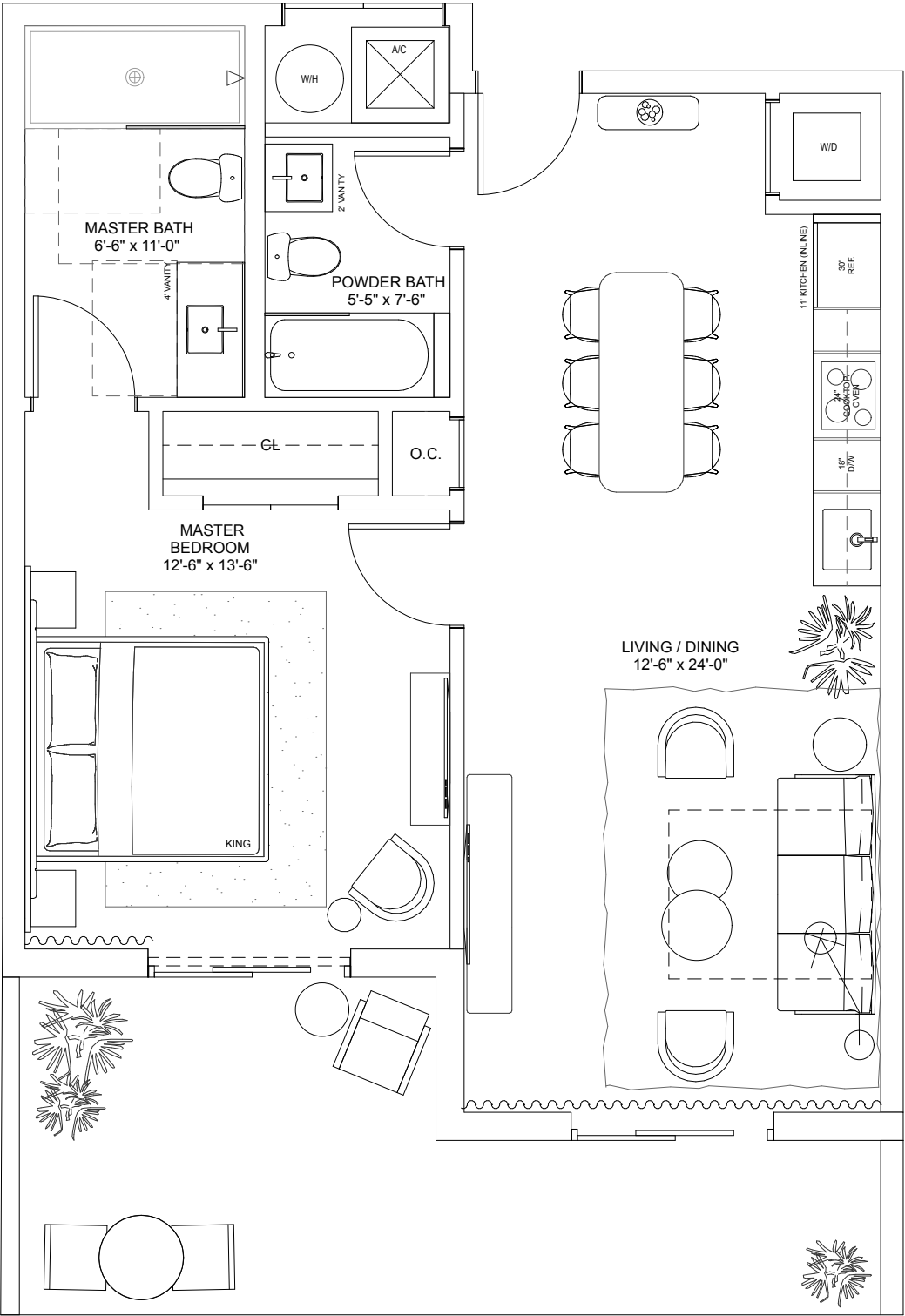
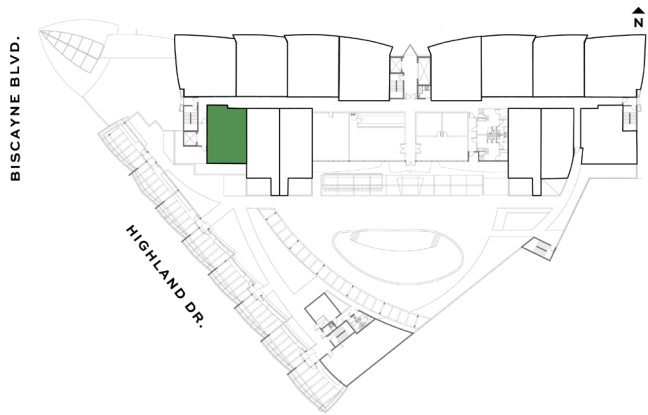
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Residence L

ONE-BEDROOM / TWO-BATHROOMS

Level 5

INTERIOR	780 S.F.	72.5 S.M.
TERRACE	775 S.F.	72 S.M.
TOTAL	1,555 S.F.	144.5 S.M.



