

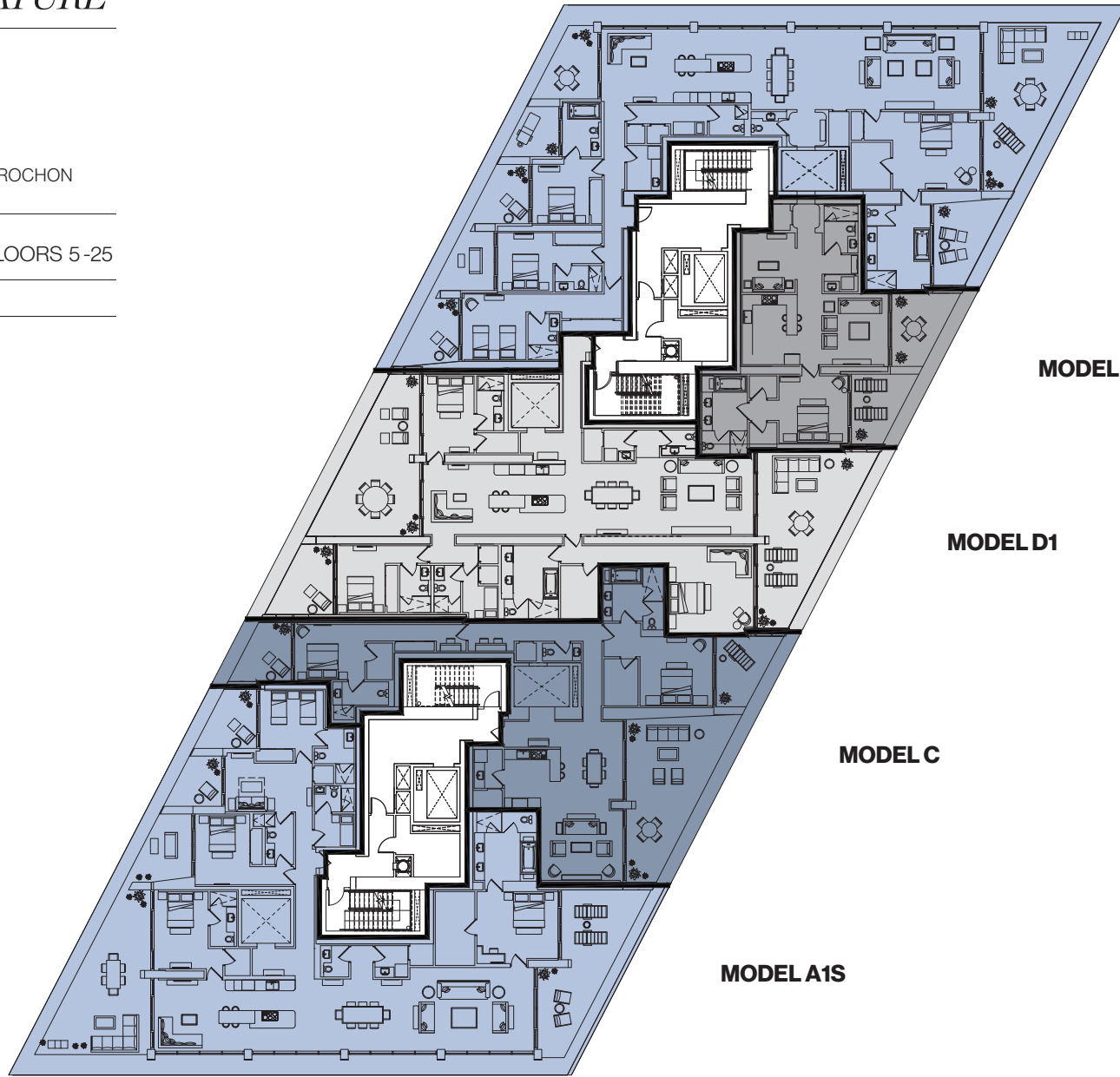
DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

ZONE A FLOORS 5-25

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MODEL A1N

MODEL B

MODEL D1

MODEL C

MODEL A1S



STATED DIMENSIONS ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND STRUCTURAL MEMBERS AND THE CENTERLINE OF INTERIOR DEMISING WALLS AND, IN FACT, MAY VARY FROM THE 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 INTERIOR STRUCTURAL COMPONENTS). ALL DIMENSIONS ARE APPROXIMATE, ARE SUBJECT TO FINAL SURVEY AND MAY VARY WITH ACTUAL CONSTRUCTION. THE FLOOR PLAN, DEVELOPMENT PLANS AND THE ENTITIES COLLABORATING WITH DEVELOPER ARE SUBJECT TO CHANGE. RESIDENCE FEATURES AND BUILDING AMENITIES HEREIN ARE PROPOSED ONLY, AND DEVELOPER RESERVES THE RIGHT TO MODIFY, REVISE, CHANGE OR WITHDRAW ANY OR ALL OF SAME IN ITS SOLE AND ABSOLUTE DISCRETION AND WITHOUT PRIOR NOTICE. ALL DEPICTIONS OF FURNISHINGS, FINISHES, APPLIANCES, COUNTERTOPS, SOFFITS, FLOOR COVERINGS AND OTHER MATTERS OF DETAIL, INCLUDING, WITHOUT LIMITATION, ITEMS OF FINISH AND DECORATION, ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. CONSULT YOUR AGREEMENT AND THE PROSPECTUS FOR THE ITEMS INCLUDED WITH THE UNIT. THE BALCONY DEPICTED IS THE STANDARD BALCONY ALTHOUGH THE BALCONY SIZE AND CONFIGURATION VARIES AT EVERY LEVEL. FOR A DEPICTION OF THE BALCONY FOR YOUR UNIT SEE EXHIBIT 2 TO THE DECLARATION. FORTUNE INTERNATIONAL IS NOT THE DEVELOPER. THE CONDOMINIUM IS BEING DEVELOPED BY SUNNY ISLES BEACH ASSOCIATES, LLC, WHICH HAS A LIMITED RIGHT TO USE THE TRADEMARKED NAME AND LOGO OF FORTUNE INTERNATIONAL. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.305, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. ARCHITECT OF RECORD - ADD INC.



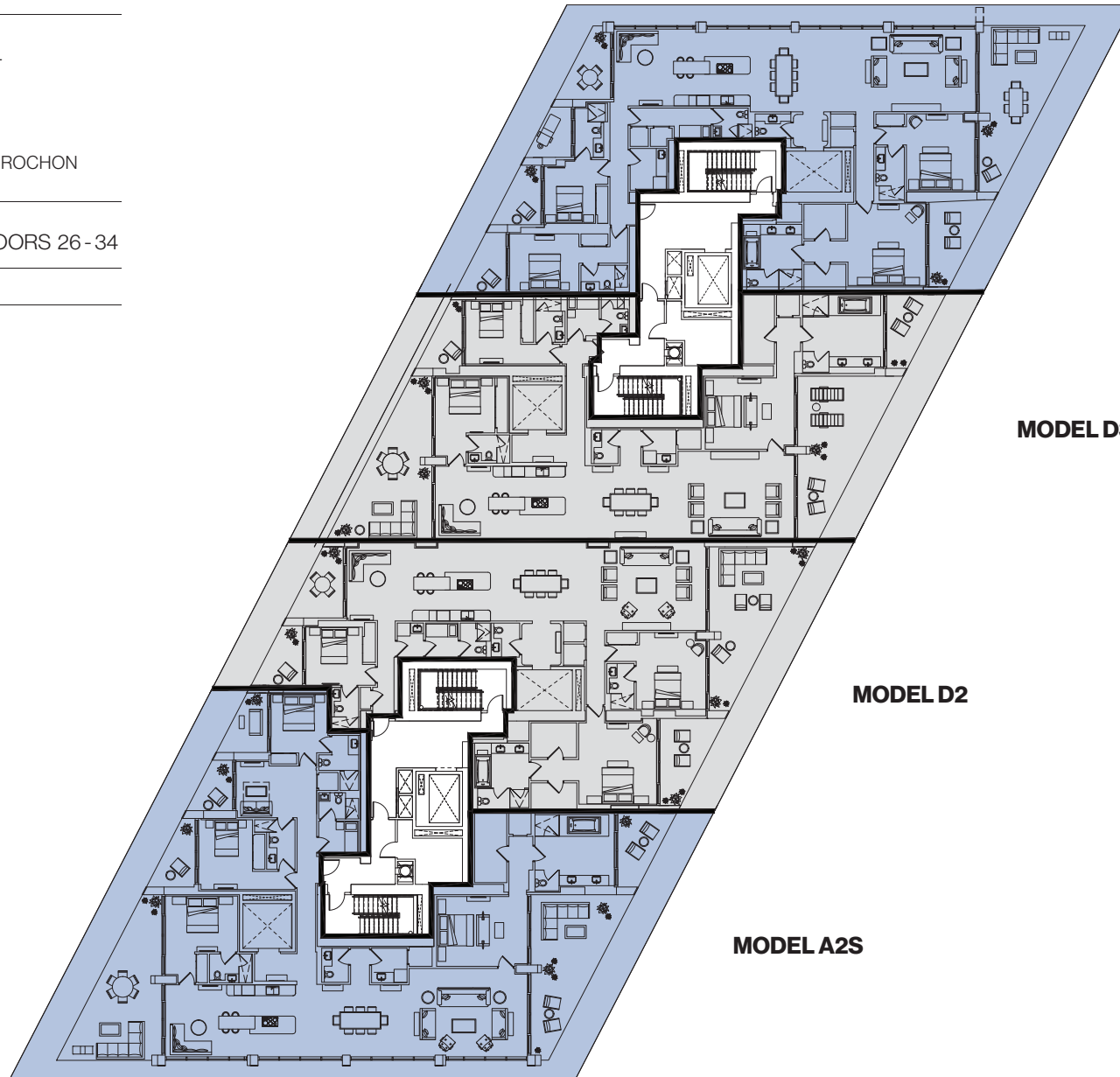
DEVELOPED BY
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INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

ZONE B FLOORS 26-34

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MODEL A2N

MODEL D3

MODEL D2

MODEL A2S



STATED DIMENSIONS ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND STRUCTURAL MEMBERS AND THE CENTERLINE OF INTERIOR DEMISING WALLS AND, IN FACT, MAY VARY FROM THE 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 INTERIOR STRUCTURAL COMPONENTS). ALL DIMENSIONS ARE APPROXIMATE, ARE SUBJECT TO FINAL SURVEY AND MAY VARY WITH ACTUAL CONSTRUCTION. THE FLOOR PLAN, DEVELOPMENT PLANS AND THE ENTITIES COLLABORATING WITH DEVELOPER ARE SUBJECT TO CHANGE. RESIDENCE FEATURES AND BUILDING AMENITIES HEREIN ARE PROPOSED ONLY, AND DEVELOPER RESERVES THE RIGHT TO MODIFY, REVISE, CHANGE OR WITHDRAW ANY OR ALL OF SAME IN ITS SOLE AND ABSOLUTE DISCRETION AND WITHOUT PRIOR NOTICE. ALL DEPICTIONS OF FURNISHINGS, FINISHES, APPLIANCES, COUNTERTOPS, SOFFITS, FLOOR COVERINGS AND OTHER MATTERS OF DETAIL, INCLUDING, WITHOUT LIMITATION, ITEMS OF FINISH AND DECORATION, ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. CONSULT YOUR AGREEMENT AND THE PROSPECTUS FOR THE ITEMS INCLUDED WITH THE UNIT. THE BALCONY DEPICTED IS THE STANDARD BALCONY ALTHOUGH THE BALCONY SIZE AND CONFIGURATION VARIES AT EVERY LEVEL. FOR A DEPICTION OF THE BALCONY FOR YOUR UNIT SEE EXHIBIT 2 TO THE DECLARATION. FORTUNE INTERNATIONAL IS NOT THE DEVELOPER. THE CONDOMINIUM IS BEING DEVELOPED BY SUNNY ISLES BEACH ASSOCIATES, LLC, WHICH HAS A LIMITED RIGHT TO USE THE TRADEMARKED NAME AND LOGO OF FORTUNE INTERNATIONAL. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.305, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. ARCHITECT OF RECORD - ADD INC.



