









SUITE FEATURES

Ocean Club offers a wide variety of unit types and sizes with ceiling heights of 9'; choice of plank engineered hardwood flooring in entry, living/dining area, bedrooms(s) and den. Contemporary kitchen cabinetry exclusively designed by Tomas Pierce; valance lighting under kitchen cabinets; choice of granite or engineered quartz kitchen countertops; choice of porcelain, ceramic or glass tile backsplash; Energy Star Ceran cooktop with built-in oven; Energy Star integrated built-in dishwasher; Energy Star integrated refrigerator; built-in microwave oven in kitchen island or microwave/hood fan above countertop; slide-out stainless-steel hood fan; kitchen offers choice of plank engineered hardwood, porcelain, or ceramic tile flooring. Washrooms to feature raised-height vanity cabinet with convenient bottom storage drawer; slab marble vanity countertop; white under mounted rectangular sink; rain showerhead in all bathrooms; rectangular design acrylic soaker tub; choice of porcelain or ceramic wall and floor tiles; frameless glass shower enclosure. In suite laundry facilities include. Energy Star, 24" white, front-loading, stacked washer and dryer; Suites will also feature individual thermostat control and are individually metered; thermally isolated Low-e energy efficient double-glazed windows throughout, with operable section.

BUILDING FEATURES

Designed by award-winning architectural firm, Page and Steele/IBI Group, Ocean Club will offer lakeside living in a 37-storey Tower, plus an 8 storey Boutique Building. Amenities rarely seen in Toronto include a trendy bistro right at the base of the building offering unobstructed views of the lake. Step into the three-storey glass-walled lobby of The Tower and you'll feel like you've arrived at a luxury resort. Each building has its own state of the art fitness centre, TV lounge, pet grooming room, and guest suite. The buildings share a fabulous indoor salt water pool with a water-cascading hot tub and wraparound outdoor deck. The eighth floor features a landscaped outdoor terrace with entertainment furnishings and barbeque. Shared amenities also include a private dining room with outdoor terrace, and billiards room. Ocean Club also offers a 24/7 concierge for peace of mind.

Deposit Structure

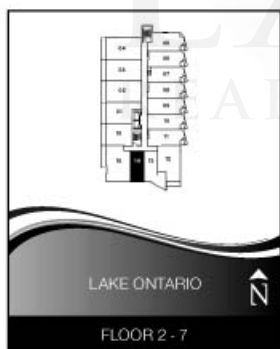
<u>Deposit Structure</u> \$3000 on signing Balance to 5% in 30 days 5% in 90 days 5% in 270 days 5% in 365 days And 5% on Occupancy <u>Taxes</u> Estimated at approximately 1% of purchase price	<u>Maintenance Fees</u> \$0.45 psf Hydro metered separately Parking Maintenance fee - \$50.00/ month Bicycle-Storage Locker Maintenance - \$15.00/ month <u>Parking & Bicycle Storage Locker</u> * Included in purchase price <u>Occupancy Commencing</u> November 2014
Included In Purchase Price: G.S.T./HST	

prices, figures, and materials are preliminary and are subject to change without notice E. & O. E. Note: All areas and stated room dimensions are approximate. Floor area measured in accordance with Tarion Bulletin #22. Actual living area will vary from floor area stated.

September 29, 2010

Please see Sales Representative for details.

Exclusive Listing: Baker Real Estate Incorporated, Brokerage. Brokers Protected
(Subject to availability)

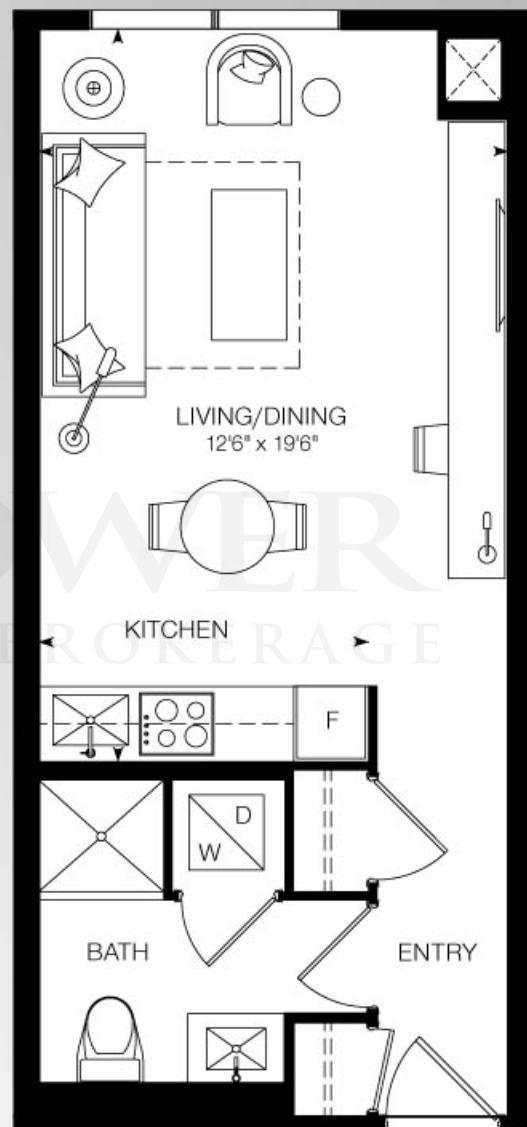


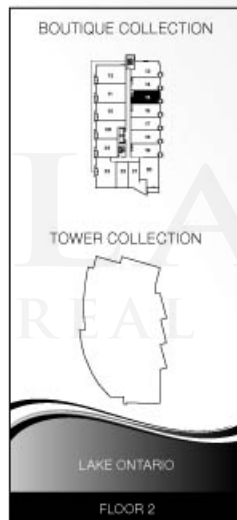
COCOA BEACH

395 SQ.FT. STUDIO

395 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.





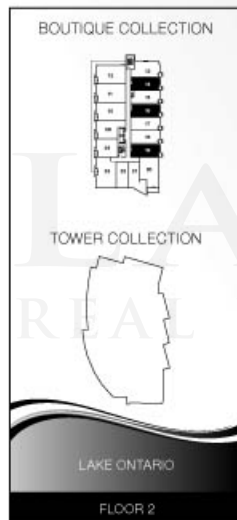
TREASURE BEACH 480 SQ.FT.

ONE BEDROOM

+ 15 SQ.FT. BALCONY = 495 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



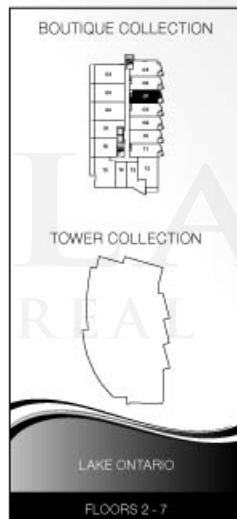
TREASURE BEACH 495 SQ.FT.

ONE BEDROOM

+ 15 SQ.FT. BALCONY = 510 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

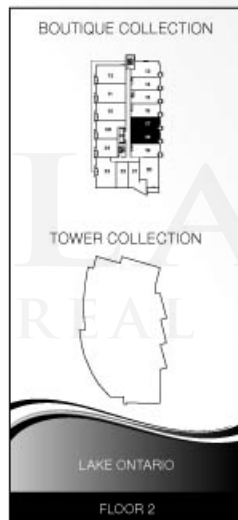


Balcony sizes differ on 2nd and 3rd floors, suite size differs on 2nd floor, please ask Sales Representative for details.

TREASURE BEACH **505 SQ.FT.** ONE BEDROOM + 25 SQ.FT. BALCONY = 530 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
 E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.





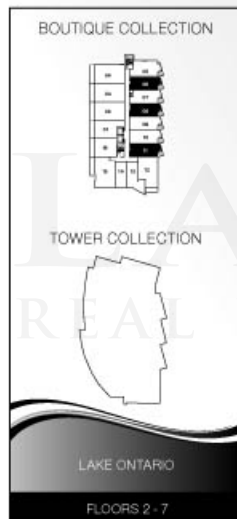
TREASURE BEACH **510 SQ.FT.**

ONE BEDROOM

+ 15 SQ.FT. BALCONY = 525 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



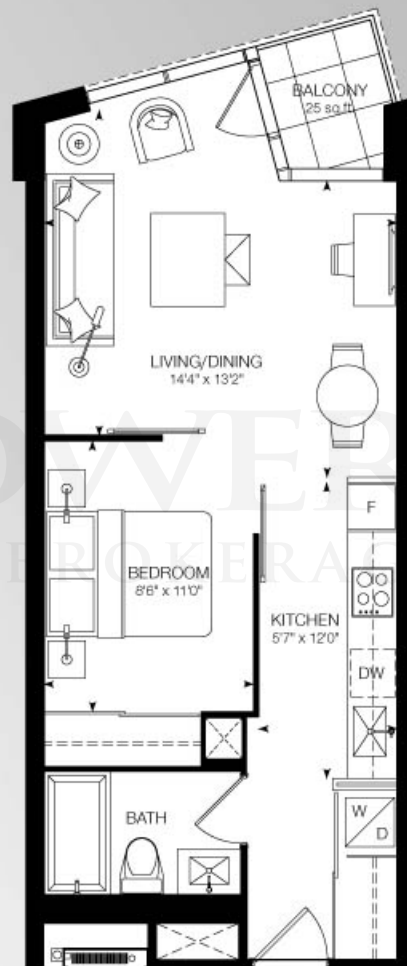
Balcony sizes differ on 2nd and 3rd floors, suite size differs on 2nd floor, please ask Sales Representative for details.

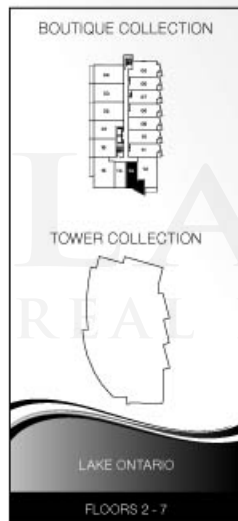
TREASURE BEACH 515 SQ.FT.