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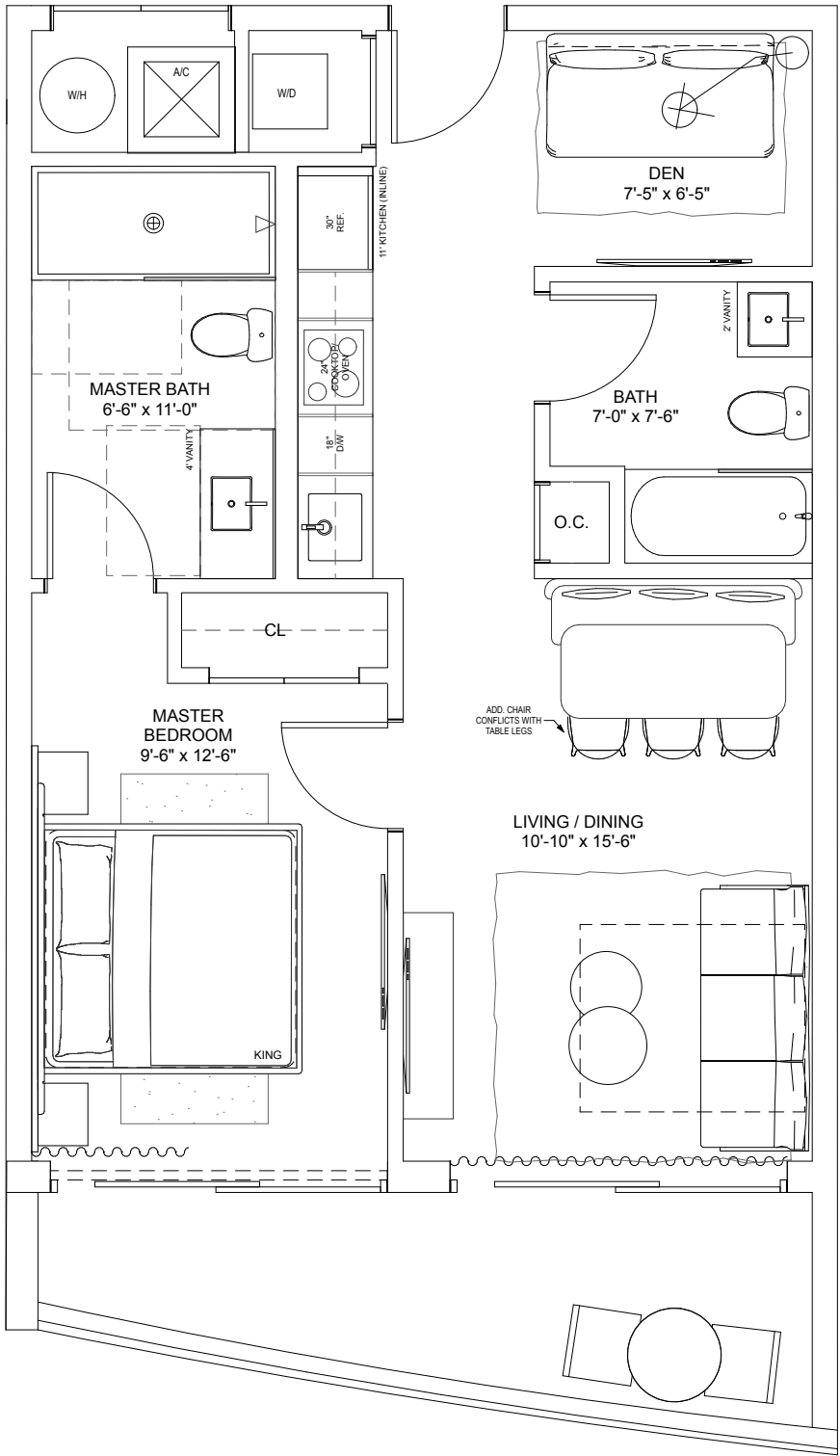
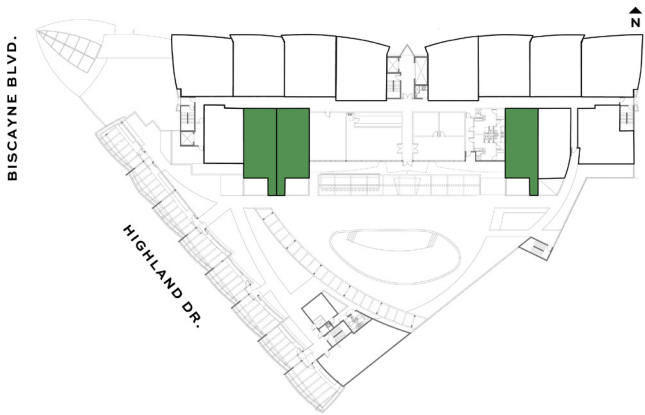
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Residence M1