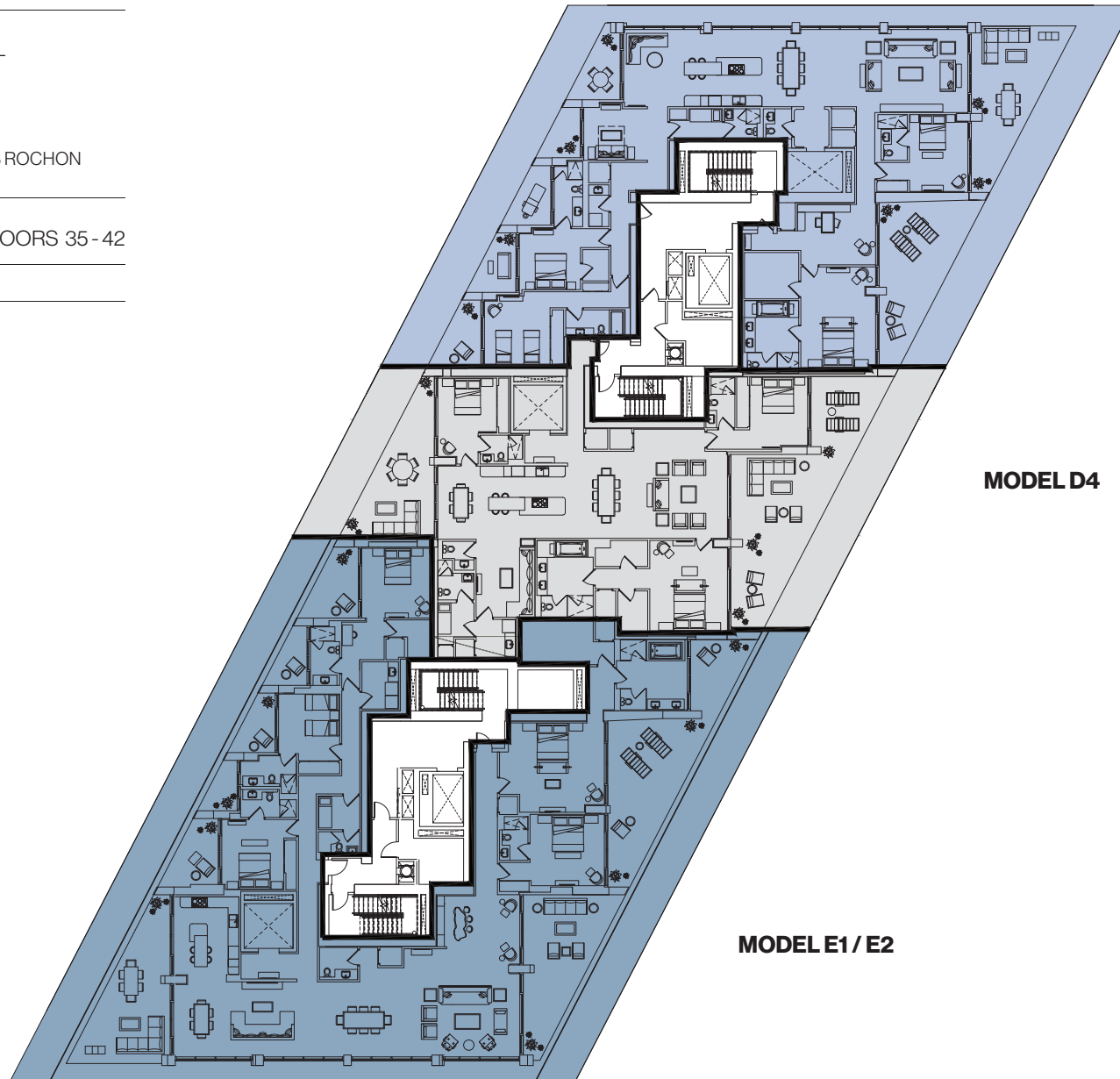
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ZONE C FLOORS 35 - 42

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MODEL A3N

MODEL D4

MODEL E1 / E2



STATED DIMENSIONS ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND STRUCTURAL MEMBERS AND THE CENTERLINE OF INTERIOR DEMISING WALLS AND, IN FACT, MAY VARY FROM THE 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 INTERIOR STRUCTURAL COMPONENTS). ALL DIMENSIONS ARE APPROXIMATE, ARE SUBJECT TO FINAL SURVEY AND MAY VARY WITH ACTUAL CONSTRUCTION. THE FLOOR PLAN, DEVELOPMENT PLANS AND THE ENTITIES COLLABORATING WITH DEVELOPER ARE SUBJECT TO CHANGE. RESIDENCE FEATURES AND BUILDING AMENITIES HEREIN ARE PROPOSED ONLY, AND DEVELOPER RESERVES THE RIGHT TO MODIFY, REVISE, CHANGE OR WITHDRAW ANY OR ALL OF SAME IN ITS SOLE AND ABSOLUTE DISCRETION AND WITHOUT PRIOR NOTICE. ALL DEPICTIONS OF FURNISHINGS, FINISHES, APPLIANCES, COUNTERS, SOFFITS, FLOOR COVERINGS AND OTHER MATTERS OF DETAIL, INCLUDING, WITHOUT LIMITATION, ITEMS OF FINISH AND DECORATION, ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. CONSULT YOUR AGREEMENT AND THE PROSPECTUS FOR THE ITEMS INCLUDED WITH THE UNIT. THE BALCONY DEPICTED IS THE STANDARD BALCONY ALTHOUGH THE BALCONY SIZE AND CONFIGURATION VARIES AT EVERY LEVEL. FOR A DEPICTION OF THE BALCONY FOR YOUR UNIT SEE EXHIBIT 2 TO THE DECLARATION. FORTUNE INTERNATIONAL IS NOT THE DEVELOPER. THE CONDOMINIUM IS BEING DEVELOPED BY SUNNY ISLES BEACH ASSOCIATES, LLC, WHICH HAS A LIMITED RIGHT TO USE THE TRADEMARKED NAME AND LOGO OF FORTUNE INTERNATIONAL. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.305, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. ARCHITECT OF RECORD - ADD INC.

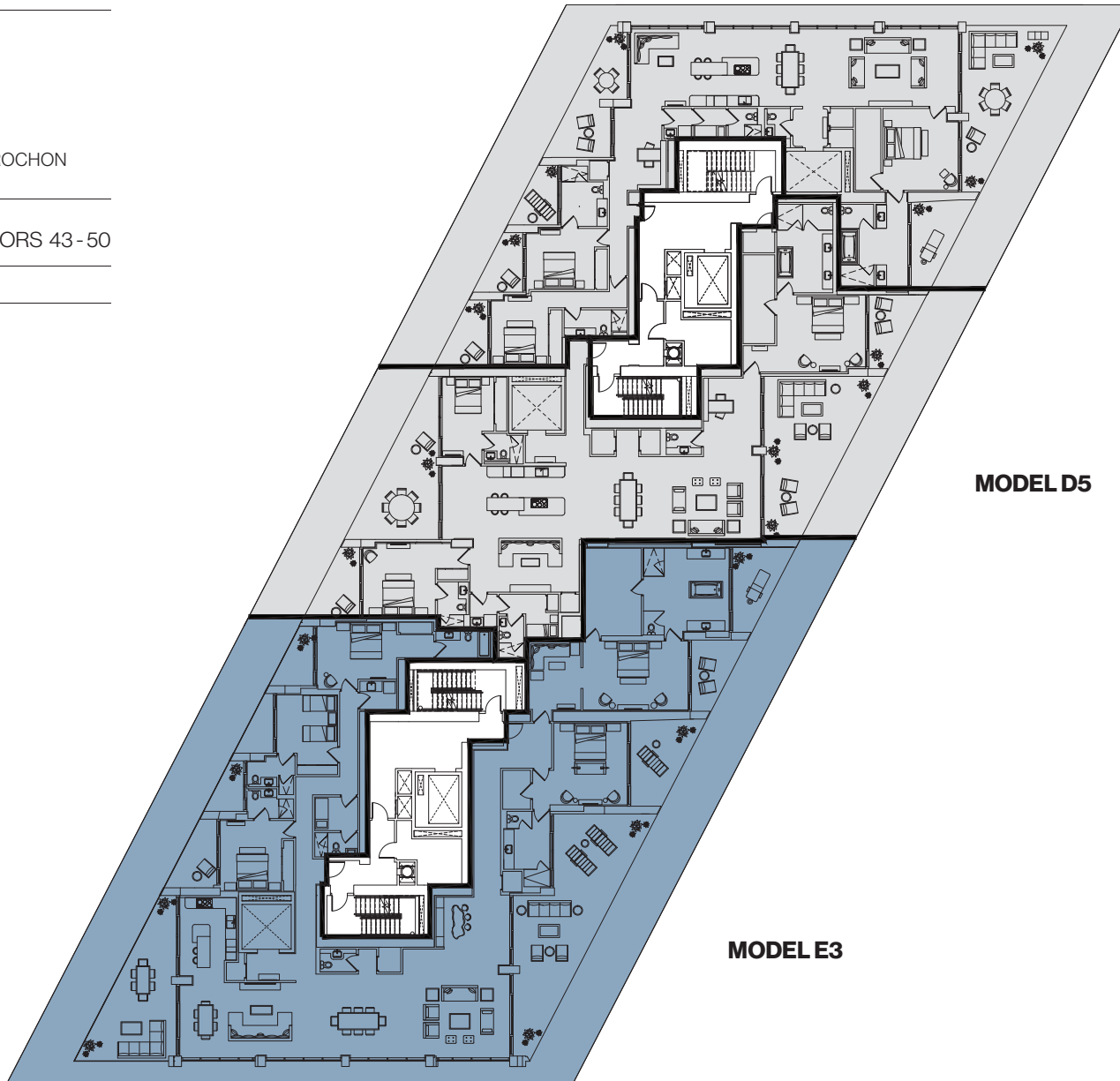
DEVELOPED BY
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ZONE D FLOORS 43-50

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MODEL D6

MODEL D5

MODEL E3



STATED DIMENSIONS ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND STRUCTURAL MEMBERS AND THE CENTERLINE OF INTERIOR DEMISING WALLS AND, IN FACT, MAY VARY FROM THE 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 INTERIOR STRUCTURAL COMPONENTS). ALL DIMENSIONS ARE APPROXIMATE, ARE SUBJECT TO FINAL SURVEY AND MAY VARY WITH ACTUAL CONSTRUCTION. THE FLOOR PLAN, DEVELOPMENT PLANS AND THE ENTITIES COLLABORATING WITH DEVELOPER ARE SUBJECT TO CHANGE. RESIDENCE FEATURES AND BUILDING AMENITIES HEREIN ARE PROPOSED ONLY, AND DEVELOPER RESERVES THE RIGHT TO MODIFY, REVISE, CHANGE OR WITHDRAW ANY OR ALL OF SAME IN ITS SOLE AND ABSOLUTE DISCRETION AND WITHOUT PRIOR NOTICE. ALL DEPICTIONS OF FURNISHINGS, FINISHES, APPLIANCES, COUNTERTOPS, SOFFITS, FLOOR COVERINGS AND OTHER MATTERS OF DETAIL, INCLUDING, WITHOUT LIMITATION, ITEMS OF FINISH AND DECORATION, ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. CONSULT YOUR AGREEMENT AND THE PROSPECTUS FOR THE ITEMS INCLUDED WITH THE UNIT. THE BALCONY DEPICTED IS THE STANDARD BALCONY ALTHOUGH THE BALCONY SIZE AND CONFIGURATION VARIES AT EVERY LEVEL. FOR A DEPICTION OF THE BALCONY FOR YOUR UNIT SEE EXHIBIT 2 TO THE DECLARATION. FORTUNE INTERNATIONAL IS NOT THE DEVELOPER. THE CONDOMINIUM IS BEING DEVELOPED BY SUNNY ISLES BEACH ASSOCIATES, LLC, WHICH HAS A LIMITED RIGHT TO USE THE TRADEMARKED NAME AND LOGO OF FORTUNE INTERNATIONAL. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.305, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. ARCHITECT OF RECORD - ADD INC.