ONE BEDROOM

+ 25 SQ.FT. BALCONY = 540 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

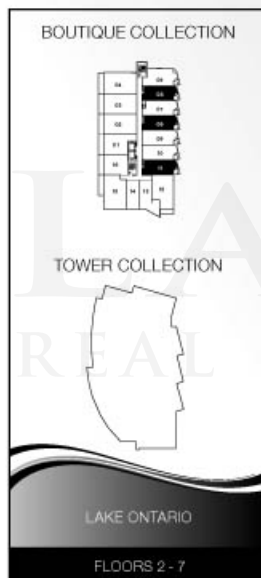




TREASURE BEACH **520 SQ.FT.** ONE BEDROOM 520 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



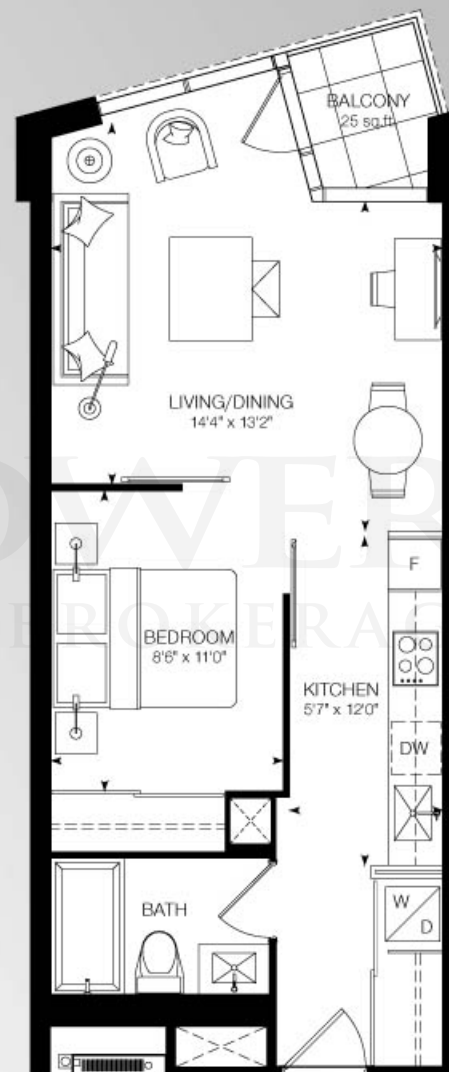


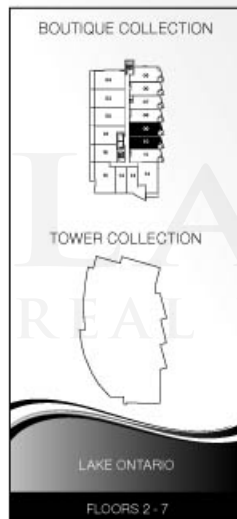
Balcony sizes differ on 2nd and 3rd floors, suite size differs on 2nd floor, please ask Sales Representative for details.

TREASURE BEACH **515 SQ.FT.** ONE BEDROOM

+ 25 SQ.FT. BALCONY = 540 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & D. E. Furniture not included. Refer to Keyplan for unit location and orientation.



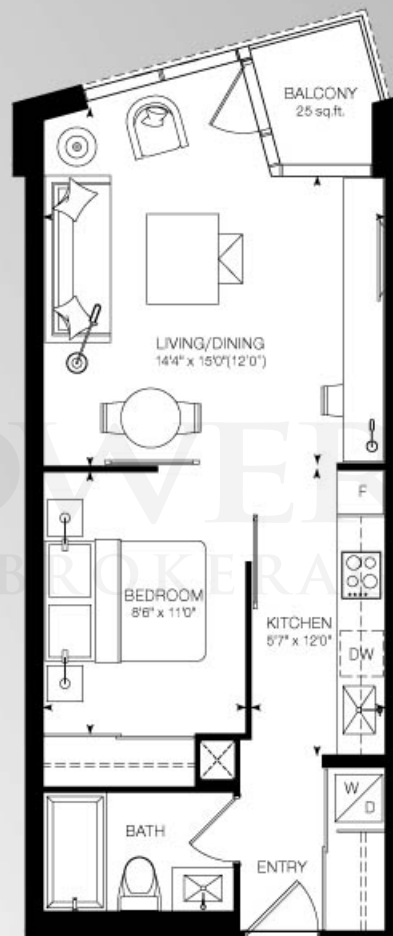


Balcony sizes differ on 2nd and 3rd floors, suite size differs on 2nd floor, please ask Sales Representative for details.

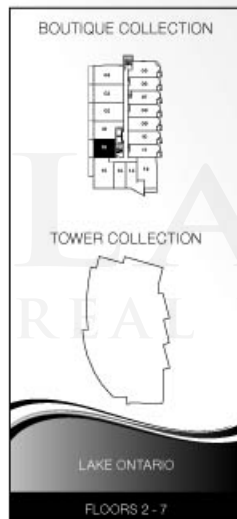
TREASURE BEACH 530 SQ.FT.

ONE BEDROOM

+ 25 SQ.FT. BALCONY = 555 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



Suite and balcony sizes differ on 2nd and 3rd floors,
please ask Sales Representative for details.

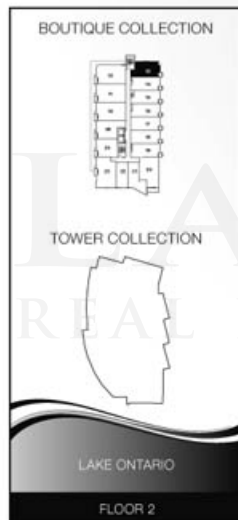
TREASURE BEACH 535 SQ.FT.

ONE BEDROOM

+ 110 SQ.FT. BALCONY = 645 SQ.FT. TOTAL LIVING SPACE



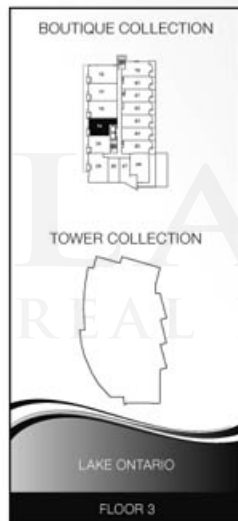
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



TREASURE BEACH **580 SQ.FT.** ONE BEDROOM

+ 15 SQ.FT. BALCONY = 595 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



TREASURE BEACH **590 SQ.FT.**

ONE BEDROOM

+ 25 SQ.FT. BALCONY = 615 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & G. E. Furniture not included. Refer to Keyplan for unit location and orientation.



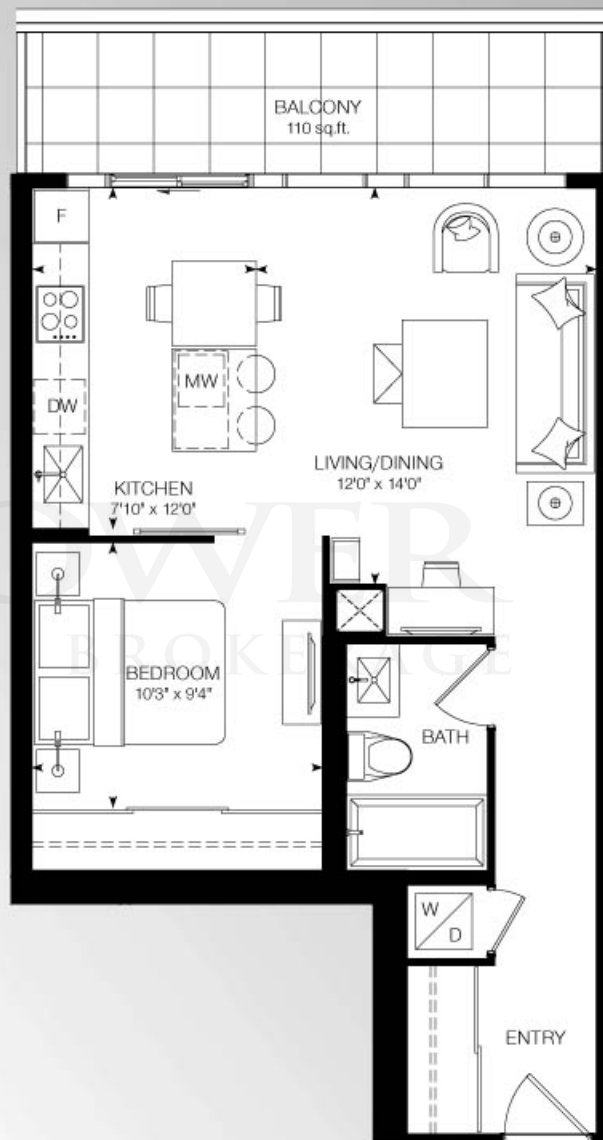
Suite and balcony size differ on 2nd and 3rd floors.
please ask sales representative for details.

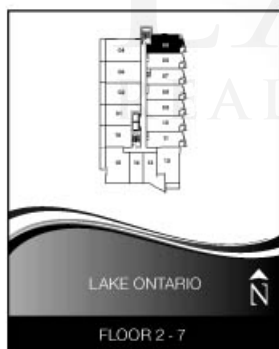
TREASURE BEACH

600 SQ.FT. ONE BEDROOM

+ 110 SQ.FT. BALCONY = 710 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.





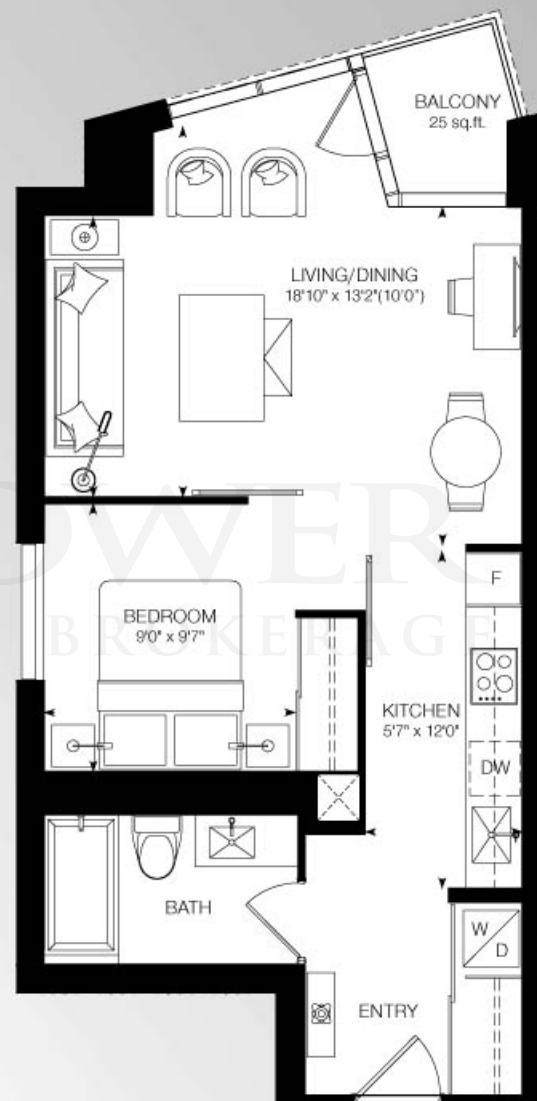
Balcony sizes differ on 2nd and 3rd floors, suite size differs on 2nd floor, please ask sales representative for details.