ONE-BEDROOM + DEN / TWO-BATHROOMS

Level 5

INTERIOR	679 S.F.	63.1 S.M.
TERRACE	574 S.F.	53.3 S.M.
TOTAL	1,253 S.F.	116.4 S.M.



NEXO

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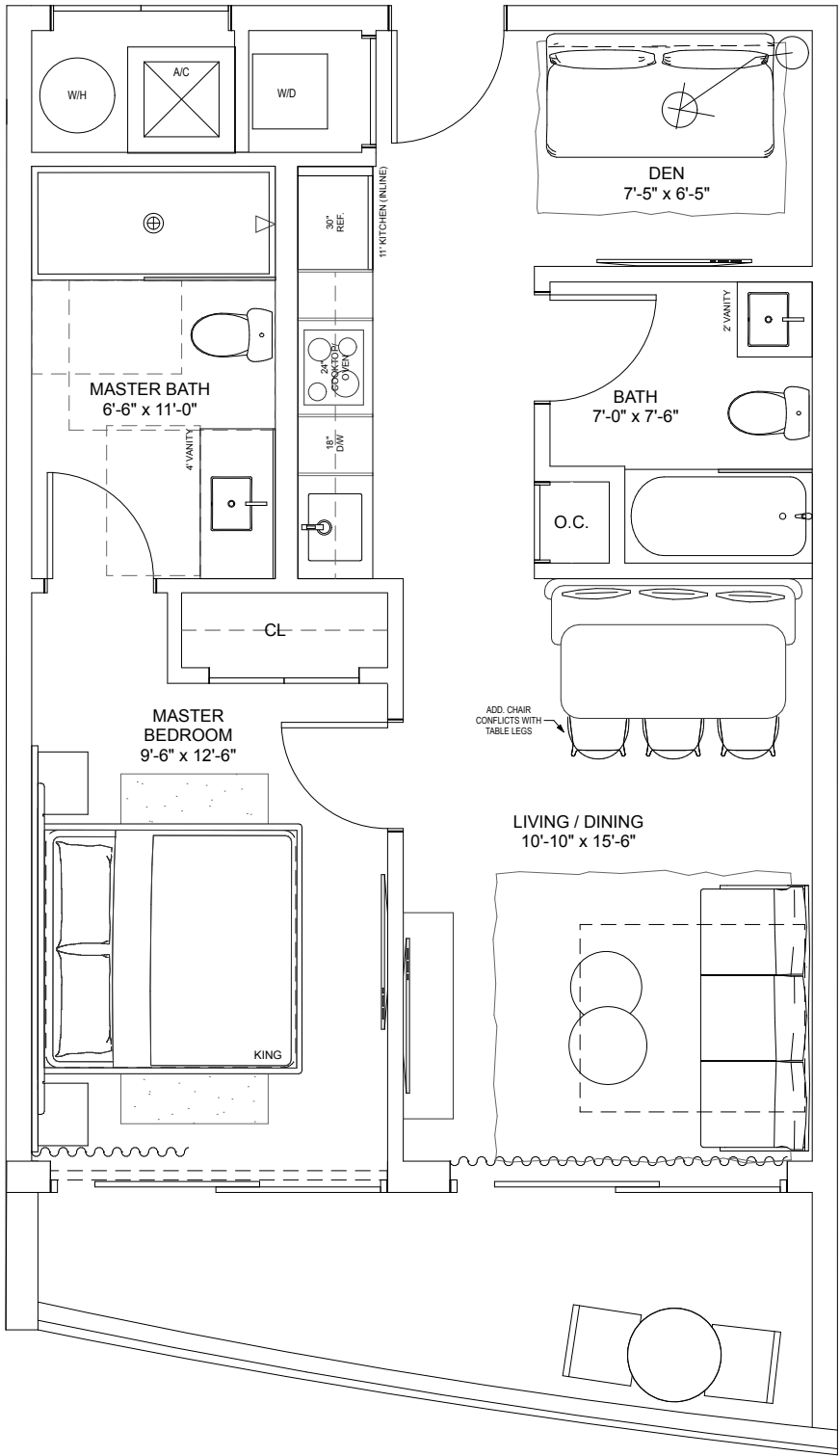
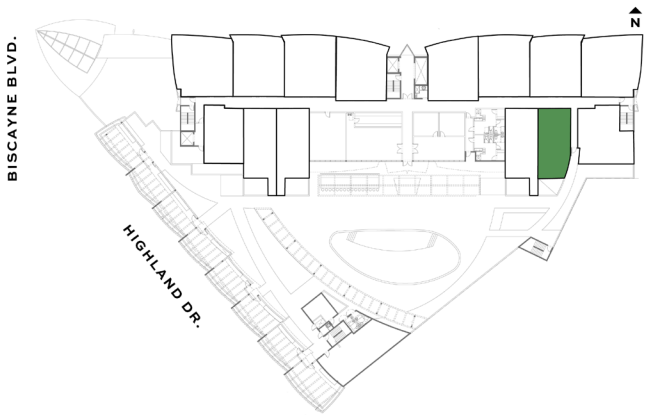