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INTERIOR ARCHITECTURE
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SIGNATURE RESIDENCE MODEL C

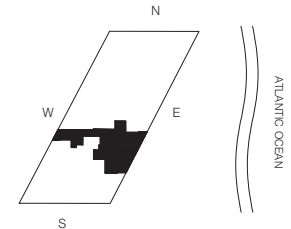
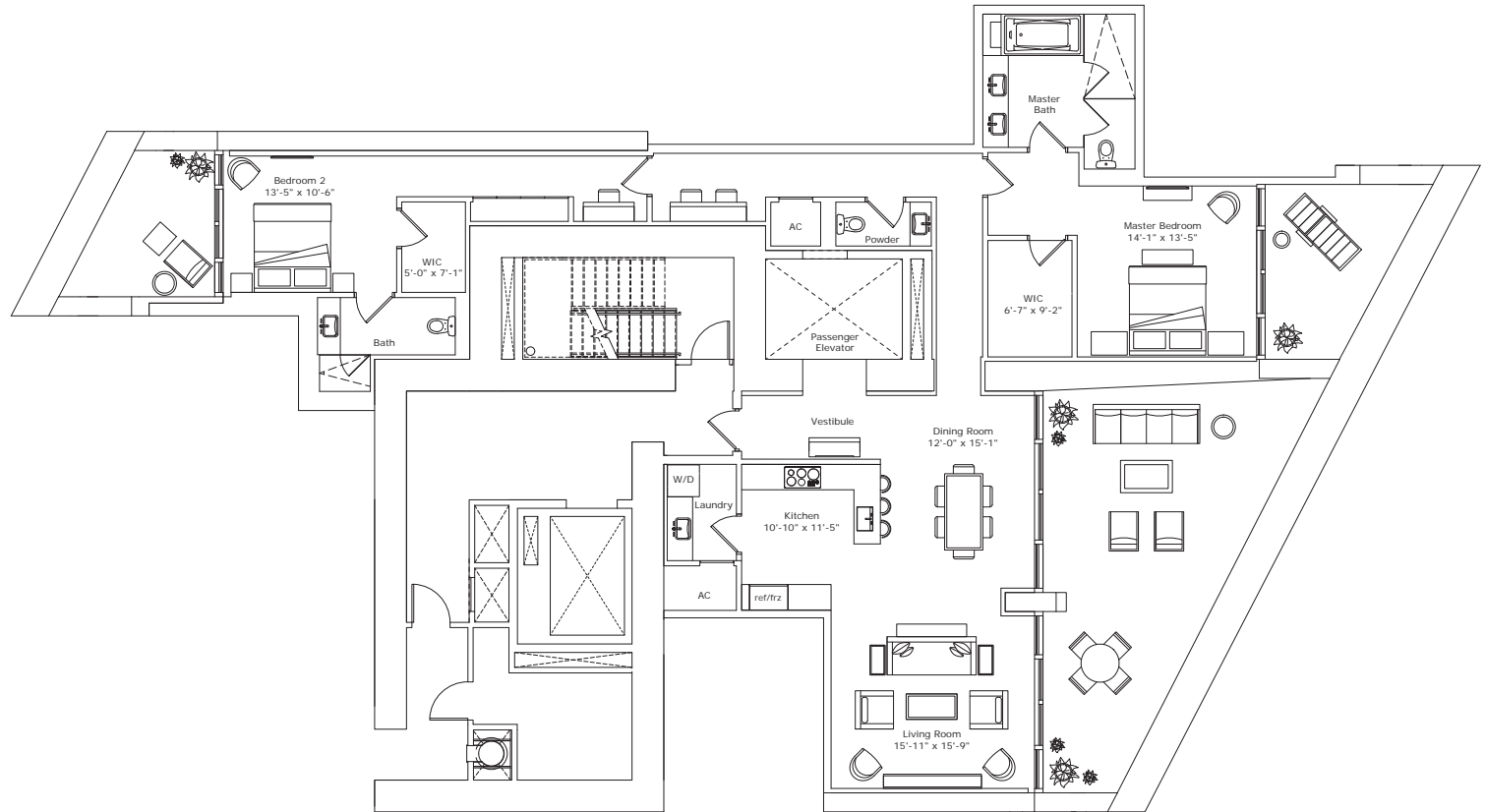
LINE 02

BUILDING ZONE ZONE A
FLOORS 5-25

RESIDENCE DESCRIPTION
2 BED/2.5 BATHS

INTERIOR	2,065 SQ FT	192 SQ M
OUTDOOR LIVING	550 SQ FT	51 SQ M
TOTAL	2,615 SQ FT	243 SQ M

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HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL B

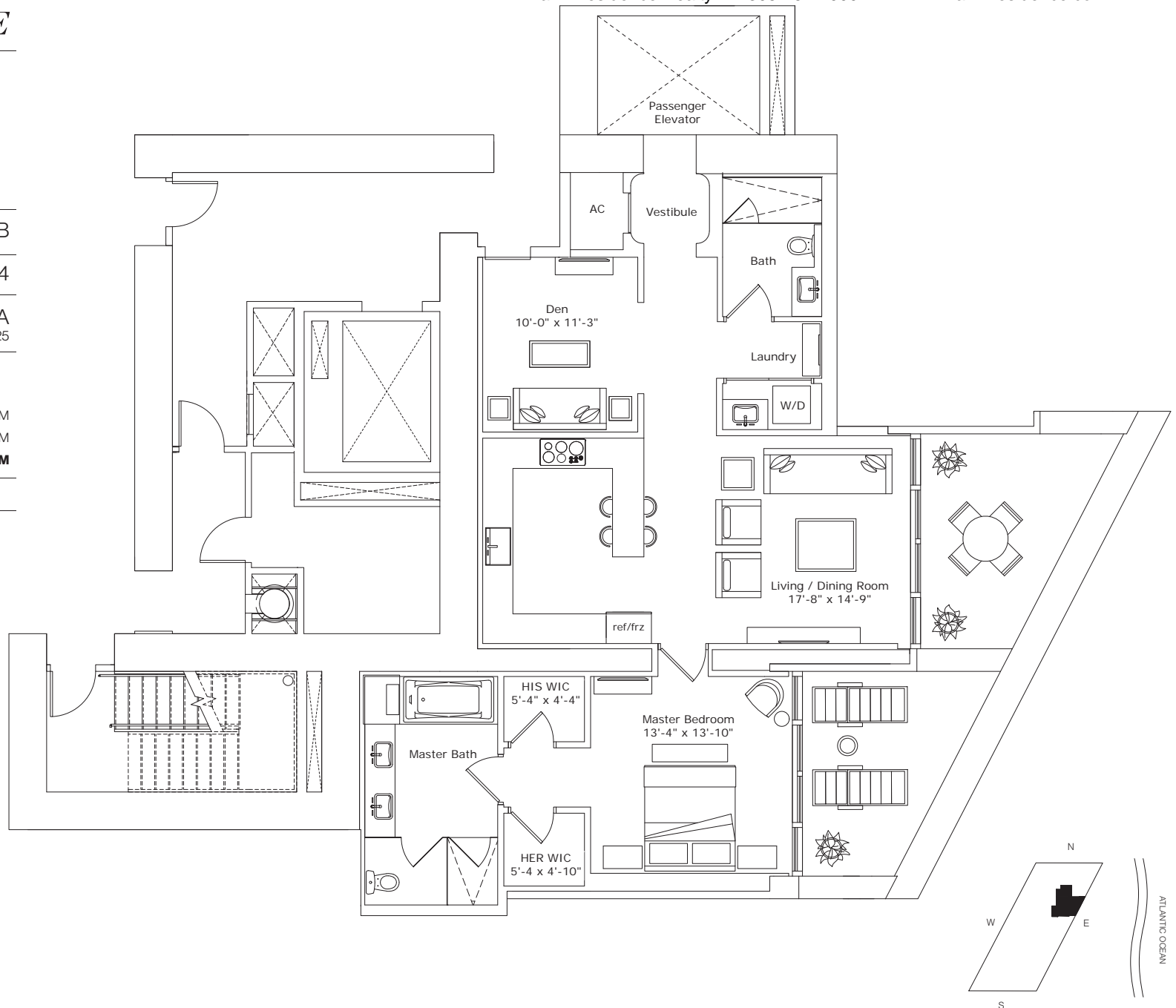
LINE 04

BUILDING ZONE ZONE A
FLOORS 5-25

RESIDENCE DESCRIPTION
1BED/2BATHS + DEN

INTERIOR	1,378 SQ FT	128 SQM
OUTDOOR LIVING	203 SQ FT	19 SQM
TOTAL	1,581 SQ FT	147 SQM

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HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL D6

LINE 05

BUILDING ZONE ZONE D
FLOORS 43-50

RESIDENCE DESCRIPTION

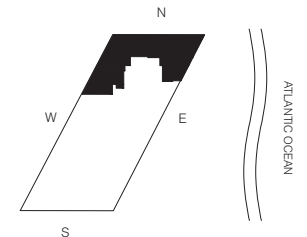
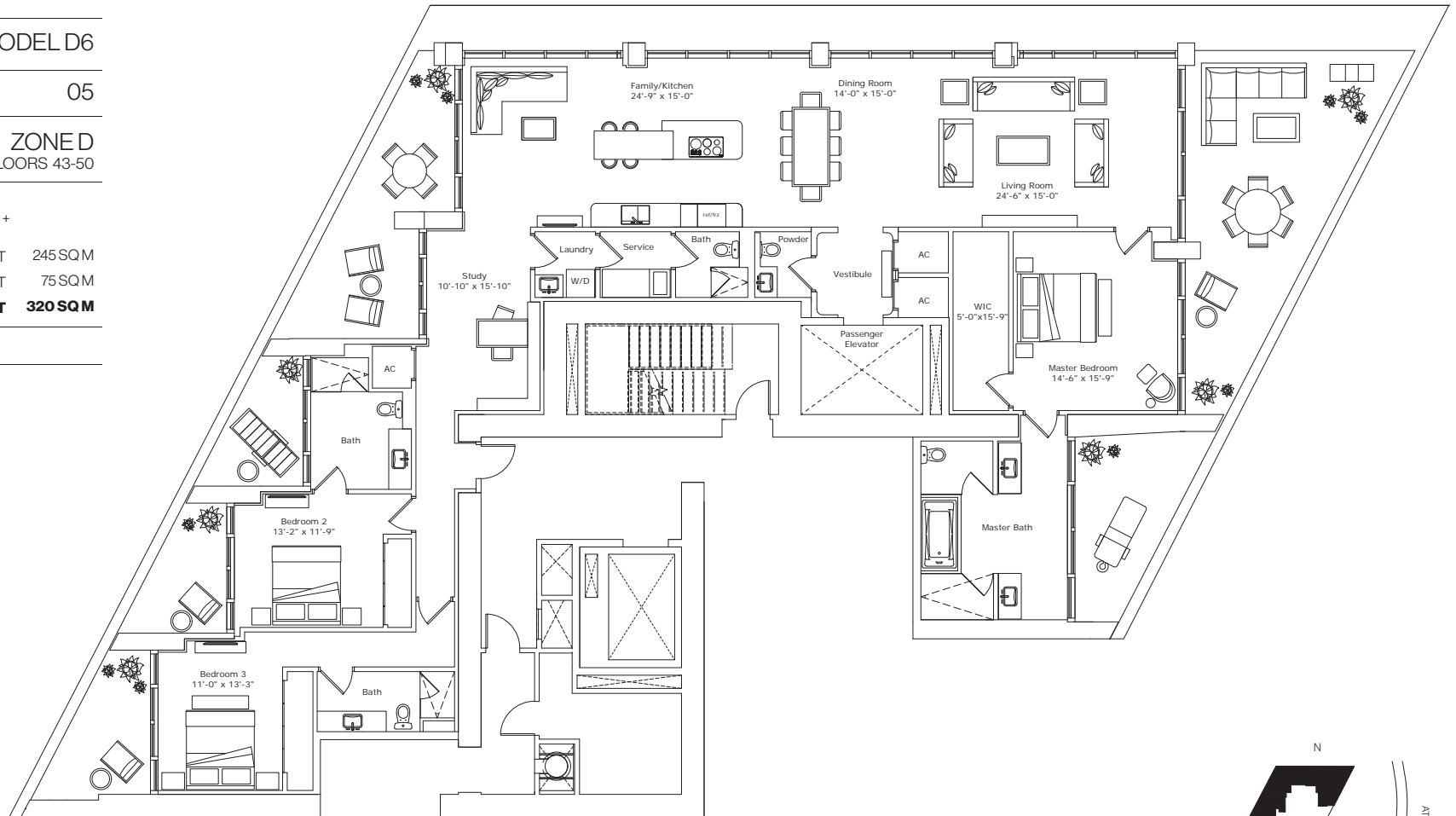
3 BED/4.5 BATH + FAMILY + STUDY + SERVICE QUARTERS