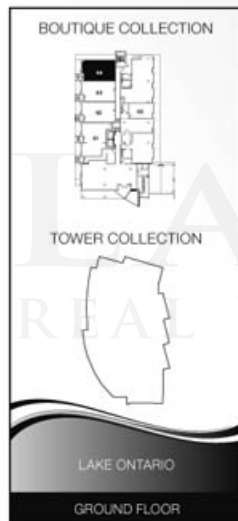
TREASURE BEACH

605 SQ.FT. ONE BEDROOM

+ 25 SQ.FT. BALCONY = 630 SQ.FT. TOTAL LIVING SPACE

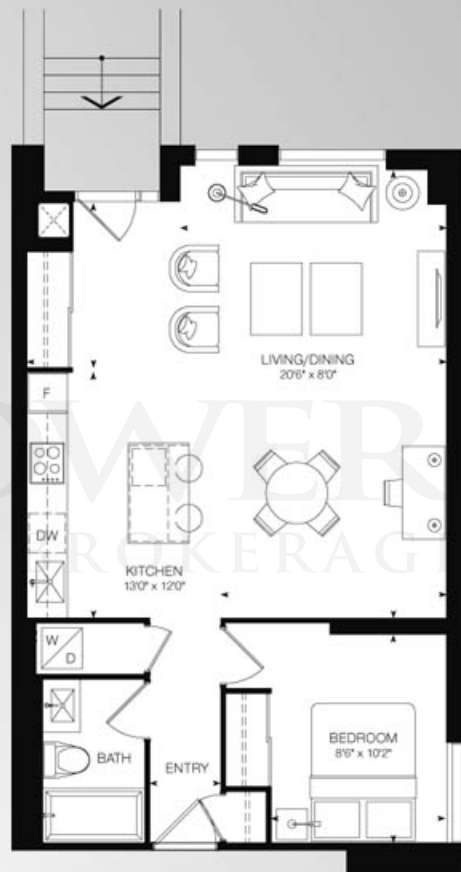
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

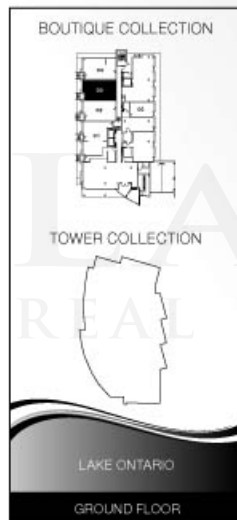




TREASURE BEACH **710 SQ.FT.** ONE BEDROOM 710 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
 E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



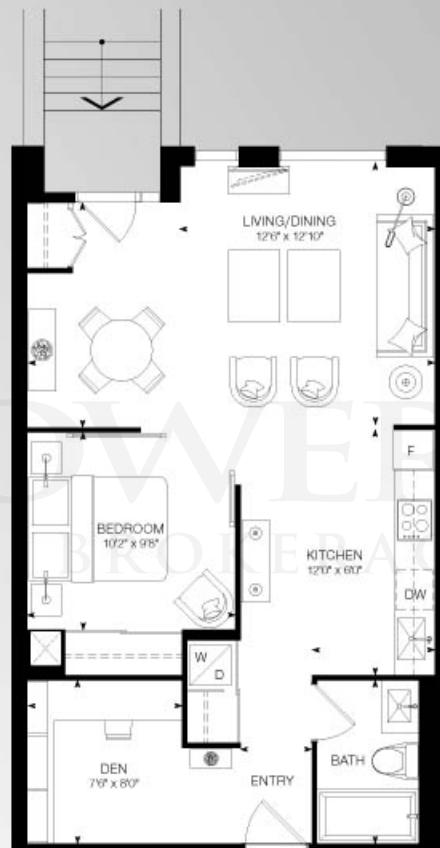


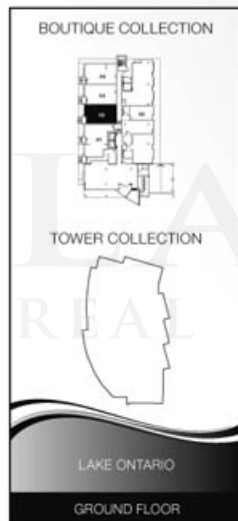
JUNO BEACH 695 SQ.FT.

ONE BEDROOM + DEN

695 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

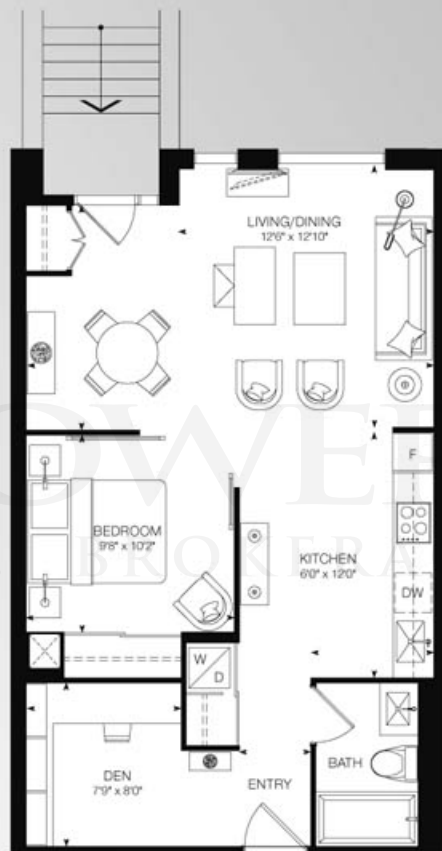




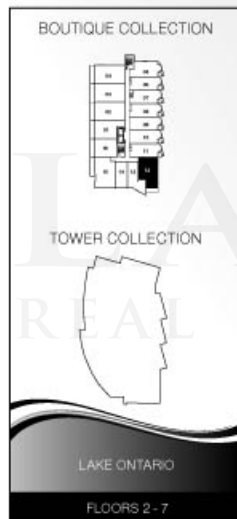
JUNO BEACH 700 SQ.FT.

ONE BEDROOM + DEN

700 SQ.FT., TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & G. E. Furniture not included. Refer to Keyplan for unit location and orientation.



Oversized balcony on 2nd and 3rd floors, please ask sales representative for details.

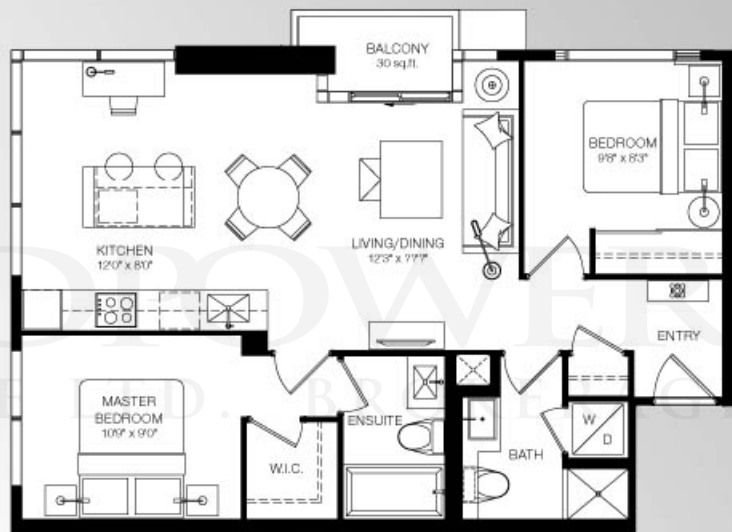
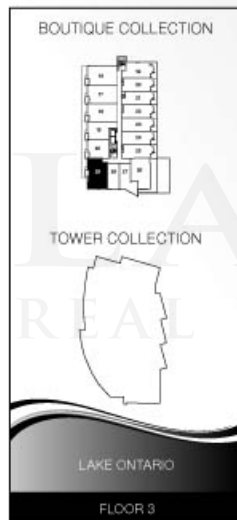
LONG BEACH 715 SQ.FT.

TWO BEDROOM

+ 65 SQ.FT. BALCONY = 780 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

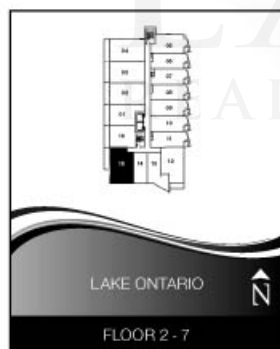


LONG BEACH 780 SQ.FT.

TWO BEDROOM

+ 30 SQ.FT. BALCONY = 810 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



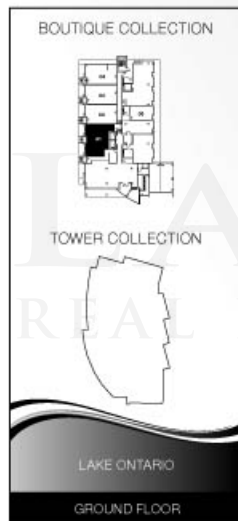
Suite and balcony size differ on 2nd and 3rd floors, please ask sales representative for details.

LONG BEACH

790 SQ.FT. TWO BEDROOM
+ 115 SQ.FT. BALCONY = 905 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



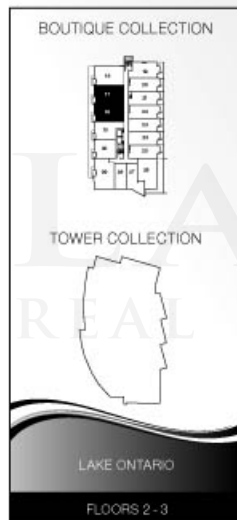


LONG BEACH **835 SQ.FT.**

TWO BEDROOM

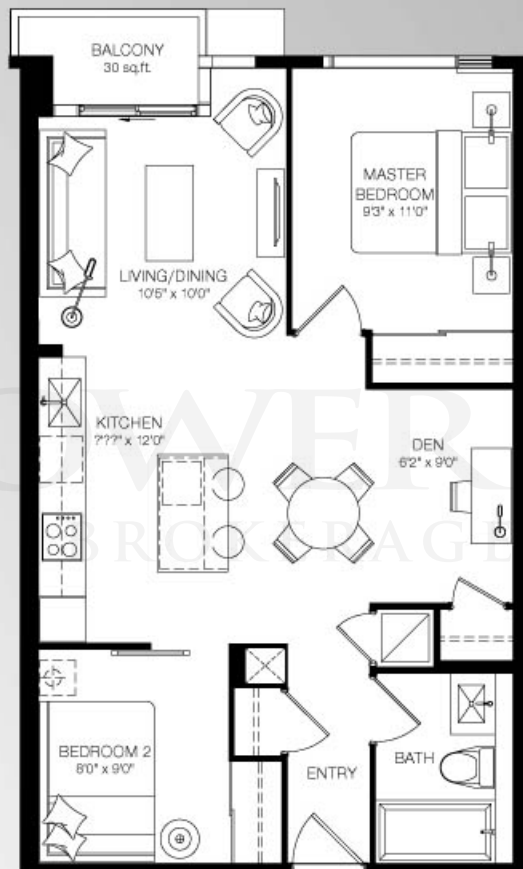
835 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

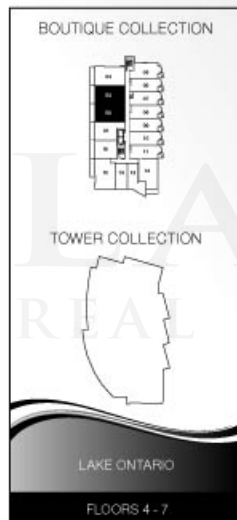


VARADERO BEACH 690 SQ.FT.