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Residence M2

ONE-BEDROOM + DEN / TWO-BATHROOMS
Level 5

INTERIOR	679 S.F.	63.1 S.M.
TERRACE	479 S.F.	44.5 S.M.
TOTAL	1,158 S.F.	107.6 S.M.



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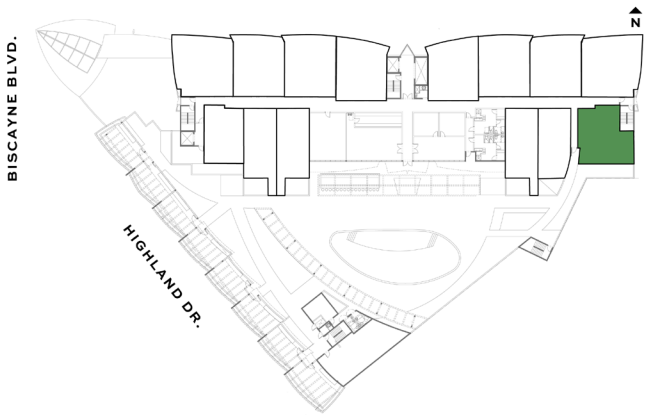
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Residence N

ONE-BEDROOM + DEN / TWO-BATHROOMS

Level 5

INTERIOR	878 S.F.	81.6 S.M.
TERRACE	385 S.F.	35.8 S.M.
TOTAL	1,263 S.F.	117.4 S.M.