INTERIOR 2,929 SQ FT 245 SQM

OUTDOOR LIVING 806 SQ FT 75 SQM

TOTAL 3,735 SQ FT 320 SQM

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INTERIOR ARCHITECTURE
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SIGNATURE RESIDENCE MODEL D5

LINE 03

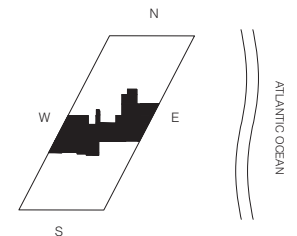
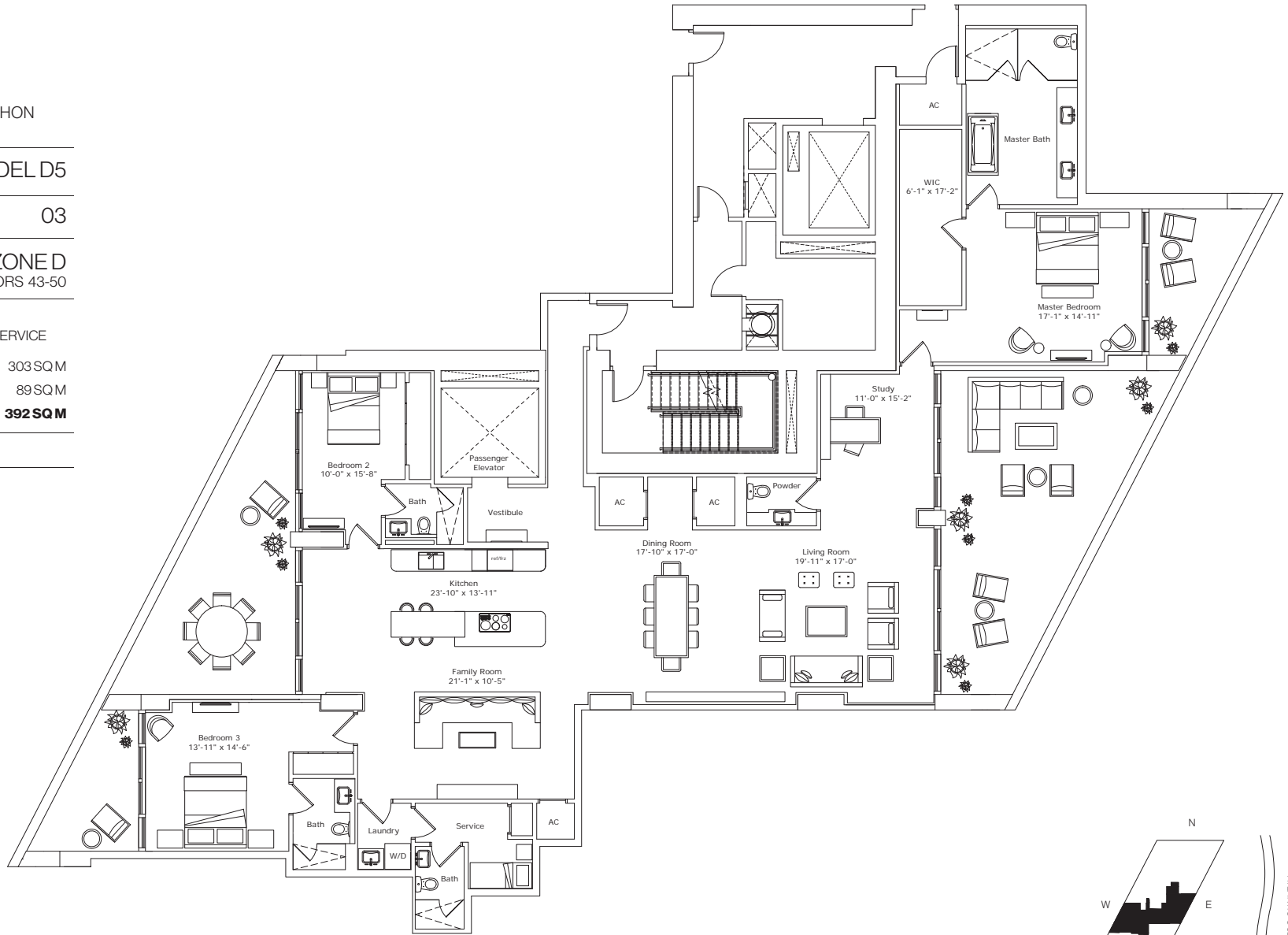
BUILDING ZONE ZONE D
FLOORS 43-50

RESIDENCE DESCRIPTION

3 BED/4.5 BATH + FAMILY + STUDY + SERVICE
QUARTERS

INTERIOR	3,260 SQ FT	303 SQ M
OUTDOOR LIVING	959 SQ FT	89 SQ M
TOTAL	4,219 SQ FT	392 SQ M

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INTERIOR ARCHITECTURE
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SIGNATURE RESIDENCE MODEL D4

LINE 03

BUILDING ZONE ZONE C
FLOORS 35-42

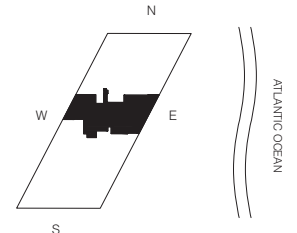
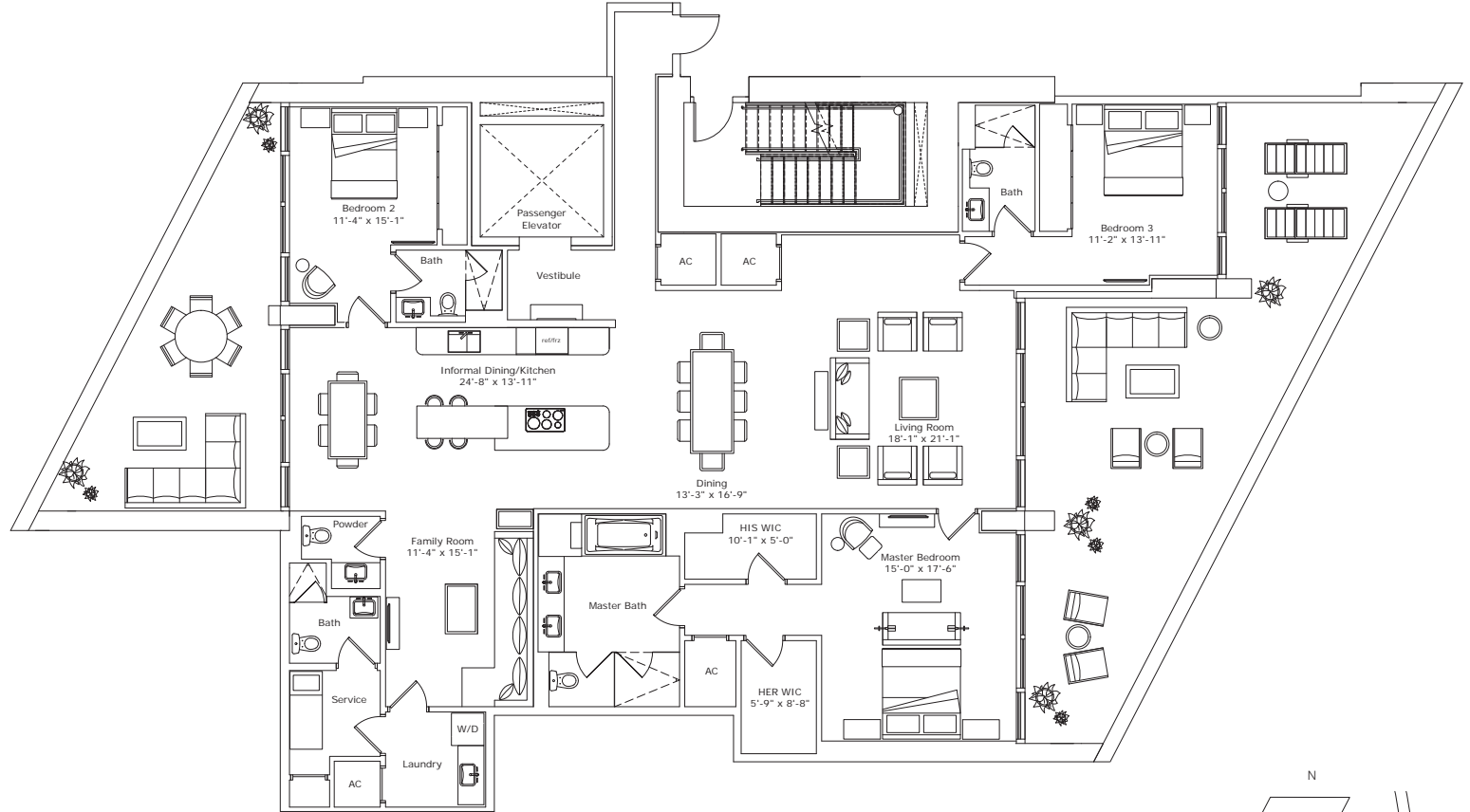
RESIDENCE DESCRIPTION
3 BED/4.5 BATH + FAMILY + SERVICE QUARTERS

INTERIOR 2,963 SQ FT 275 SQ M

OUTDOOR LIVING 946 SQ FT 88 SQ M

TOTAL 3,909 SQ FT 363 SQ M

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SIGNATURE RESIDENCE MODEL D3

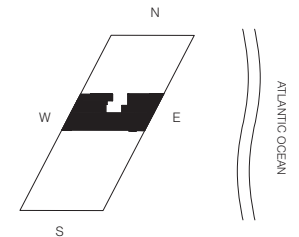
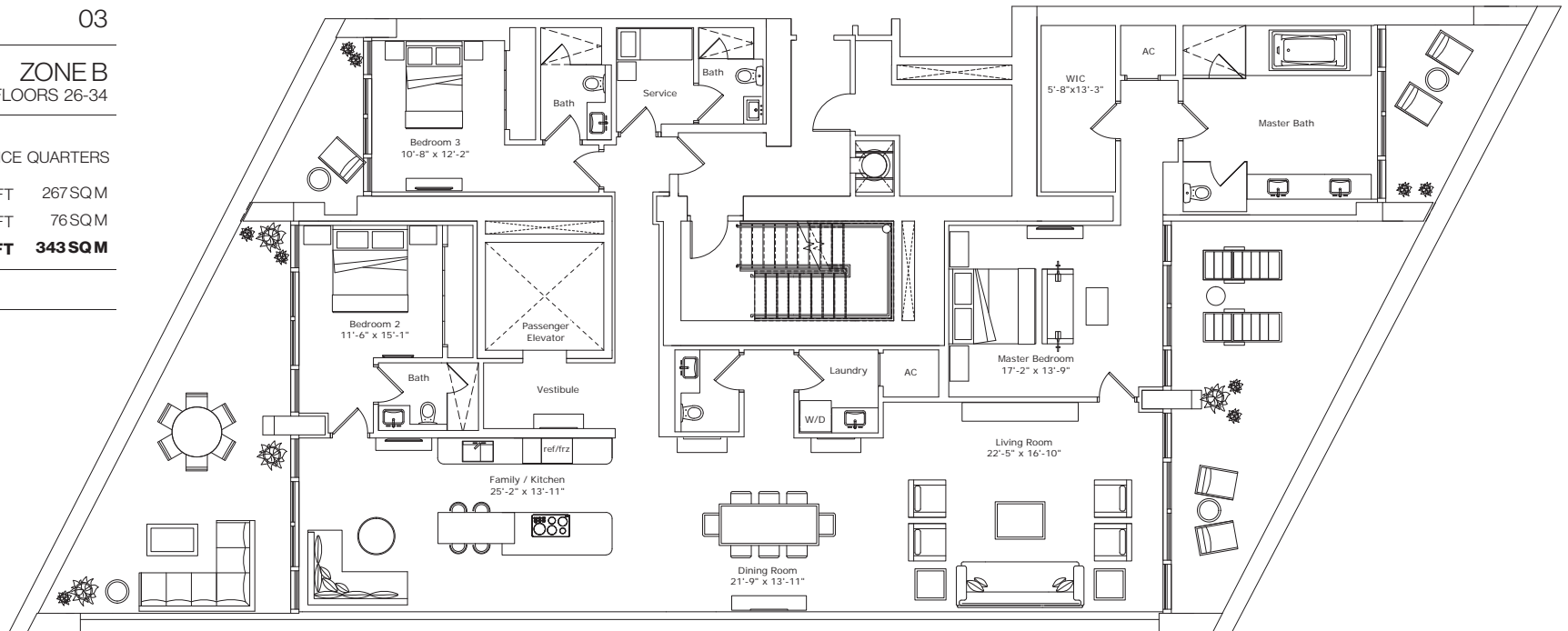
LINE 03