TWO BEDROOM + DEN
+ 30 SQ.FT. BALCONY = 720 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

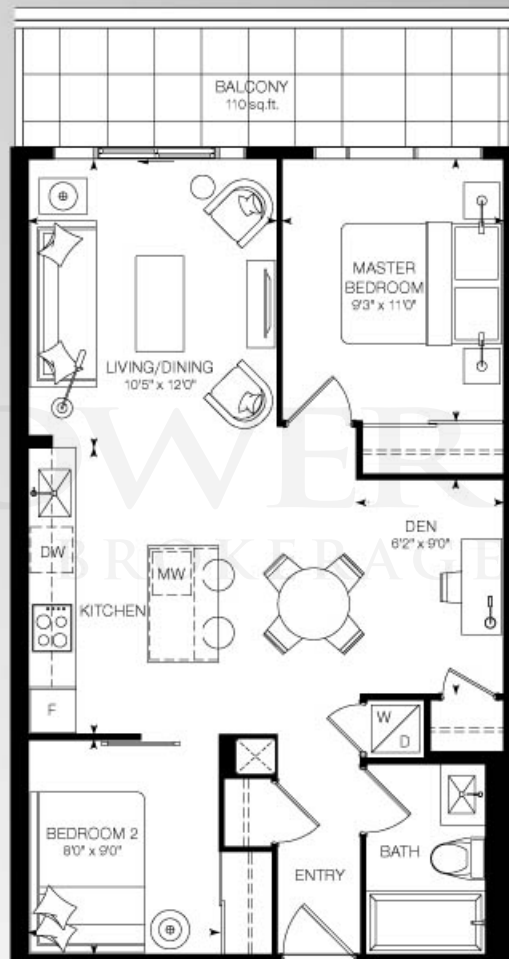


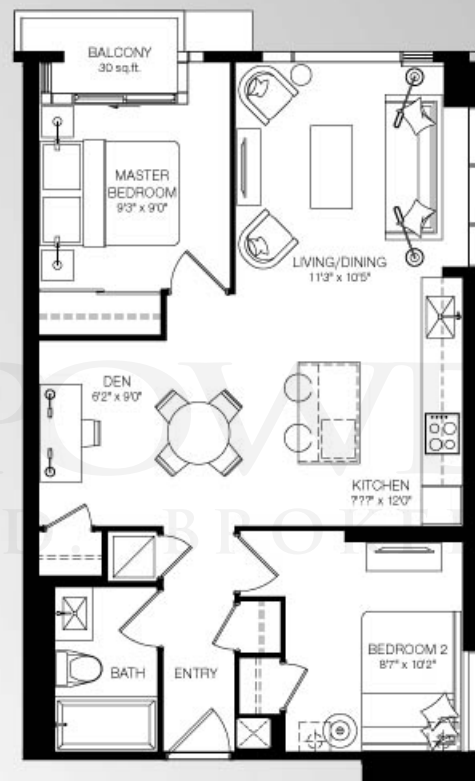
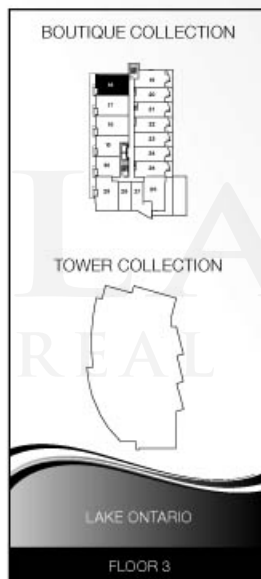
VARADERO BEACH 705 SQ.FT.

TWO BEDROOM + DEN

+ 110 SQ.FT. BALCONY = 815 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



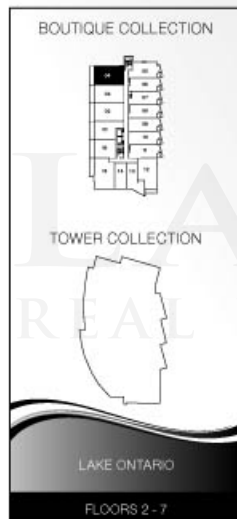


VARADERO BEACH **740 SQ.FT.**

TWO BEDROOM + DEN

+ 30 SQ.FT. BALCONY = 770 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & D. E. Furniture not included. Refer to Keyplan for unit location and orientation.



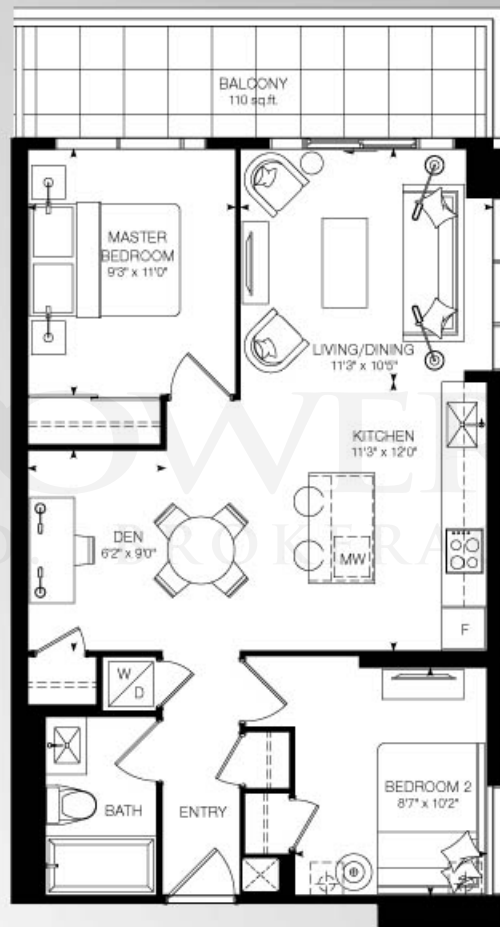
Suite and balcony size differ on 2nd and 3rd floors, please ask sales representative for details.

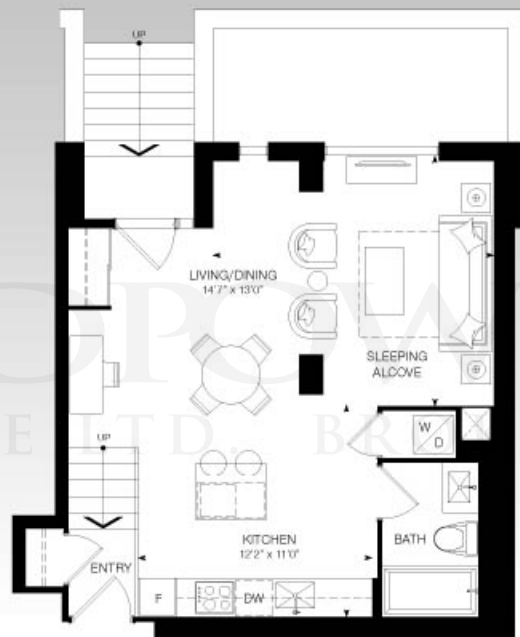
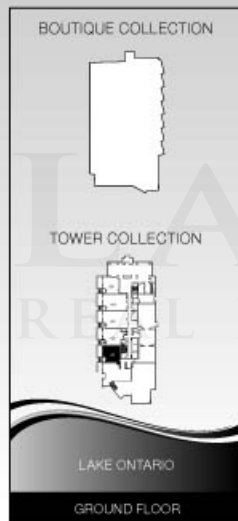
VARADERO BEACH 755 SQ.FT.

TWO BEDROOM + DEN

+ 110 SQ.FT. BALCONY = 865 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



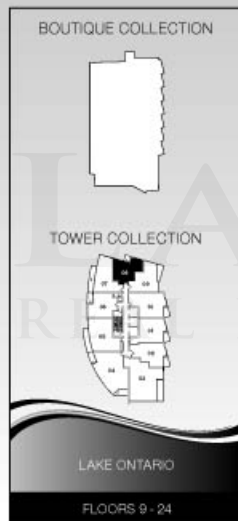


COCOA BEACH 580 SQ.FT.

STUDIO

580 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

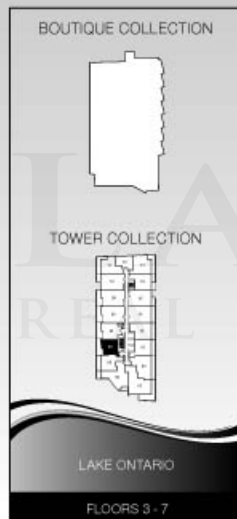


SUNSET BEACH 535 SQ.FT.

ONE BEDROOM

+ 30 SQ.FT. BALCONY = 565 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



State and balcony size differ on 3rd floor, please ask Sales Representative for details.

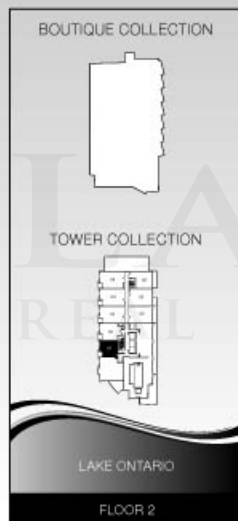
SUNSET BEACH 535 SQ.FT.

ONE BEDROOM

+ 165 SQ.FT. TERRACE = 700 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



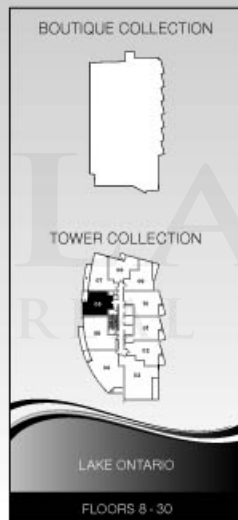


SUNSET BEACH 555 SQ.FT.