NEXO

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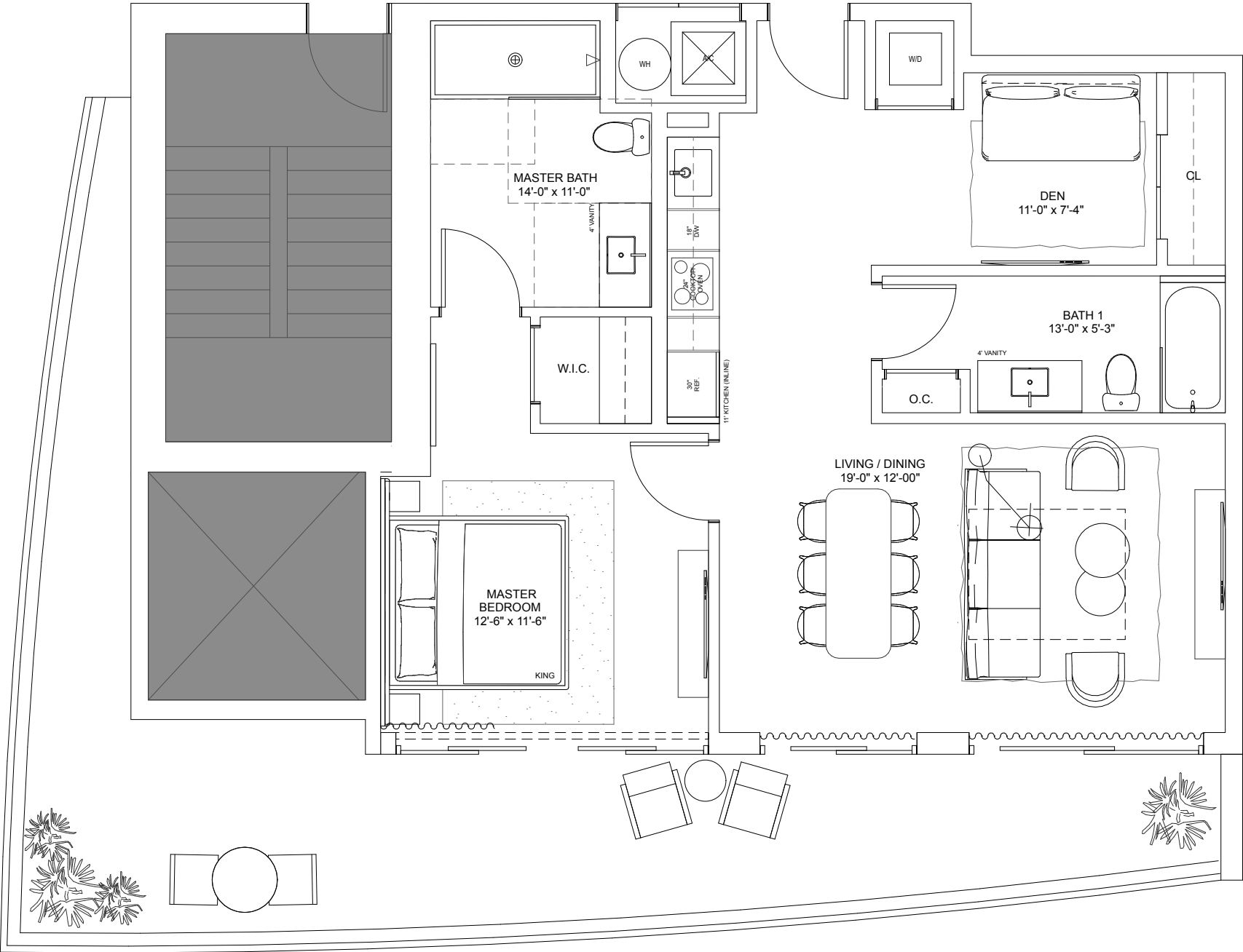
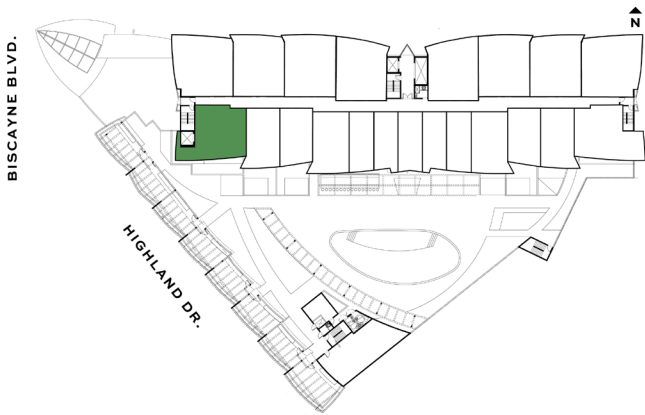
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Residence O

ONE-BEDROOM + DEN / TWO-BATHROOMS

Level 6

INTERIOR	906 S.F.	84.2 S.M.
TERRACE	379 S.F.	35.2 S.M.
TOTAL	1,285 S.F.	119.4 S.M.