BUILDING ZONE ZONE B
FLOORS 26-34

RESIDENCE DESCRIPTION
3 BED/4.5 BATH + FAMILY + SERVICE QUARTERS

INTERIOR	2,870 SQ FT	267 SQ M
OUTDOOR LIVING	814 SQ FT	76 SQ M
TOTAL	3,684 SQ FT	343 SQ M

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STATED DIMENSIONS ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND STRUCTURAL MEMBERS AND THE CENTERLINE OF INTERIOR DEMISING WALLS AND, IN FACT, MAY VARY FROM THE 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 INTERIOR STRUCTURAL COMPONENTS). ALL DIMENSIONS ARE APPROXIMATE, ARE SUBJECT TO FINAL SURVEY AND MAY VARY WITH ACTUAL CONSTRUCTION. THE FLOOR PLAN, DEVELOPMENT PLANS AND THE ENTITIES COLLABORATING WITH DEVELOPER ARE SUBJECT TO CHANGE. RESIDENCE FEATURES AND BUILDING AMENITIES HEREIN ARE PROPOSED ONLY, AND DEVELOPER RESERVES THE RIGHT TO MODIFY, REVISE, CHANGE OR WITHDRAW ANY OR ALL OF SAME IN ITS SOLE AND ABSOLUTE DISCRETION AND WITHOUT PRIOR NOTICE. ALL DEPICTIONS OF FURNISHINGS, FINISHES, APPLIANCES, COUNTERS, SOFFITS, FLOOR COVERINGS AND OTHER MATTERS OF DETAIL, INCLUDING, WITHOUT LIMITATION, ITEMS OF FINISH AND DECORATION, ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. CONSULT YOUR AGREEMENT AND THE PROSPECTUS FOR THE ITEMS INCLUDED WITH THE UNIT. THE BALCONY DEPICTED IS THE STANDARD BALCONY ALTHOUGH THE BALCONY SIZE AND CONFIGURATION VARIES AT EVERY LEVEL. FOR A DEPICTION OF THE BALCONY FOR YOUR UNIT SEE EXHIBIT 2 TO THE DECLARATION. FORTUNE INTERNATIONAL IS NOT THE DEVELOPER. THE CONDOMINIUM IS BEING DEVELOPED BY SUNNY ISLES BEACH ASSOCIATES, LLC, WHICH HAS A LIMITED RIGHT TO USE THE TRADEMARKED NAME AND LOGO OF FORTUNE INTERNATIONAL. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.305, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. ARCHITECT OF RECORD - ADD INC.

DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL D2

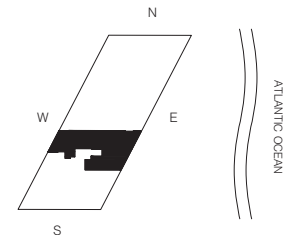
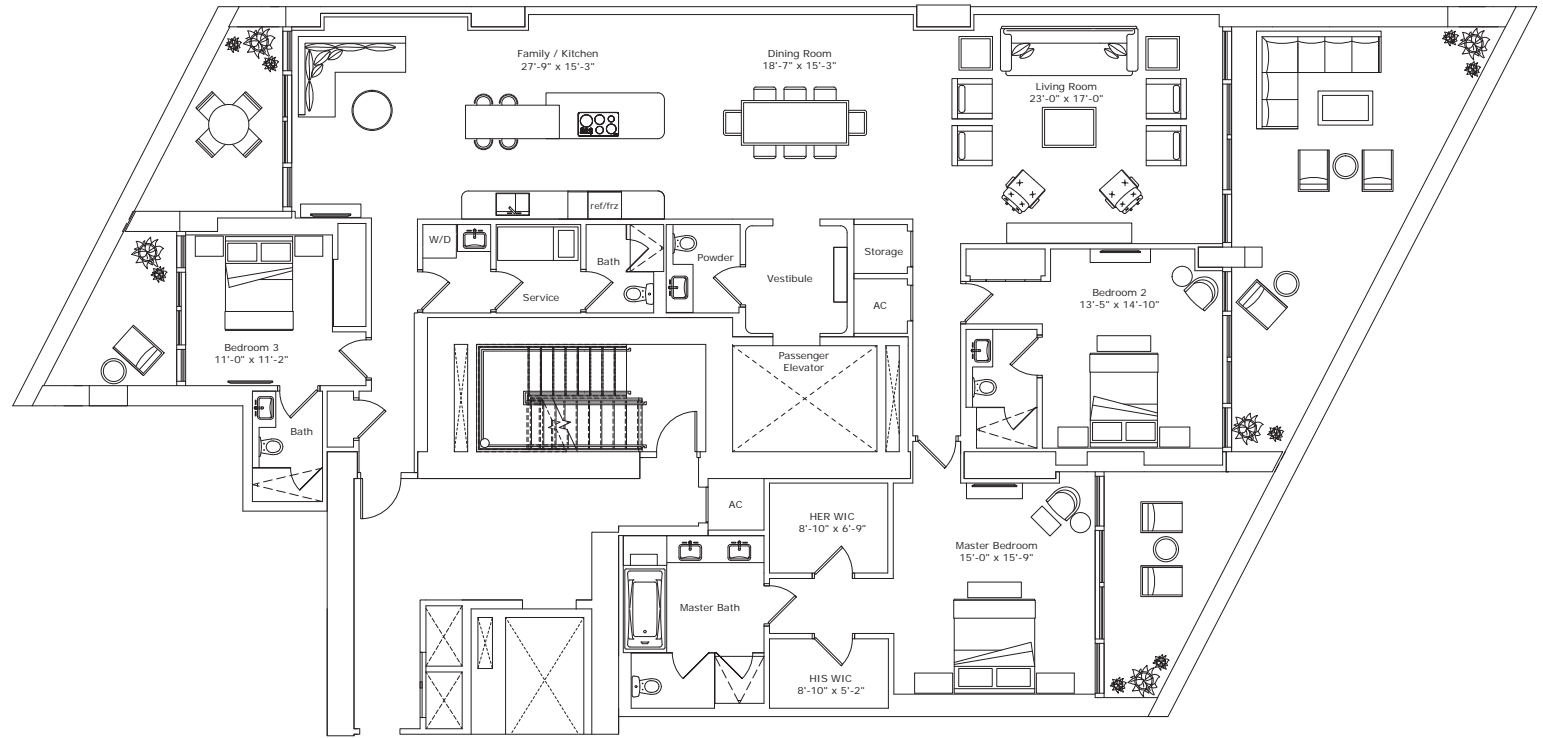
LINE 02

BUILDING ZONE ZONE B
FLOORS 26-34

RESIDENCE DESCRIPTION
3 BED/ 4.5 BATH + FAMILY + SERVICE QUARTERS

INTERIOR	2,913 SQ FT	271 SQ M
OUTDOOR LIVING	585 SQ FT	54 SQ M
TOTAL	3,498 SQ FT	325 SQ M

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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL D1

LINE 03

BUILDING ZONE ZONE A
FLOORS 5-25

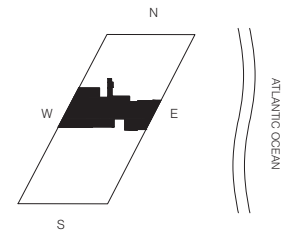
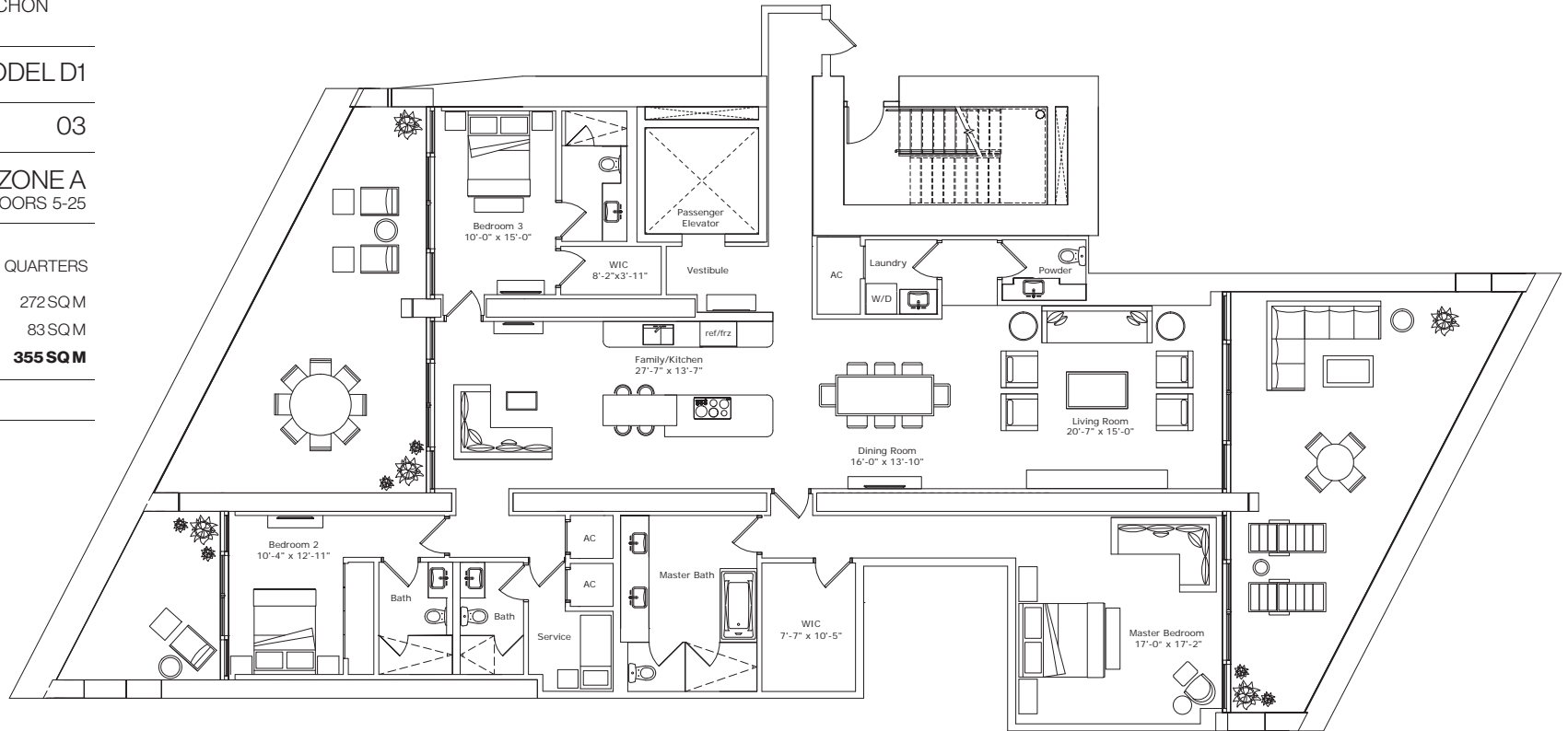
RESIDENCE DESCRIPTION
3 BED/4.5 BATH + FAMILY + SERVICE QUARTERS

INTERIOR 2,931 SQ FT 272 SQ M

OUTDOOR LIVING 890 SQ FT 83 SQ M

TOTAL 3,821 SQ FT 355 SQ M

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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL A2S

