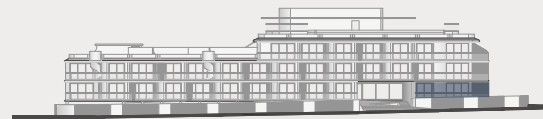


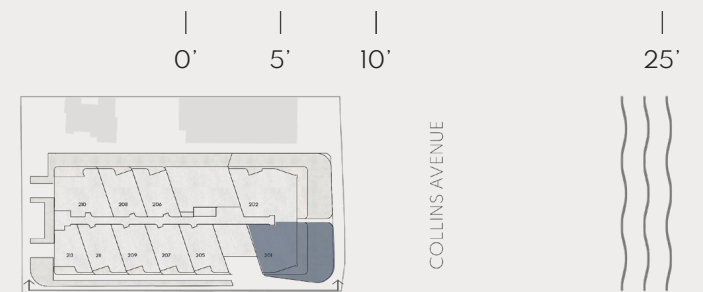


SOUTH-EAST VIEW

**GARDEN
VILLA
201
SURF ROW
RESIDENCES**



	2 BED + DEN / 2 BATHS
INTERIOR	1,435 SQFT / 133 M ²
EXTERIOR	1,650 SQFT / 153 M ²
TOTAL	3,085 SQFT / 286 M ²



8800 COLLINS AVENUE, SURFSIDE, FLORIDA 33154

This condominium is being developed by 8800 Collins Owner LLC, a Florida limited liability company ("Developer"). Any and all statements, disclosures and/or representations shall be deemed made by Developer with respect to any and all matters relating to the marketing and/or development of the Condominium and with respect to the sales of units in the Condominium. 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. The project graphics, renderings and text provided herein are copyrighted works owned by the Developer. All rights reserved. Unauthorized reproduction, display or other dissemination of such materials is strictly prohibited and constitutes copyright infringement. No real estate broker is authorized to make any representations or other statements regarding the projects, and no agreements with, deposits paid to or other arrangements made with any real estate broker are or shall be binding on the Developer. Plan details are subject to change through the Town's approval and permitting process.