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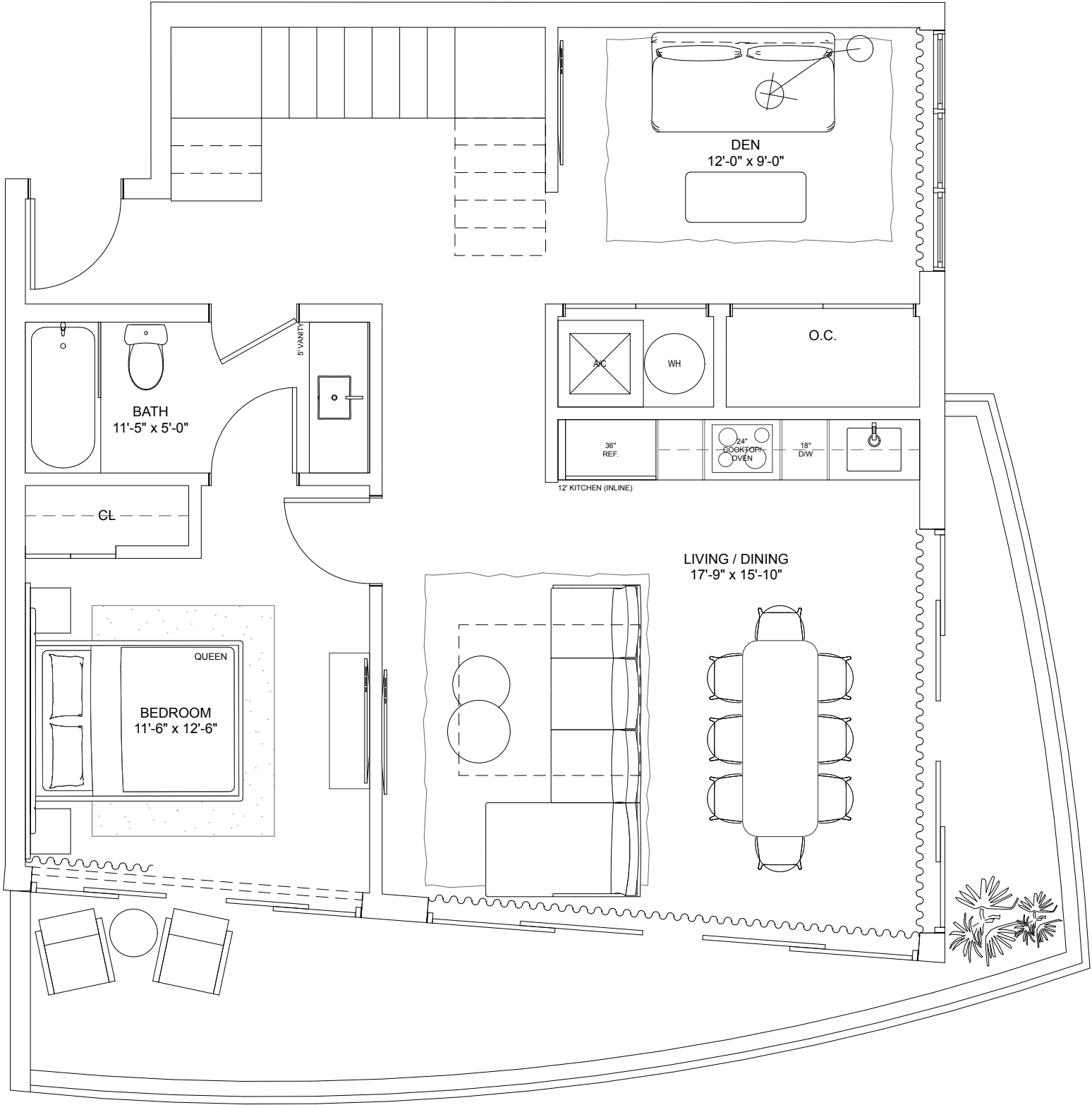
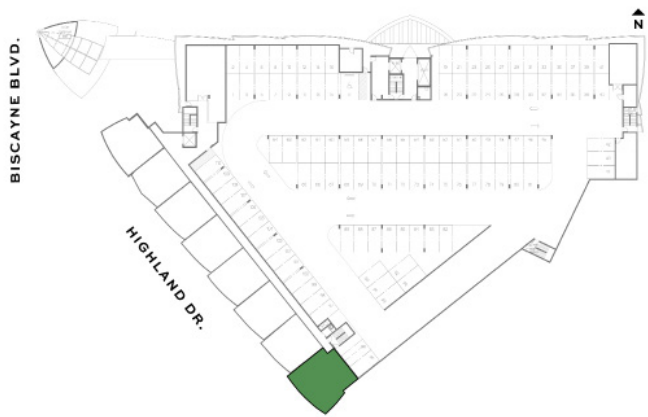
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Townhome D

THREE-BEDROOMS + DEN / THREE-BATHROOMS

Level 2

INTERIOR	1,840 S.F.	170.9 S.M.
TERRACE	455 S.F.	42.3 S.M.
TOTAL	2,295 S.F.	213.2 S.M.