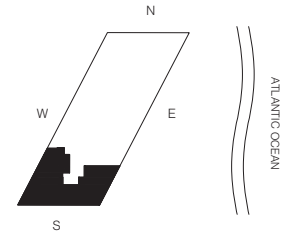
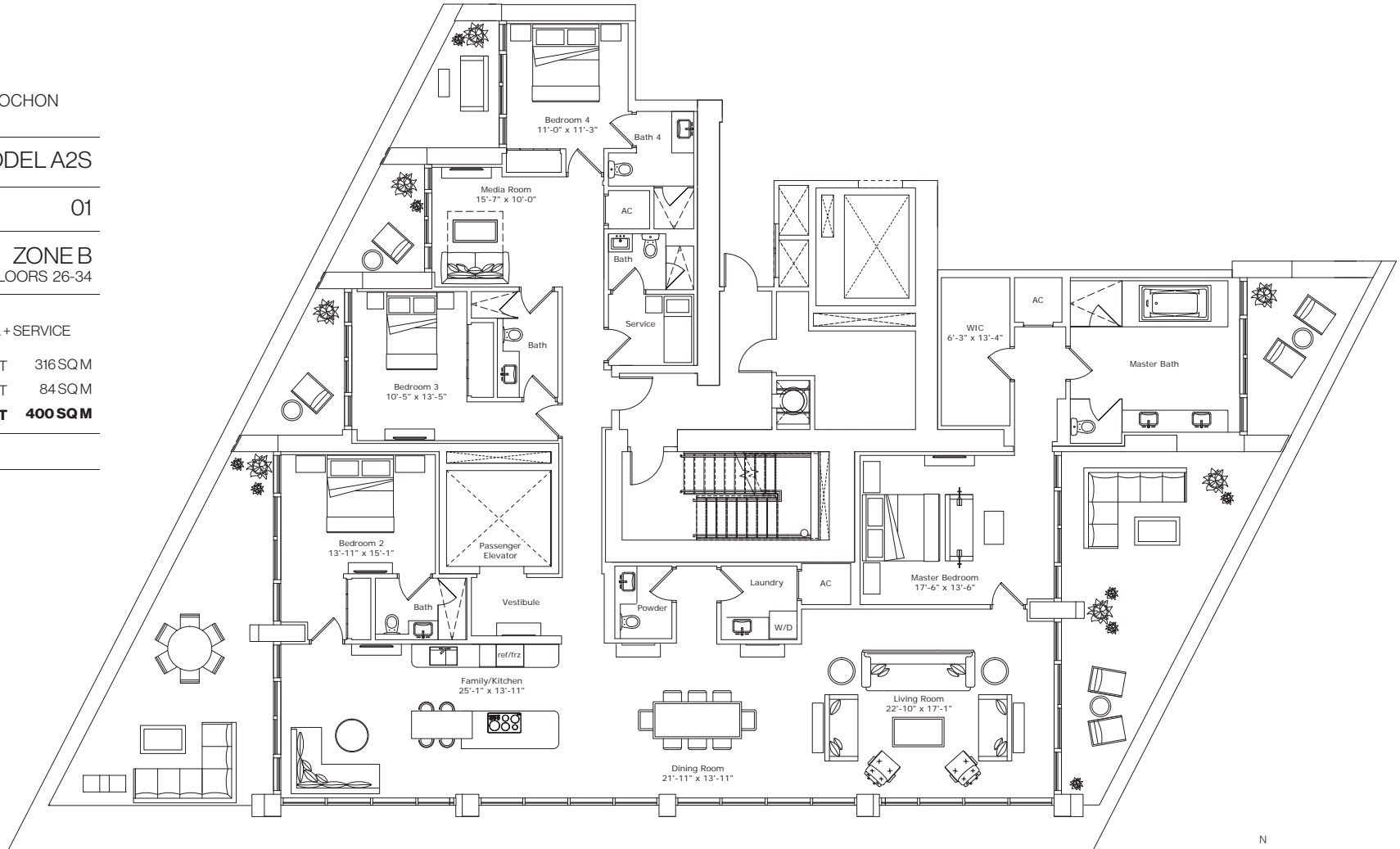
LINE 01

BUILDING ZONE ZONE B
FLOORS 26-34

RESIDENCE DESCRIPTION
4 BED/5.5 BATH + FAMILY + MEDIA + SERVICE
QUARTERS

INTERIOR	3,396 SQ FT	316 SQ M
OUTDOOR LIVING	909 SQ FT	84 SQ M
TOTAL	4,305 SQ FT	400 SQ M

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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL A2N

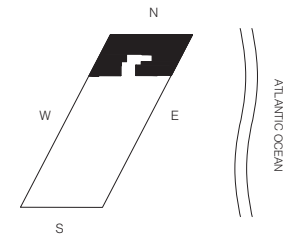
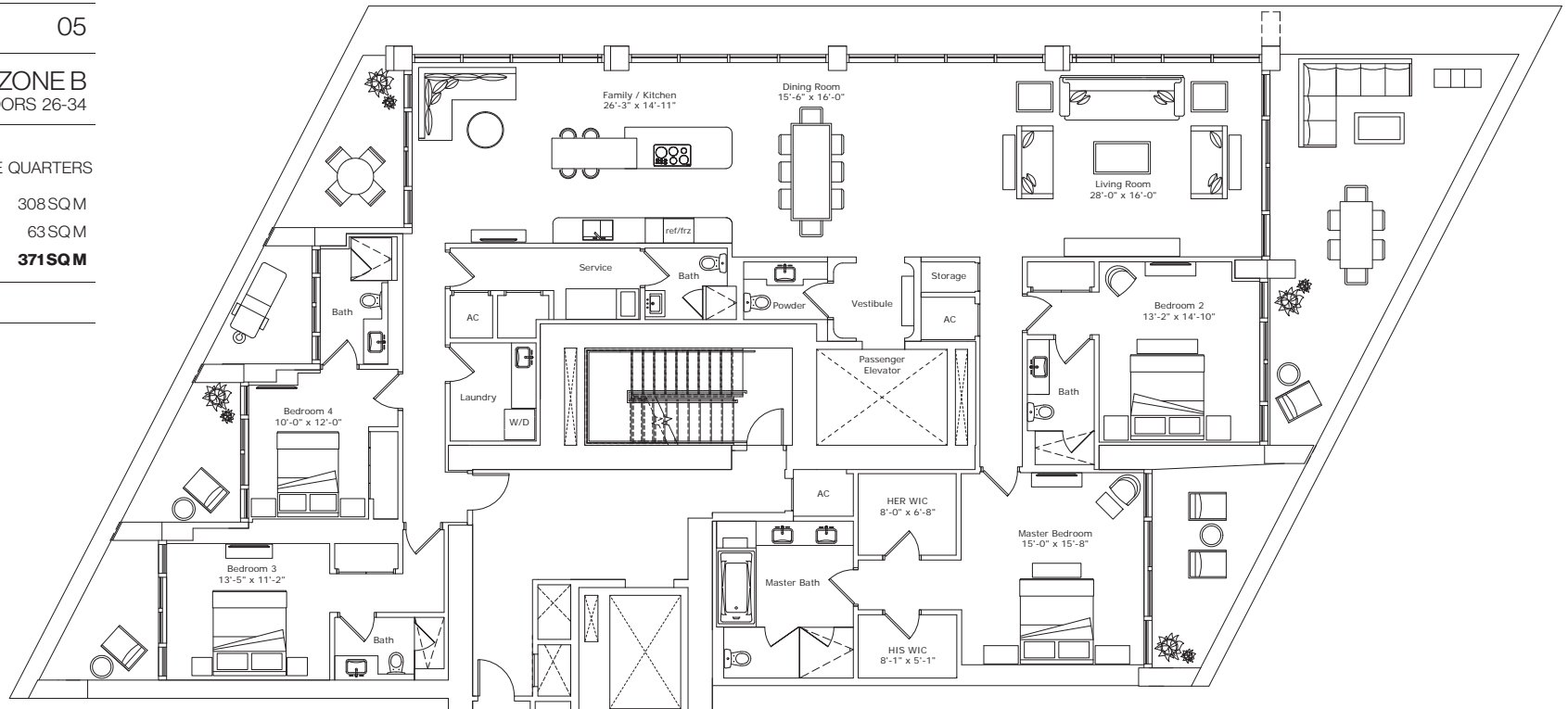
LINE 05

BUILDING ZONE ZONE B
FLOORS 26-34

RESIDENCE DESCRIPTION
4 BED/ 5.5 BATH + FAMILY + SERVICE QUARTERS

INTERIOR 3,312 SQ FT 308 SQ M
OUTDOOR LIVING 674 SQ FT 63 SQ M
TOTAL 3,986 SQ FT 371 SQ M

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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL A1S

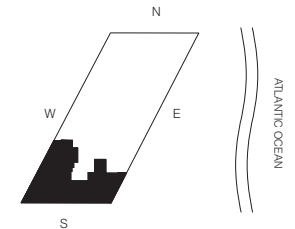
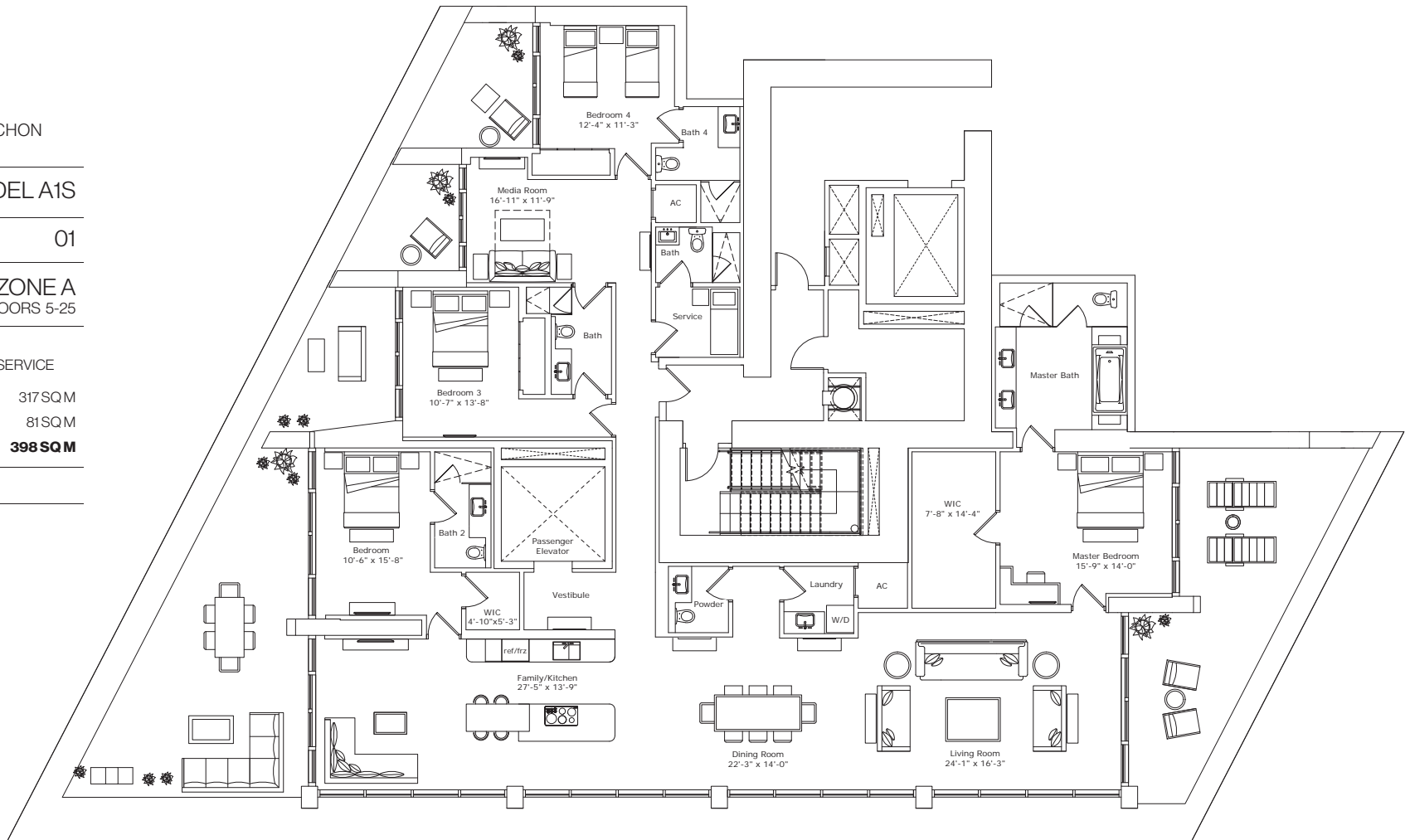
LINE 01

BUILDING ZONE ZONE A
FLOORS 5-25

RESIDENCE DESCRIPTION
4 BED/5.5 BATH + FAMILY + MEDIA + SERVICE
QUARTERS

INTERIOR	3,412 SQ FT	317 SQ M
OUTDOOR LIVING	867 SQ FT	81 SQ M
TOTAL	4,279 SQ FT	398 SQ M

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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL A1N