ONE BEDROOM

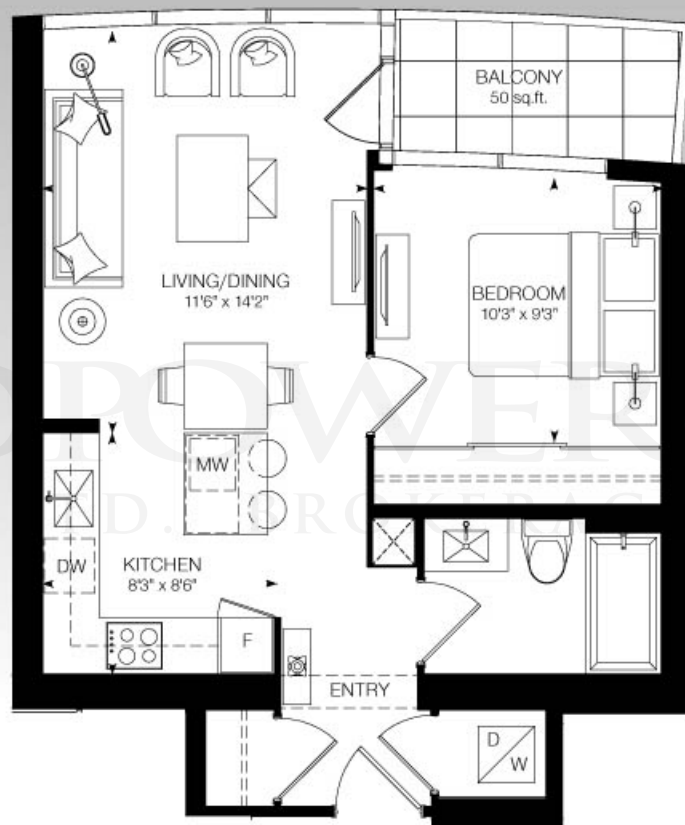
+ 40 SQ.FT. BALCONY = 595 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

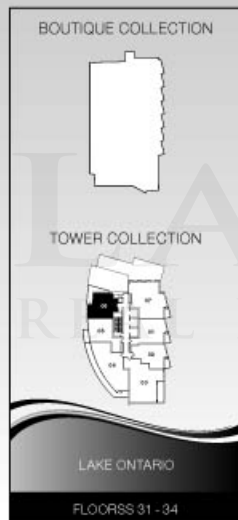


SUNSET BEACH 570 SQ.FT. ONE BEDROOM

+ 50 SQ.FT. BALCONY = 620 SQ.FT. TOTAL LIVING SPACE



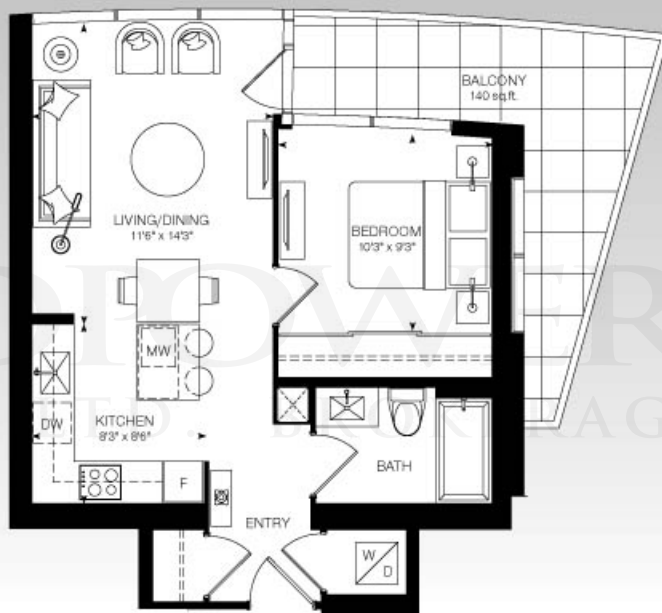
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

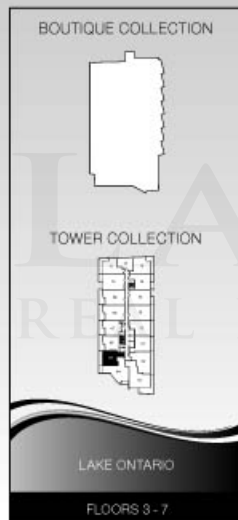


Terrace on 31st floor please ask Sales Representative for details.

SUNSET BEACH **570 SQ.FT.** ONE BEDROOM + 140 SQ.FT. BALCONY = 710 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
 E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.





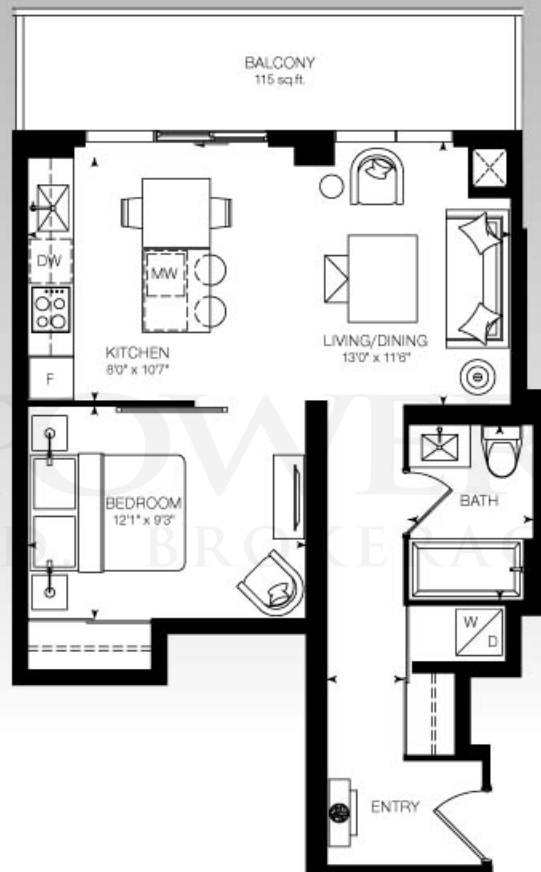
No balcony on 3rd floor, please ask Sales Representative for details.

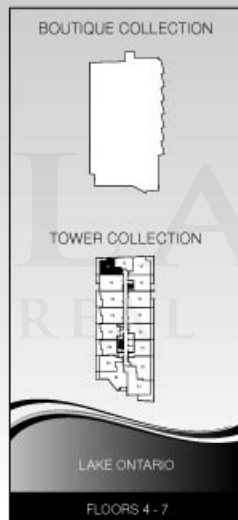
SUNSET BEACH **575 SQ.FT.**

ONE BEDROOM

+ 115 SQ.FT. BALCONY = 690 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



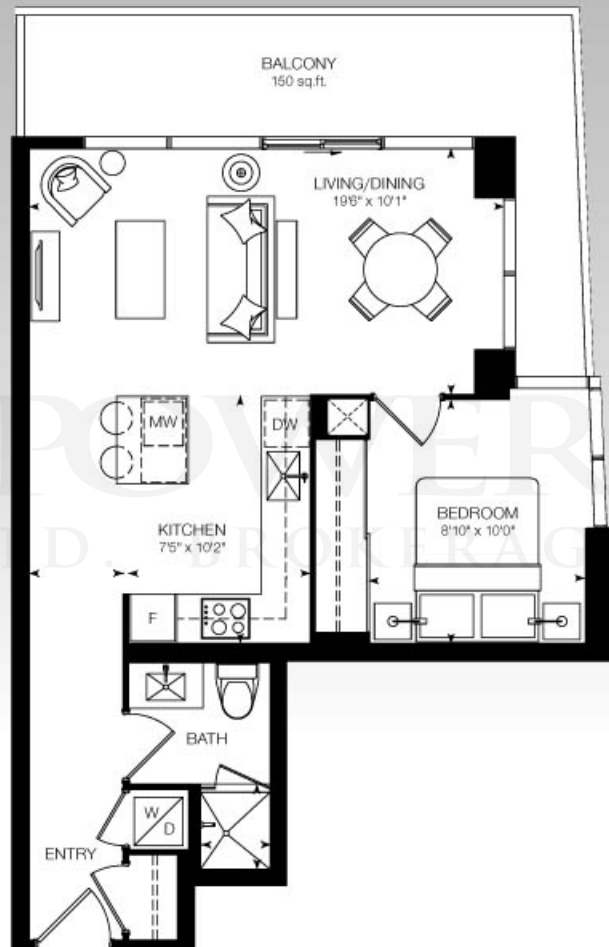


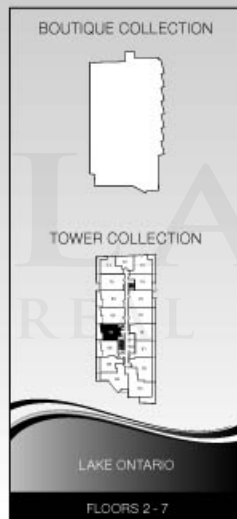
SUNSET BEACH 590 SQ.FT.

ONE BEDROOM

+ 150 SQ.FT. BALCONY = 740 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.





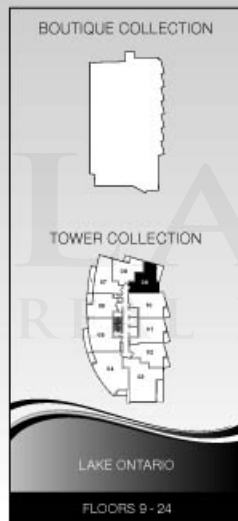
Stair and balcony size differ on 2nd and 3rd floor, please ask Sales Representative for details.

SUNSET BEACH **595 SQ.FT.** ONE BEDROOM

+ 165 SQ.FT. BALCONY = 760 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

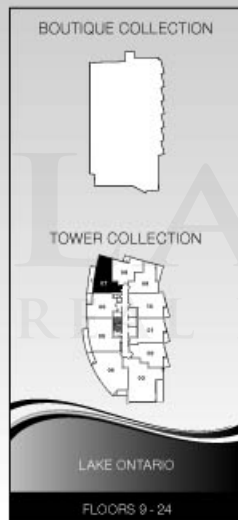




SUNSET BEACH **600 SQ.FT.** ONE BEDROOM + 70 SQ.FT. BALCONY = 670 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
 E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

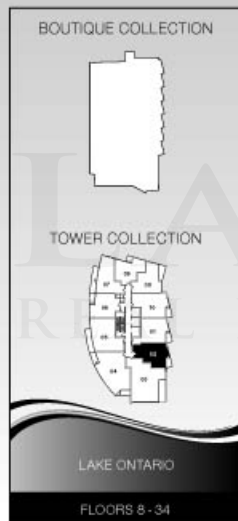


SUNSET BEACH 635 SQ.FT.

ONE BEDROOM

+ 125 SQ.FT. BALCONY = 760 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

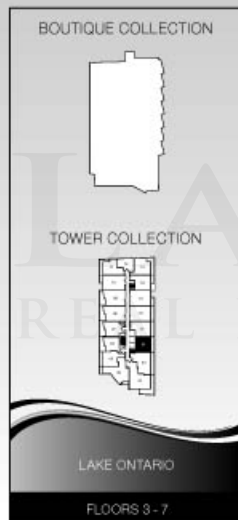


PALM BEACH 595 SQ.FT.

ONE BEDROOM + DEN
+ 50 SQ.FT. BALCONY = 645 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

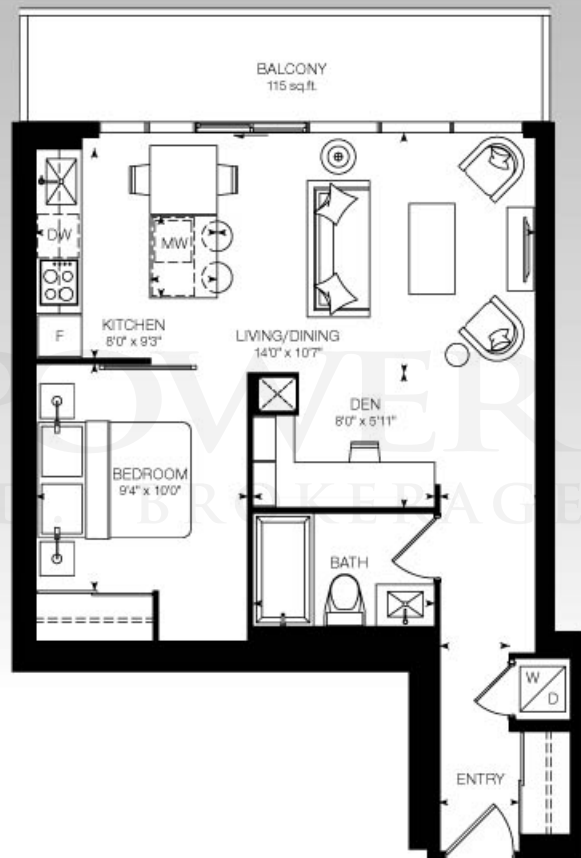




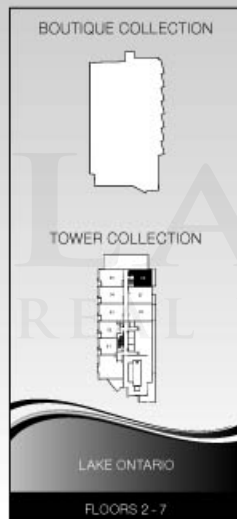
PALM BEACH 615 SQ.FT.