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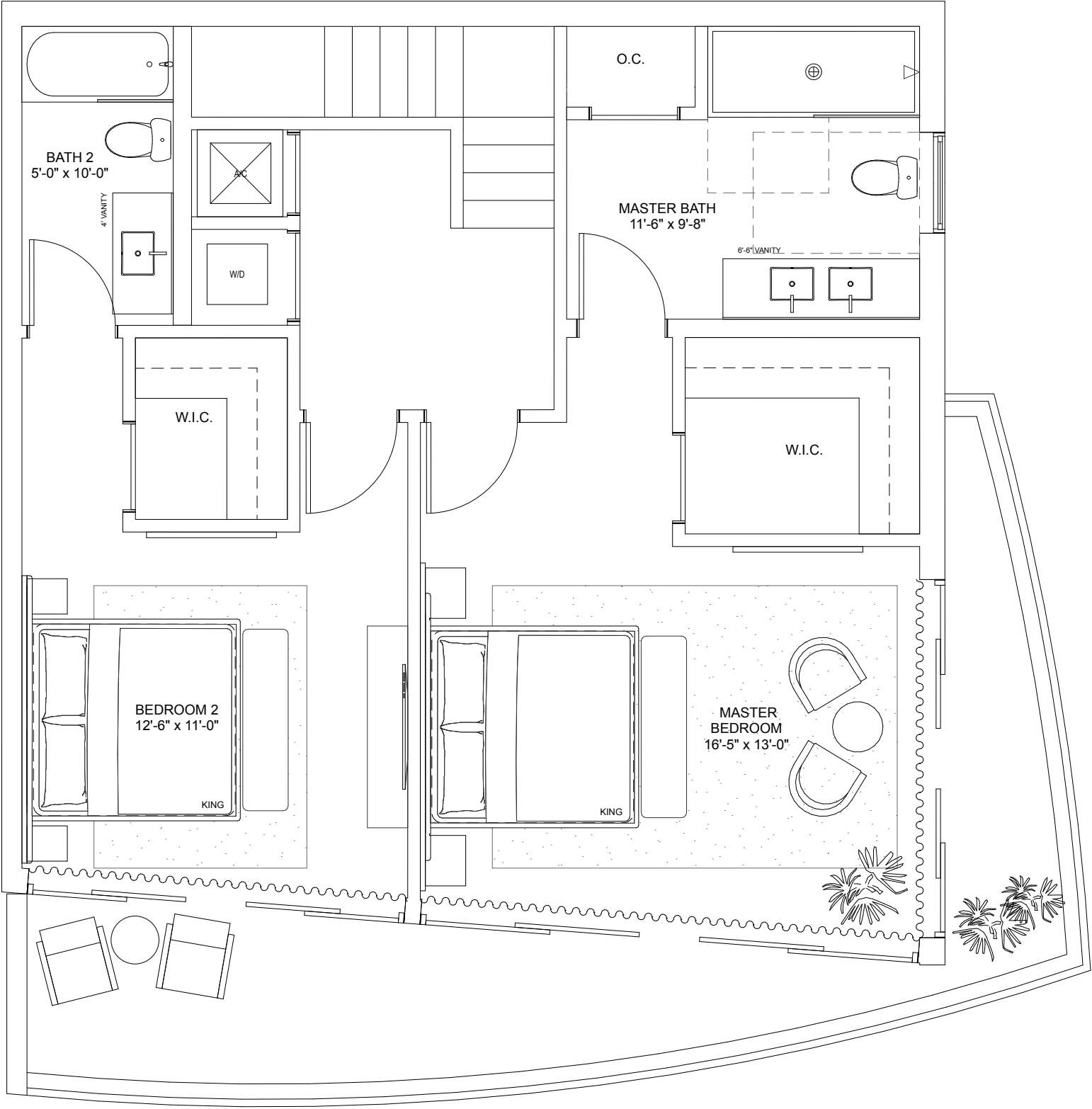
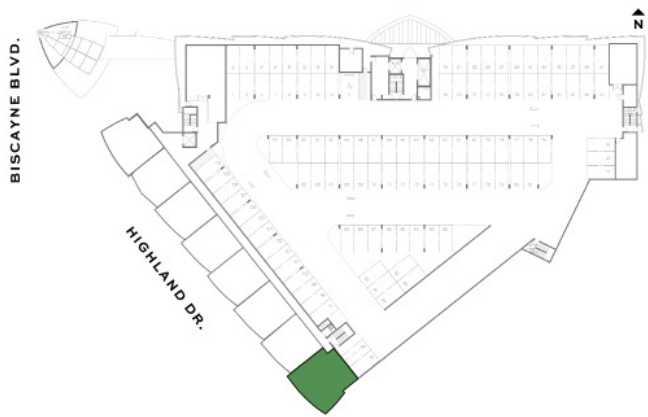
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Townhome D

THREE-BEDROOMS + DEN / THREE-BATHROOMS

Level 3

INTERIOR	1,840 S.F.	170.9 S.M.
TERRACE	455 S.F.	42.3 S.M.
TOTAL	2,295 S.F.	213.2 S.M.