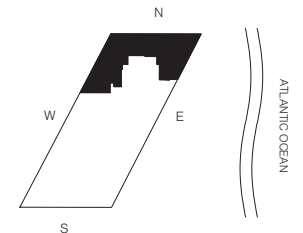
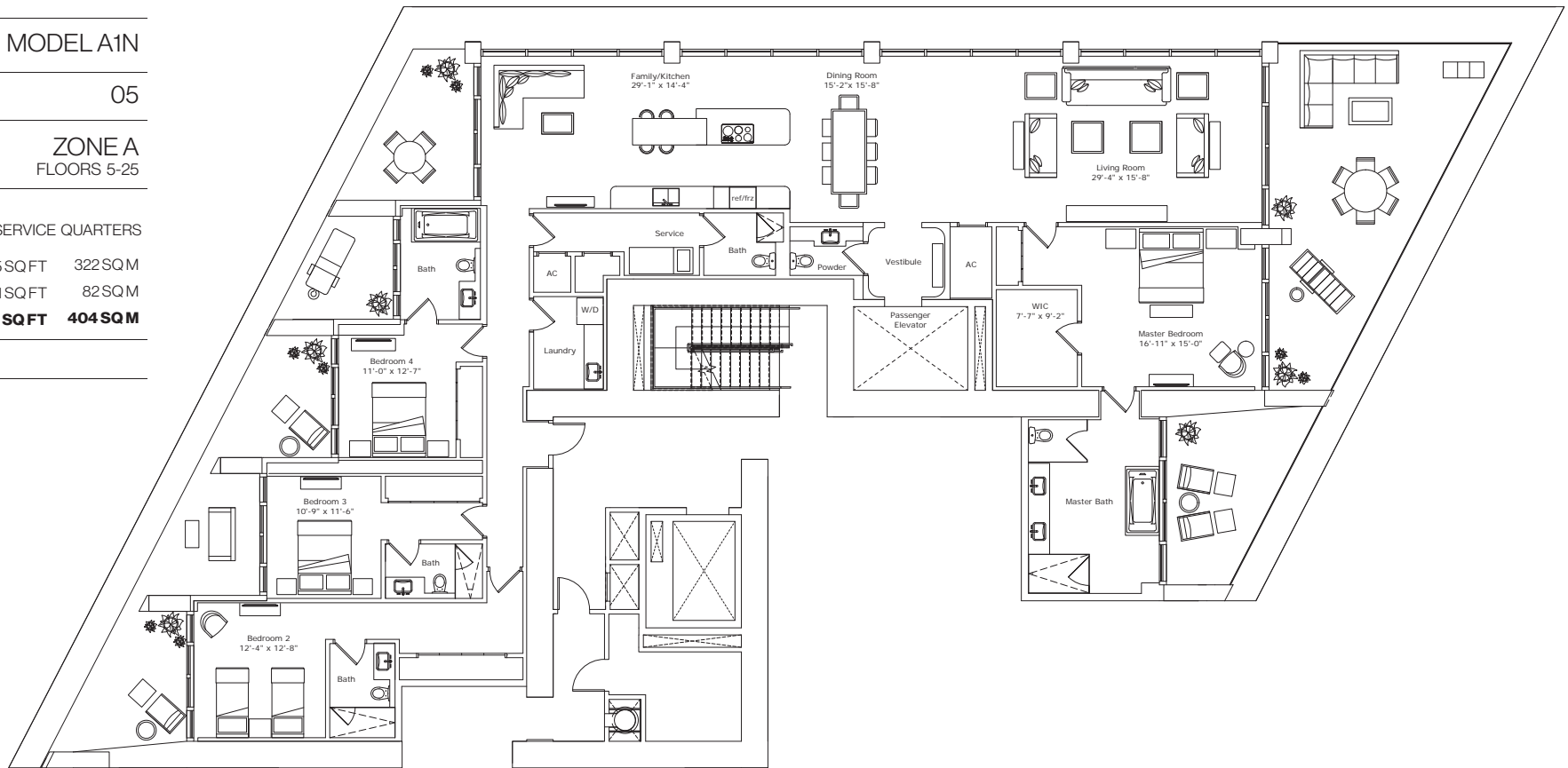
LINE 05

BUILDING ZONE ZONE A
FLOORS 5-25

RESIDENCE DESCRIPTION
4 BED/5.5 BATH + FAMILY + SERVICE QUARTERS

INTERIOR	3,465 SQ FT	322 SQ M
OUTDOOR LIVING	881 SQ FT	82 SQ M
TOTAL	4,346 SQ FT	404 SQ M

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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL A3N

LINE 05

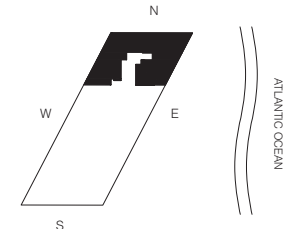
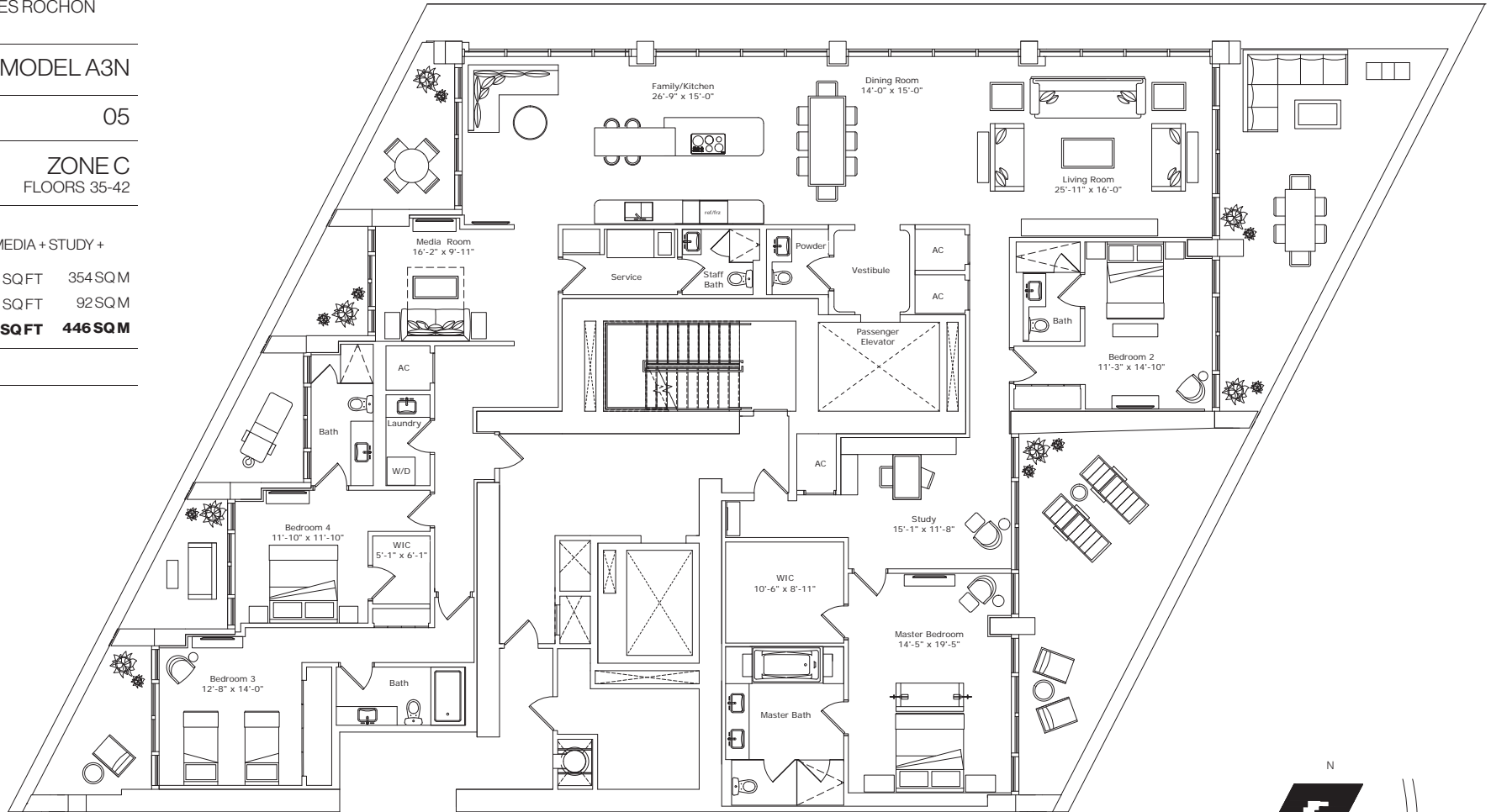
BUILDING ZONE ZONE C
FLOORS 35-42

RESIDENCE DESCRIPTION

4 BED/5,5 BATH + FAMILY + MEDIA + STUDY + SERVICE QUARTERS

INTERIOR	3,795 SQ FT	354 SQ M
OUTDOOR LIVING	986 SQ FT	92 SQ M
TOTAL	4,781 SQ FT	446 SQ M

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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

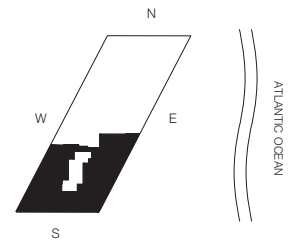
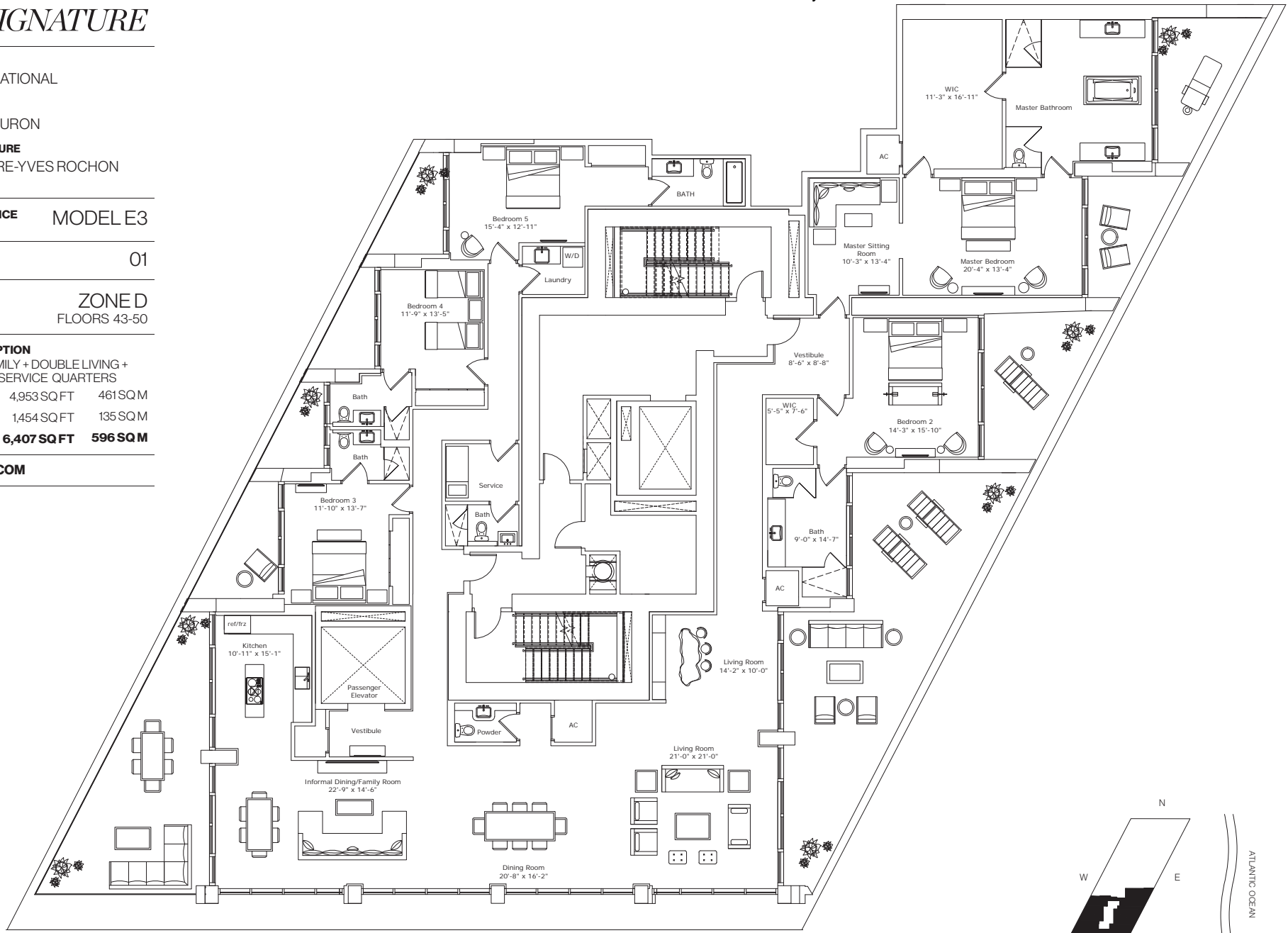
SIGNATURE RESIDENCE **MODEL E3**