ONE BEDROOM + DEN

+ 115 SQ.FT. BALCONY = 730 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



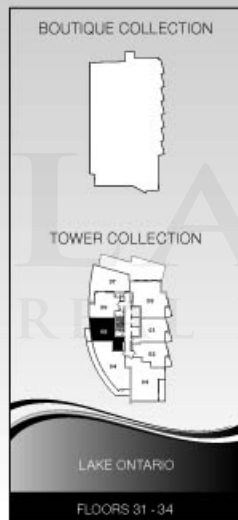
Large balcony on Floors 2 - 3, please ask Sales Representative for details.

PALM BEACH 625 SQ.FT.

ONE BEDROOM + DEN
+ 60 SQ.FT. BALCONY = 685 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

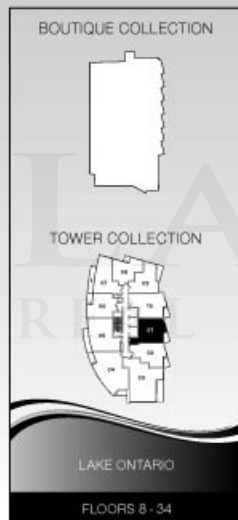




PALM BEACH 635 SQ.FT. **ONE BEDROOM + DEN** + 60 SQ.FT. BALCONY = 695 SQ.FT. TOTAL LIVING SPACE



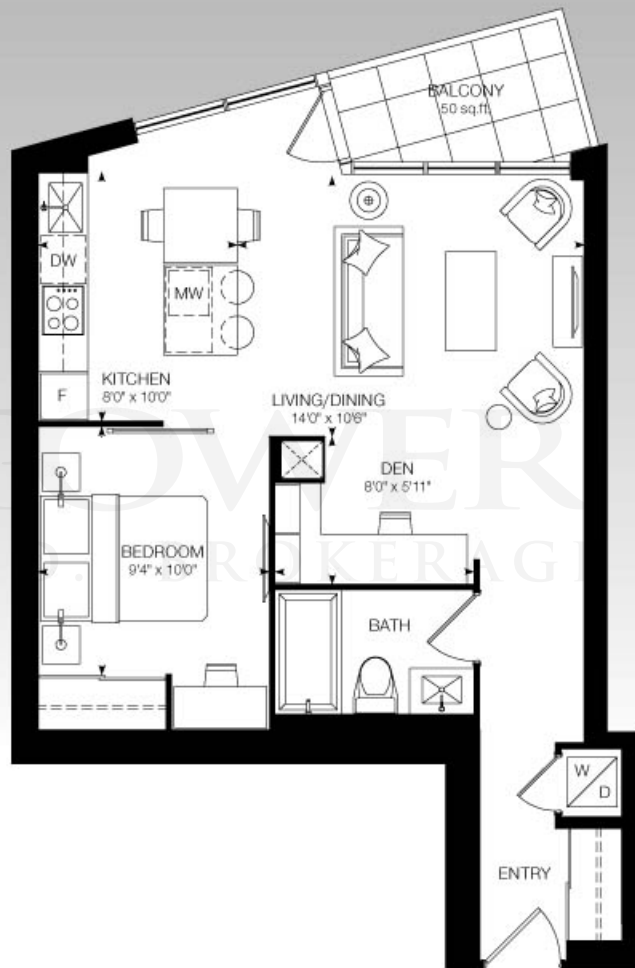
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
 E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

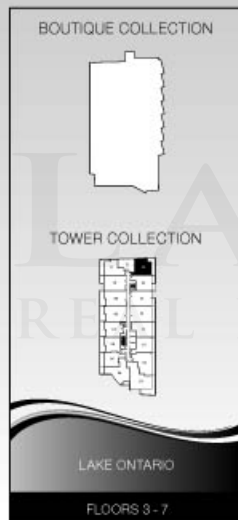


PALM BEACH 645 SQ.FT.

ONE BEDROOM + DEN
+ 50 SQ.FT. BALCONY = 695 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.





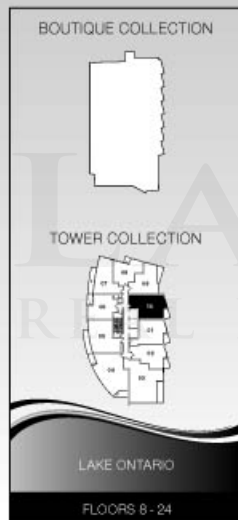
PALM BEACH 650 SQ.FT.

ONE BEDROOM + DEN

+ 165 SQ.FT. BALCONY = 815 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



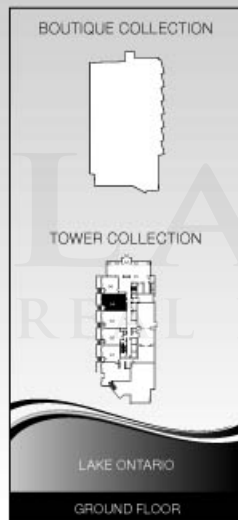


PALM BEACH 680 SQ.FT.

ONE BEDROOM + DEN
+ 50 SQ.FT. BALCONY = 730 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



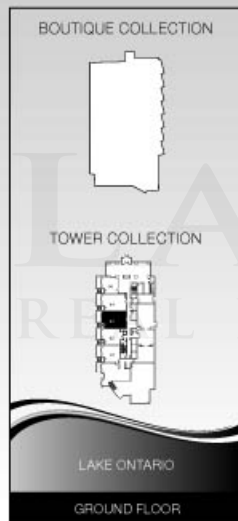


PALM BEACH 760 SQ.FT.

ONE BEDROOM + DEN
760 SQ.FT. TOTAL LIVING SPACE

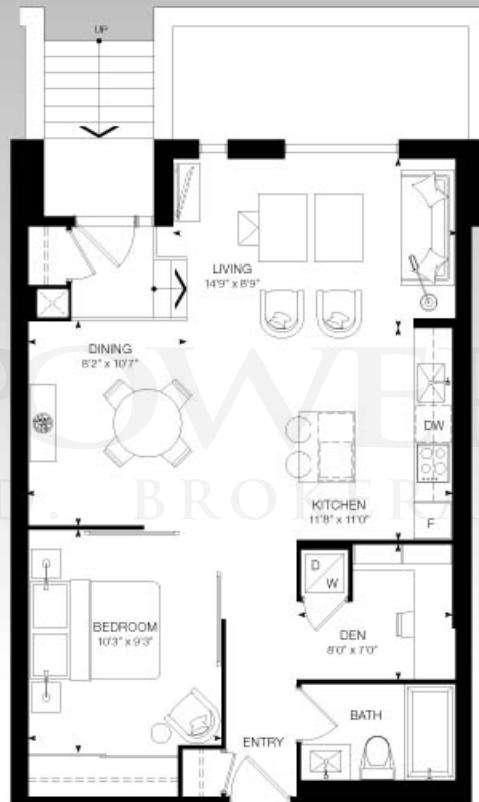
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



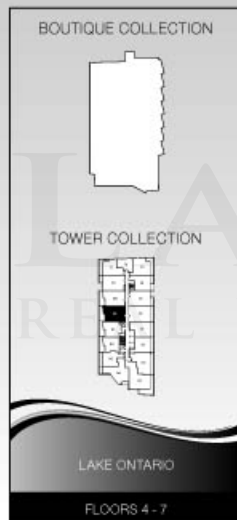


PALM BEACH 775 SQ.FT.

ONE BEDROOM + DEN
775 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

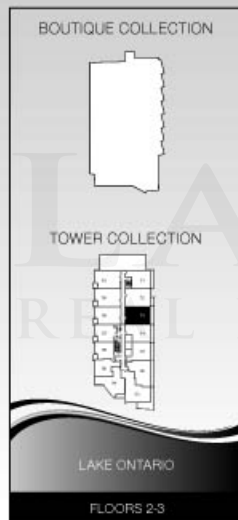


VILANO BEACH 735 SQ.FT. TWO BEDROOM

+ 165 SQ.FT. BALCONY = 900 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



VILANO BEACH **750 SQ.FT.**

TWO BEDROOM

+ 115 SQ.FT. TERRACE = 865 SQ.FT. TOTAL LIVING SPACE

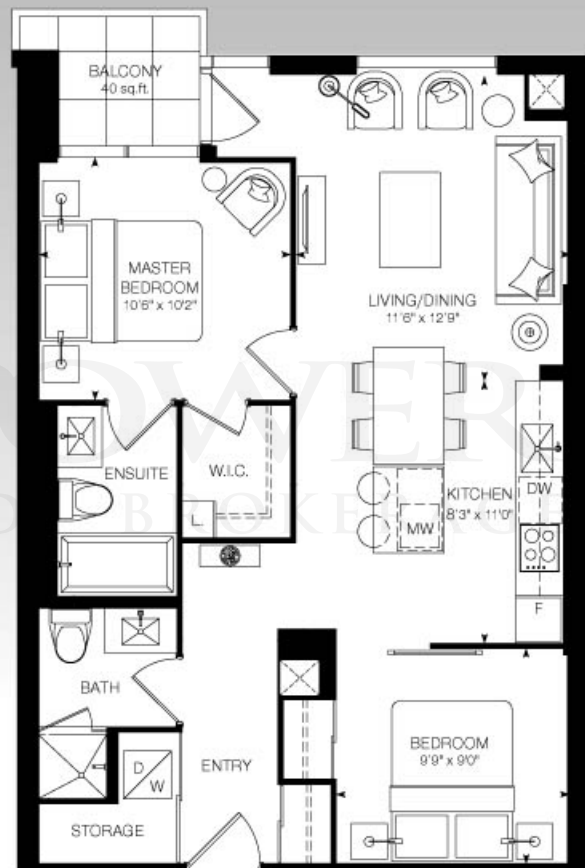
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