NEXO

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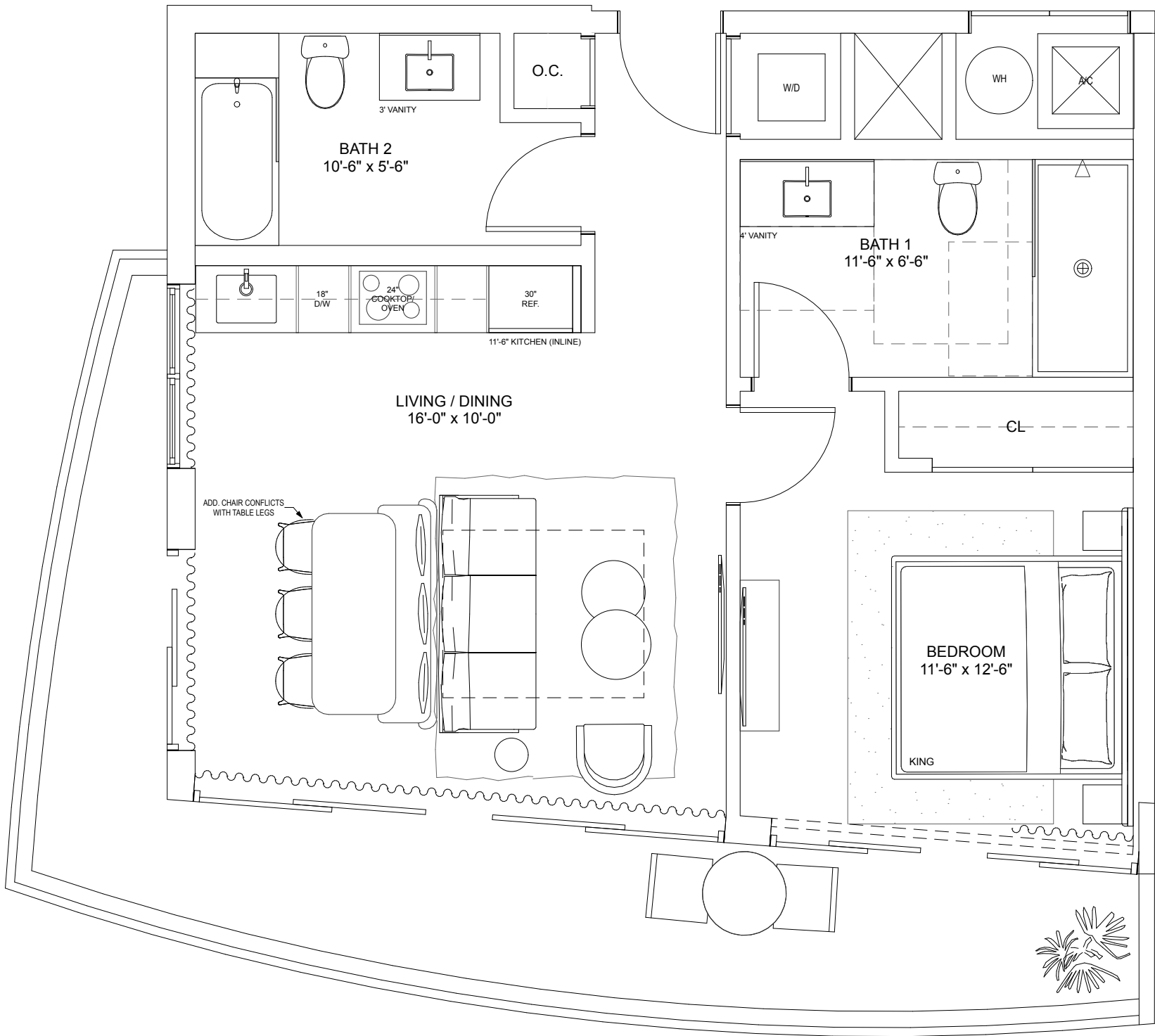
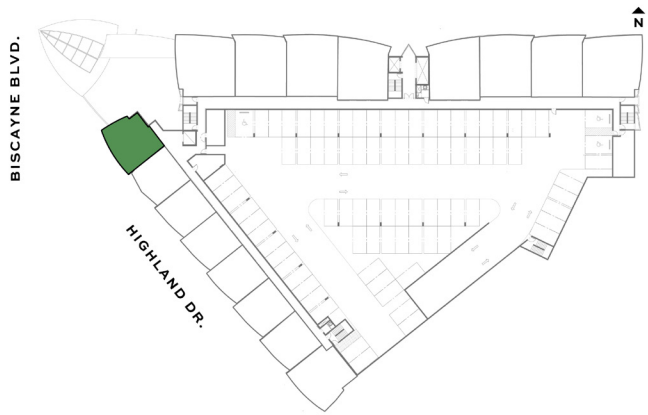


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Residence E

ONE-BEDROOM / TWO-BATHROOMS
Levels 3 & 4

INTERIOR	715 S.F.	66.4 S.M.
TERRACE	224 S.F.	20.8 S.M.
TOTAL	939 S.F.	87.2 S.M.



NEXO
RESIDENCES
NORTH MIAMI BEACH

DEVELOPED BY

FORTUNE
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