LINE **01**

BUILDING ZONE **ZONE D**
FLOORS 43-50

RESIDENCE DESCRIPTION
5 BED/6.5 BATH + FAMILY + DOUBLE LIVING +
INFORMAL DINING + SERVICE QUARTERS
INTERIOR 4,953 SQ FT 461 SQ M
OUTDOOR LIVING 1,454 SQ FT 135 SQ M
TOTAL 6,407 SQ FT 596 SQ M

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STATED DIMENSIONS ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND STRUCTURAL MEMBERS AND THE CENTERLINE OF INTERIOR DEMISING WALLS AND, IN FACT, MAY VARY FROM THE 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 INTERIOR STRUCTURAL COMPONENTS). ALL DIMENSIONS ARE APPROXIMATE, ARE SUBJECT TO FINAL SURVEY AND MAY VARY WITH ACTUAL CONSTRUCTION. THE FLOOR PLAN, DEVELOPMENT PLANS AND THE ENTITIES COLLABORATING WITH DEVELOPER ARE SUBJECT TO CHANGE. RESIDENCE FEATURES AND BUILDING AMENITIES HEREIN ARE PROPOSED ONLY, AND DEVELOPER RESERVES THE RIGHT TO MODIFY, REVISE, CHANGE OR WITHDRAW ANY OR ALL OF SAME IN ITS SOLE AND ABSOLUTE DISCRETION AND WITHOUT PRIOR NOTICE. ALL DEPICTIONS OF FURNISHINGS, FINISHES, APPLIANCES, COUNTERS, SOFFITS, FLOOR COVERINGS AND OTHER MATTERS OF DETAIL, INCLUDING, WITHOUT LIMITATION, ITEMS OF FINISH AND DECORATION, ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. CONSULT YOUR AGREEMENT AND THE PROSPECTUS FOR THE ITEMS INCLUDED WITH THE UNIT. THE BALCONY DEPICTED IS THE STANDARD BALCONY ALTHOUGH THE BALCONY SIZE AND CONFIGURATION VARIES AT EVERY LEVEL. FOR A DEPICTION OF THE BALCONY SIZE AND CONFIGURATION FOR YOUR UNIT SEE EXHIBIT 2 TO THE DECLARATION. FORTUNE INTERNATIONAL IS NOT THE DEVELOPER. THE CONDOMINIUM IS BEING DEVELOPED BY SUNNY ISLES BEACH ASSOCIATES, LLC, WHICH HAS A LIMITED RIGHT TO USE THE TRADEMARKED NAME AND LOGO OF FORTUNE INTERNATIONAL. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.305, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. ARCHITECT OF RECORD - ADD INC.

DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL E2 - 37

LINE 01

BUILDING ZONE ZONE C
37TH FLOOR

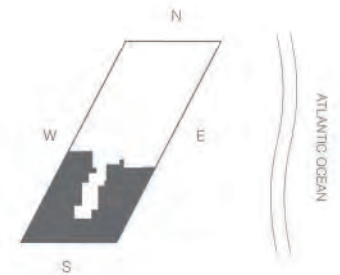
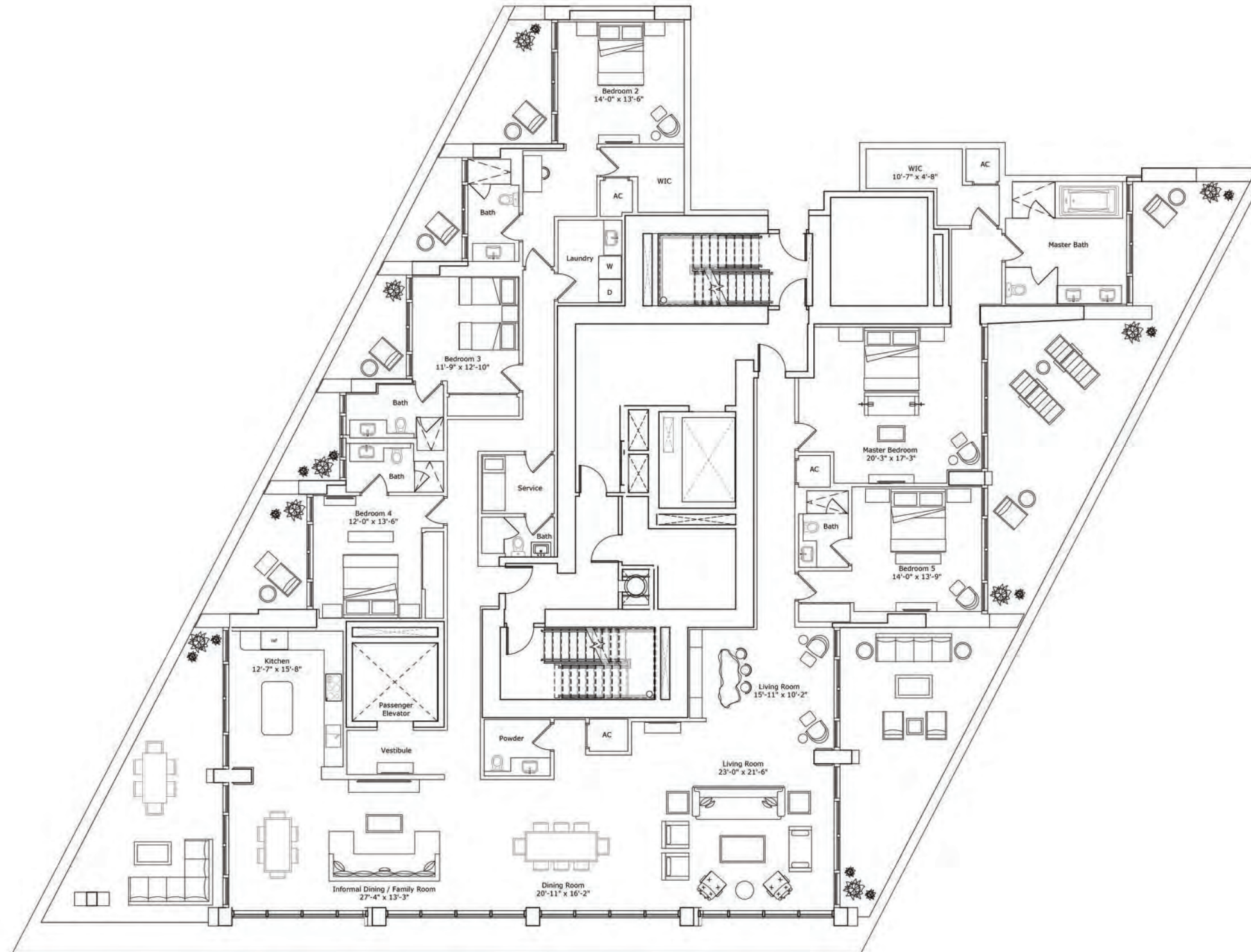
RESIDENCE DESCRIPTION

5 BED /6.5 BATH + FAMILY + DOUBLE LIVING
+ INFORMAL DINING + SERVICE QUARTERS

INTERIOR 4,674 SQ FT 435 SQ M

OUTDOOR LIVING 1,491 SQ FT 138 SQ M

TOTAL 6,165 SQ FT 573 SQ M



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DEVELOPED BY
FORTUNE INTERNATIONAL

CREATED BY
HERZOG & DE MEURON

INTERIOR ARCHITECTURE
PYR LED BY PIERRE-YVES ROCHON

SIGNATURE RESIDENCE MODEL E1

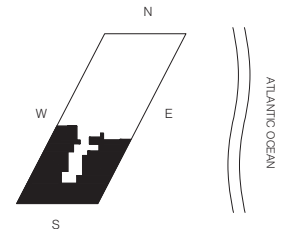
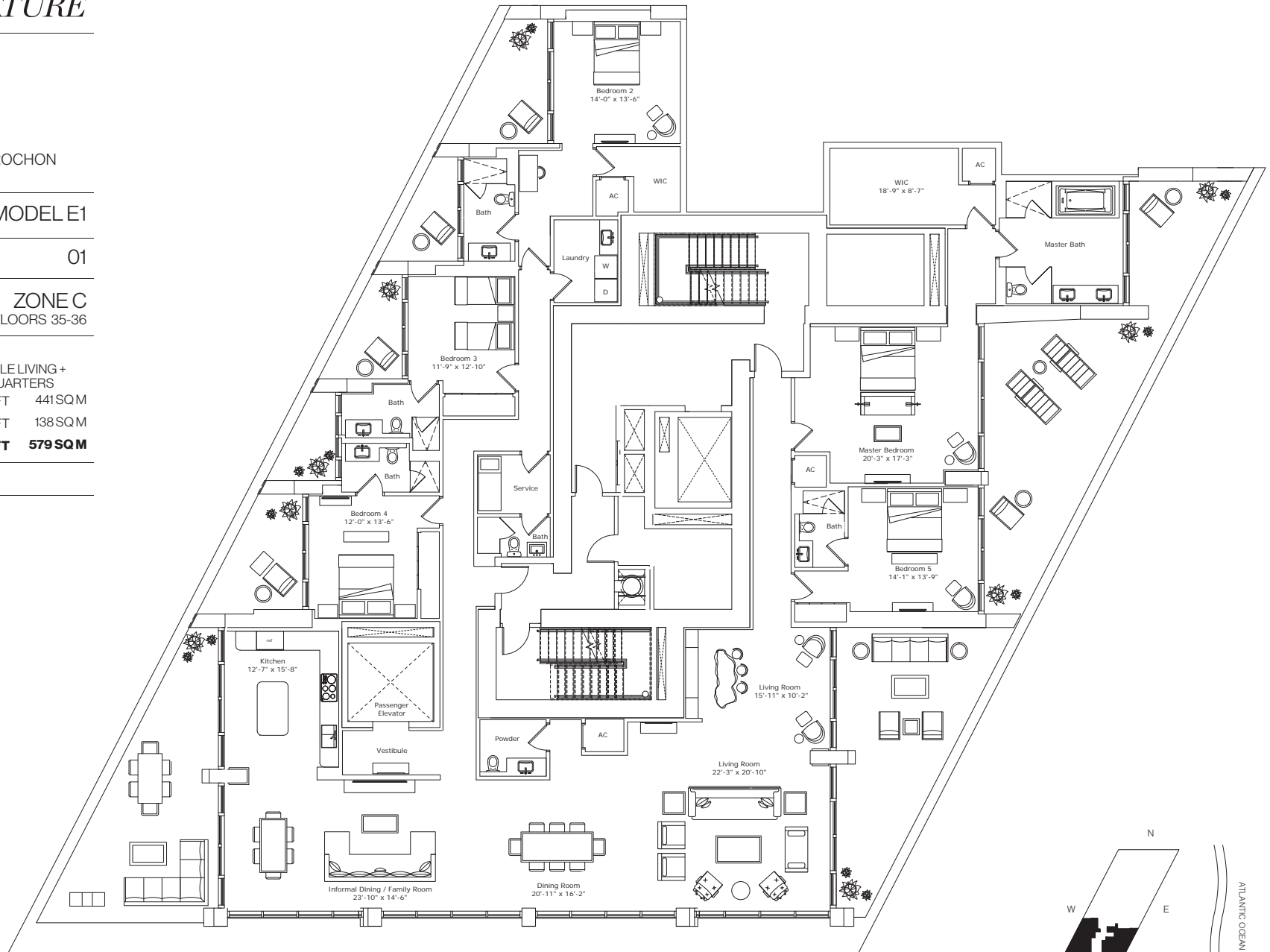
LINE 01

BUILDING ZONE ZONE C
FLOORS 35-36

RESIDENCE DESCRIPTION

5 BED/6.5 BATH + FAMILY + DOUBLE LIVING +
INFORMAL DINING + SERVICE QUARTERS
INTERIOR 4,738 SQ FT 441 SQ M
OUTDOOR LIVING 1,491 SQ FT 138 SQ M
TOTAL 6,229 SQ FT 579 SQ M

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