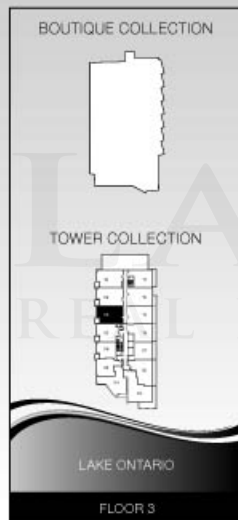




+ 40 SQ.FT. BALCONY = 800 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



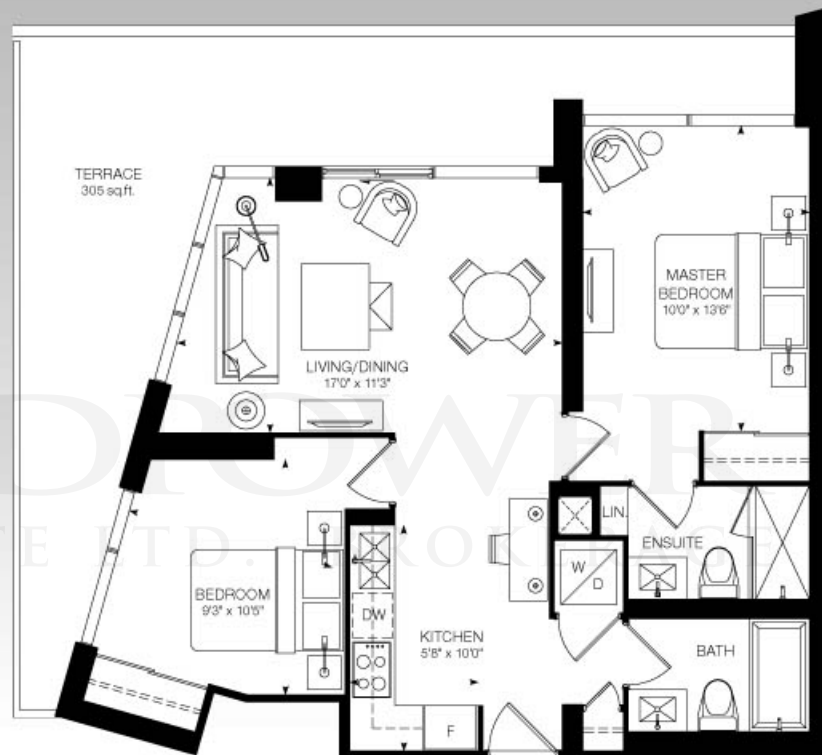
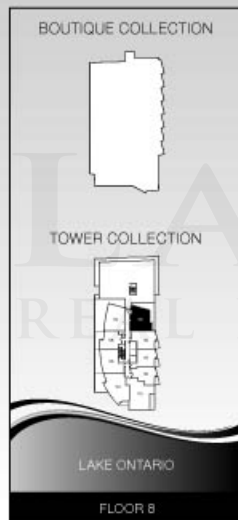


VILANO BEACH 760 SQ.FT. TWO BEDROOM

+ 40 SQ.FT. TERRACE = 800 SQ.FT. TOTAL LIVING SPACE



All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

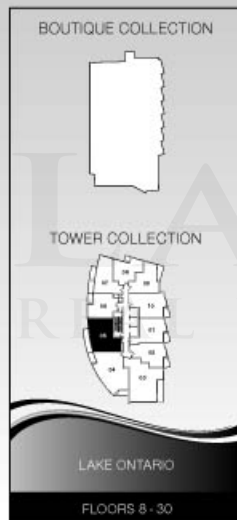


VILANO BEACH 805 SQ.FT.

TWO BEDROOM

+ 305 SQ.FT. TERRACE = 1,110 SQ.FT. TOTAL LIVING SPACE

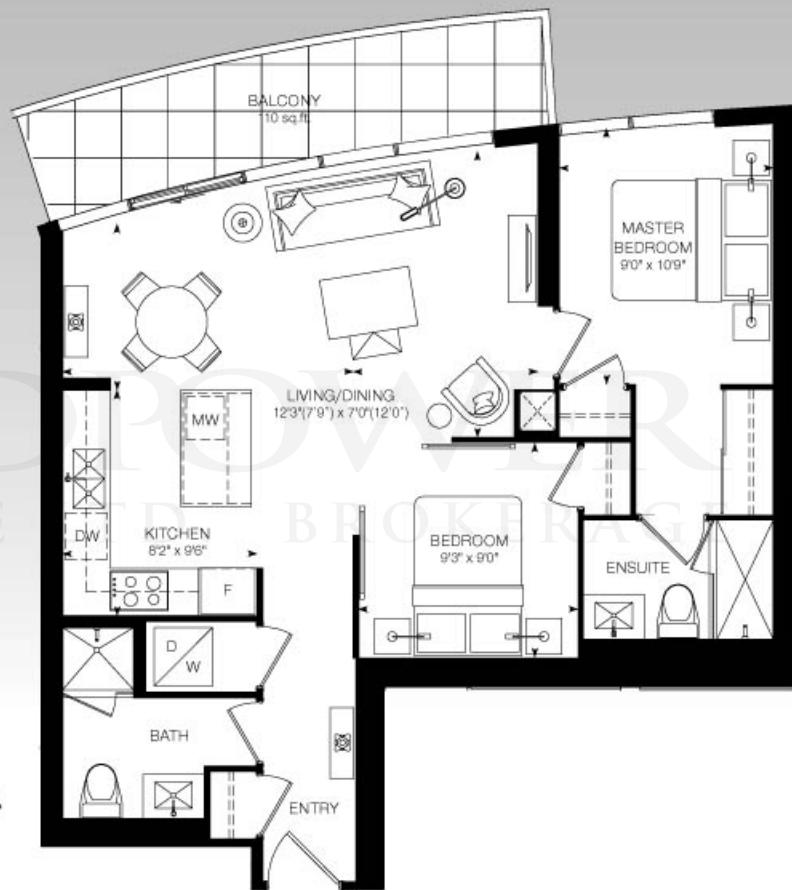
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

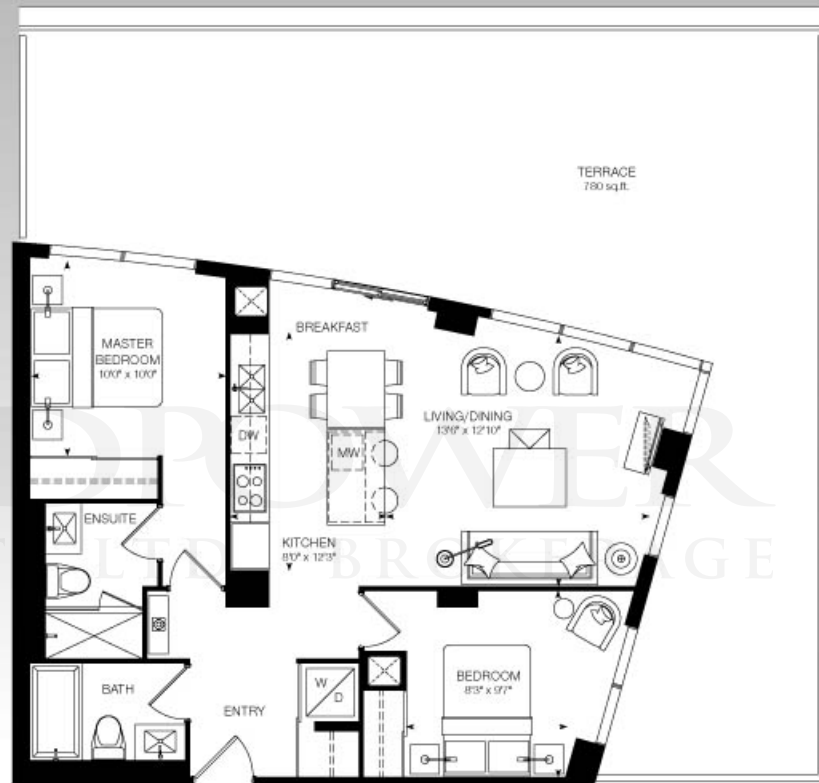
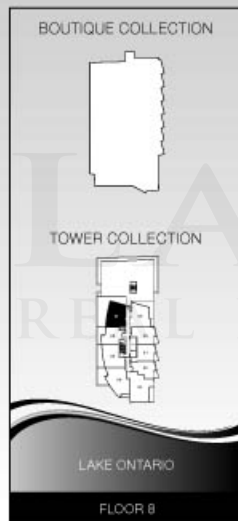


Terrace on 8th floor, please ask Sales Representative for details.

VILANO BEACH **810 SQ.FT.** TWO BEDROOM + 110 SQ.FT. BALCONY = 920 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
 E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



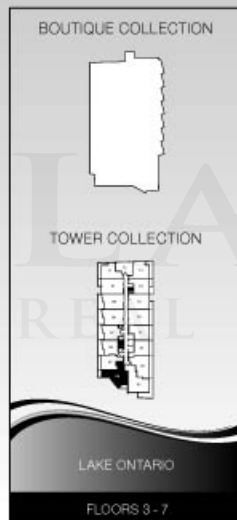


VILANO BEACH 845 SQ.FT.

TWO BEDROOM

+ 780 SQ.FT. TERRACE = 1,625 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



One balcony on 3rd floor, please ask Sales Representative for details.

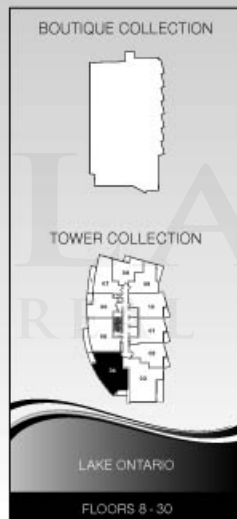


VILANO BEACH **870 SQ.FT.**

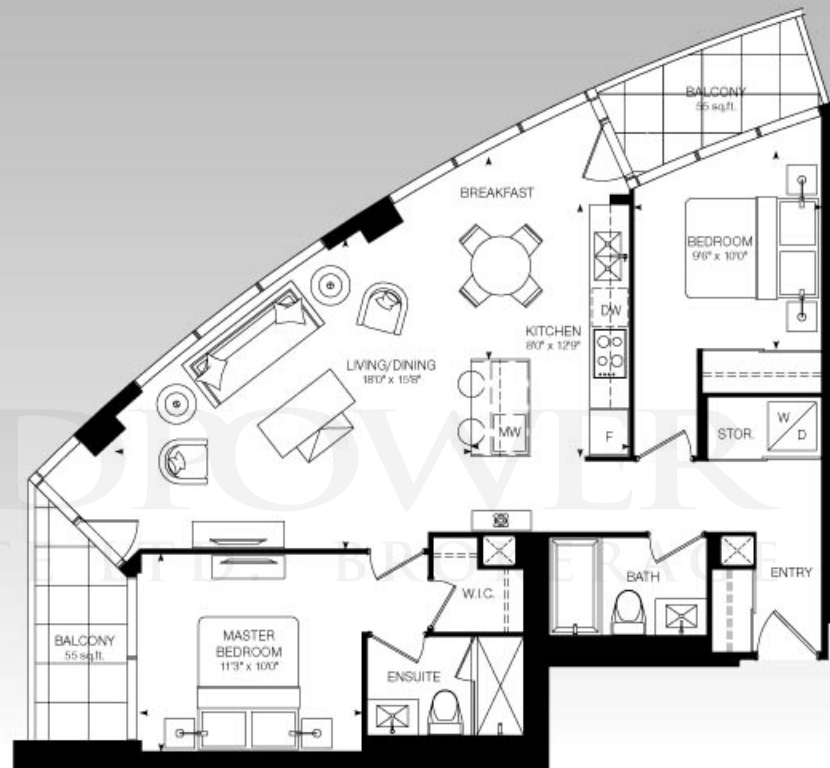
TWO BEDROOM

+ 115 SQ.FT. BALCONY = 985 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



Terrace on 8th floor, please ask Sales Representative for details.

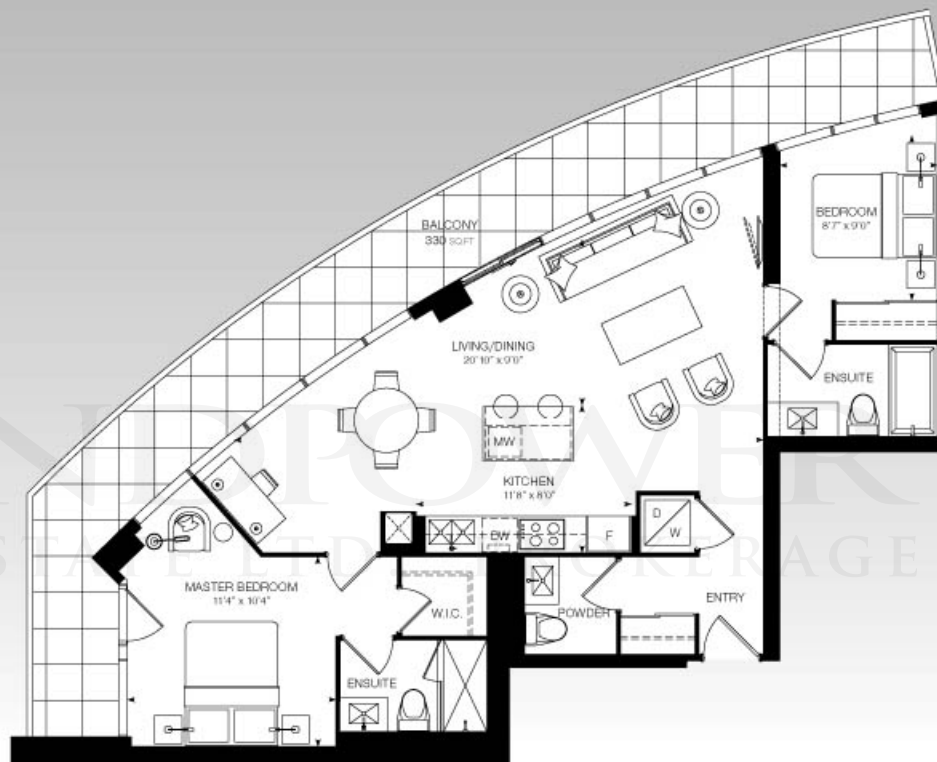
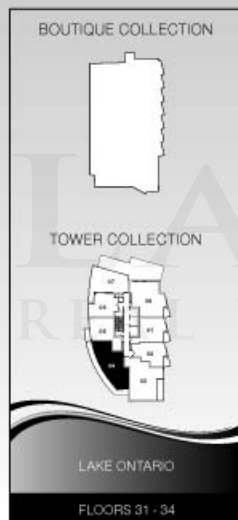


VILANO BEACH 975 SQ.FT.

TWO BEDROOM

+ 55 SQ.FT. BALCONY + 55 SQ.FT. BALCONY = 1,085 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

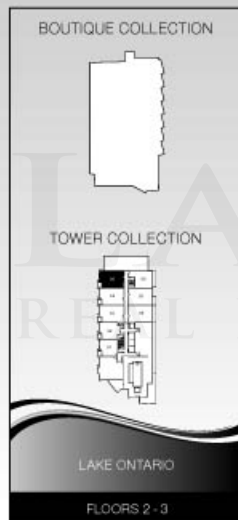


VILANO BEACH **975 SQ.FT.**

TWO BEDROOM

+ 330 SQ.FT. BALCONY = 1,305 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

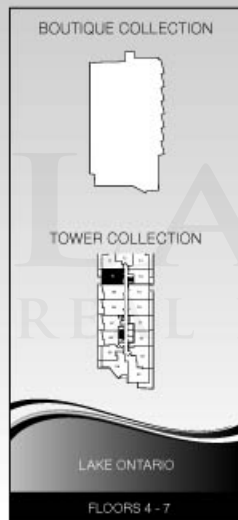


LAGUNA BEACH 760 SQ.FT.

TWO BEDROOM + DEN

+ 40 SQ.FT. balcony = 800 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



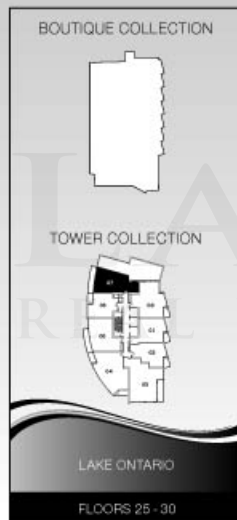
LAGUNA BEACH 770 SQ.FT.

TWO BEDROOM + DEN

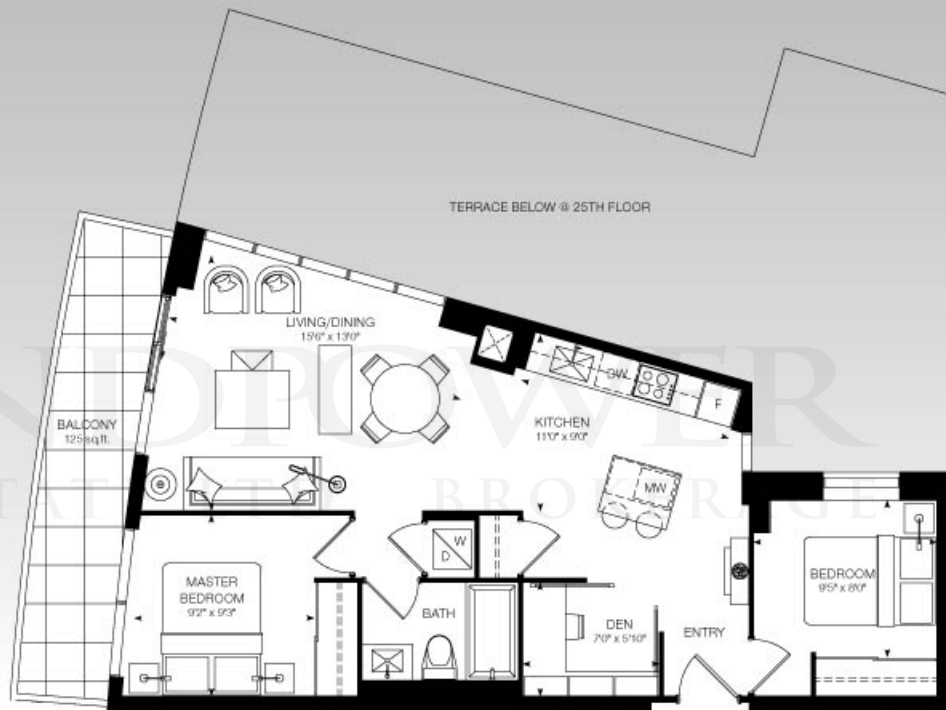
+ 60 SQ.FT. BALCONY = 830 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.





Terrace on 25th floor, please ask Sales Representative for details.

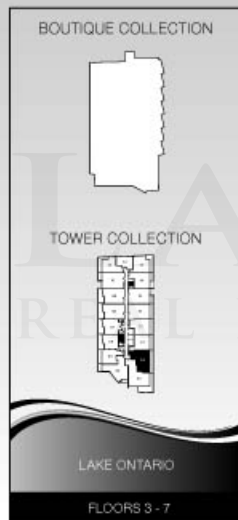


LAGUNA BEACH 785 SQ.FT.

TWO BEDROOM + DEN

+ 125 SQ.FT. BALCONY = 910 SQ.FT. TOTAL LIVING SPACE

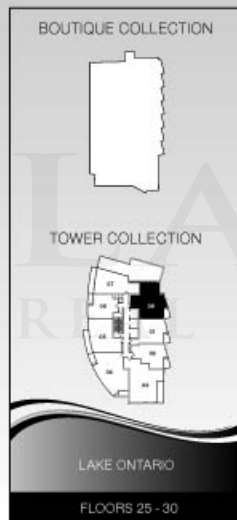
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



LAGUNA BEACH **790 SQ.FT.**

TWO BEDROOM + DEN
+ 170 SQ.FT. BALCONY = 960 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



Terrace on 25th floor, please ask Sales Representative for details.

TERRACE BELOW @ 25TH FLOOR

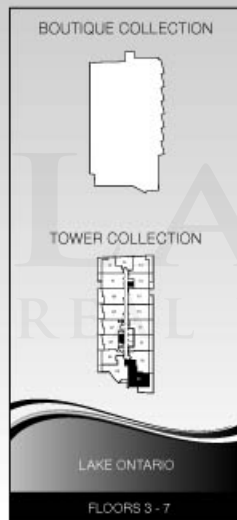


LAGUNA BEACH 900 SQ.FT.

TWO BEDROOM + DEN

+ 50 SQ.FT. BALCONY = 950 SQ.FT. TOTAL LIVING SPACE

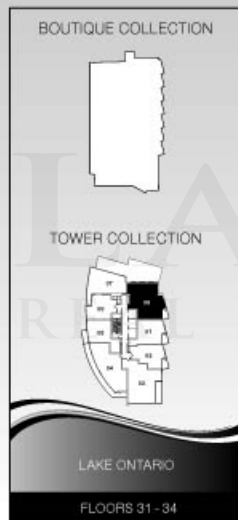
All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



LAGUNA BEACH 995 SQ.FT.

TWO BEDROOM + DEN
+ 285 SQ.FT. BALCONY = 1,280 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E. & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.

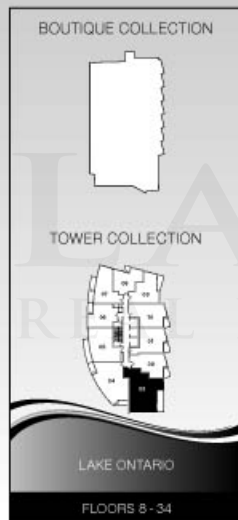


LAGUNA BEACH 1,030 SQ.FT.

TWO BEDROOM + DEN

+ 50 SQ.FT. BALCONY = 1,080 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.



LAGUNA BEACH 1095 SQ.FT.

TWO BEDROOM + DEN

+ 125 SQ.FT. BALCONY = 1,220 SQ.FT. TOTAL LIVING SPACE

All dimensions, specifications and drawings are approximate. Actual square footage may vary from the stated floor plan.
E & O. E. Furniture not included. Refer to Keyplan for unit location and orientation.