



THE RESIDENCES AT  
1428 BRICKELL

## BRINGING TO LIFE A VISION YEARS IN THE MAKING

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Research and analysis of more than 250 luxury residential and hotel properties globally, interviews with 37 renowned architects and designers, and inspiration from design icons of the past fueled the quest to understand what makes a luxury residence both a beauty to behold and joy to live in.

“Our vision was to create an urban sanctuary where design is driven first and foremost by resident experience to create a remarkable combination of form and function.

The Residences at 1428 Brickell will become iconic in delivering an unparalleled living experience.”

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YAMAL YIDIOS,  
CEO YTECH



DELIVERING A PROJECT THAT  
IS UNIQUE IN EVERY WAY

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A private sanctuary for residents only for the height  
of comfort and discretion.

Interior spaces that are beautiful to behold and designed  
around the resident for ultra-livability and ultra-luxury.  
Residences are perfectly balanced inside and out, night  
and day, to accommodate every scene of your life.

Exquisite amenities crafted to feel like  
extensions of your home.





Artist's Conceptual Rendering



# COLLABORATORS

## ANTONIO CITTERIO PATRICIA VIEL ARCHITECTS

The lead designers of the entire property,  
including architecture and interior design



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### ANTONIO CIT TERIO PATRICIA VIEL (ACPV ) MILAN, ITALY

ACPV is an architectural and design office with a holistic approach. ACPV looks to stimulate a new and different way of experiencing space; an art of living, with a unique micro and macro perspective. Architecture that evokes emotion, stimulates intellect and reflects qualities of life. Architecture which engages people. Entwining the arts of architecture and interior design, ACPV creates lasting, elegant structures across the globe from its headquarters in Milan. The concept of liveability continues to permeate every aspect of ACPV's work: spaces conceived as the connecting matter of a city, binding together streets, public spaces, services, nature, and, most importantly, people.

With more than 150 professionals on its roster, the practice's work has gathered countless awards across Europe, Asia, the Middle East, and North America, with recent projects including Bulgari hotels in Paris and Rome, residential towers in Taiwan, a major urban regeneration in Milan and oceanfront residences in Miami Beach.



## ANTONIO CITTERIO | PATRICIA VIEL ARCHITECTS

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LA BELLA VITA, TAIWAN



BULGARI HOTEL, SHANGHAI



ARTE, SURFSIDE MIAMI



ENEL HEADQUARTERS ROME



TECHNOGYM, ITALY



MANDARIN ORIENTAL, MILAN

# ANTONIO CITTERIO | PATRICIA VIEL ARCHITECTS BULGARI HOTELS

The lead designers of the entire property,  
including architecture and interior design



LONDON



MILAN



ROME - 2023



DUBAI



BALI



MIAMI BEACH - 2025



## ARQUITECTONICA

The local architect of record on the project

### ARQUITECTONICA MIAMI, USA

With offices across the Americas, Asia, and Europe, Arquitectonica has achieved global acclaim from critics and the public alike. The firm's belief in bold modernism continues to push the limits of design with its innovative use of materials, geometry, pattern, and color to introduce a new brand of humanistic modern design to the world.

Arquitectonica focuses on the ecologically sensitive, yet commercially viable design and is widely recognized for its ability to create unique forms of memorable imagery in close harmony with the environment. The firm explores the complex challenges of contemporary built and natural environments, developing solutions that balance a modern aesthetic with an environmentally sensitive practice to create value, identity, and a sustainable environment.

Arquitectonica is known as one of the pioneers of globalization in the architecture profession. Today its practice spans the world, with projects in 59 countries on five continents including the Microsoft Europe Headquarters in Paris, the Bronx Museum and Westin Times Square in New York, the International Finance Center in Seoul, residential towers in San Francisco and Miami and the Heat Basketball Arena in Miami.



# Arclinea

Italian Kitchen Design



# Vaselli

Stone Kitchens



# Antolini ITALY

Natural Stone flooring





Sample Showcase of Arclinea Kitchens - Actual kitchens will be of a different design and color

THE RESIDENCES AT  
1428 BRICKELL

Every Great City is Defined  
by its Most Prominent  
Boulevards and Avenues.

Every Great Residence  
is Desired for its Address.

1428 Brickell Avenue  
Miami, Florida



Sample Showcase of Arclinea Kitchens - Actual kitchens will be of a different design and color



Sample Showcase of Vaselli Kitchens - Actual PH kitchens will be of a different design and color



Sample Showcase of Vaselli Kitchens - Actual PH kitchens will be of a different design and color

# Rimadesio

Glass Enclosures



# SALVATORI

Natural Stone



# THE BUILDING



## ARCHITECTURE

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From its conception, The Residences at 1428 Brickell have been a building without compromise. In the tower's scrupulous attention-to-detail and its imaginative approach to amenities, The Residences elegantly embrace both private sanctuary and shared space.

Designed by acknowledged masters of the art of living, ACPV ARCHITECTS led by Antonio Citterio and Patricia Viel, and international architecture firm Arquitectonica, The Residences are a natural expression of the human experience.

The Residences at 1428 Brickell are also a work of art, an iconic centerpiece of the quintessential Miami skyline. Its organic form, accentuated by the lush botanical oasis at its base, creates an immediate sense of calm, of serenity, a place of welcome and delight.

## BUILDING FEATURES

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- Every home directly faces Biscayne Bay and showcases stunning water views
- Expansive terraces with summer kitchens to maximize indoor-to-outdoor lifestyles
- LEED certification
- First ever high-rise residential tower in the world partially powered by the sun with a solar backbone on the west façade
- Completely private property for residents only
- 24/7 guardhouse and gated entrance
- Private valet drop-off bays to provide more time to disembark
- State-of-the-art, high-speed private elevators
- 80,000 square feet of amenities dedicated exclusively to the 189 residences

## THE POWER OF INDEPENDENCE

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The Residences at 1428 Brickell will be the world's first luxury high-rise residential building to feature more than 500 photovoltaic-integrated glass panels along the west-facing façade, creating a "Solar Backbone" of more than 20,000 square feet of energy-producing glass which will partially power the building.

Up to 170,000 Kilowatts or 170 Megawatts of clean energy. Saving more than 4,700 tons of CO2 from being emitted to the atmosphere. Every year.



Artist's Conceptual Rendering

THE RESIDENCES AT  
1428 BRICKELL



# THE AMENITIES

# An Exquisite Collection of 189 Limited-edition Ultra-luxury Residences.

The Only One of Its Kind in the World. Meticulously  
Crafted with an Uncompromising Commitment to Quality.

Designed around the resident,  
for ultra-livability.

Nestled in a private sanctuary,  
for ultimate discretion.

Located within Brickell,  
Miami's vibrant & burgeoning  
financial district.

## AMENITIES

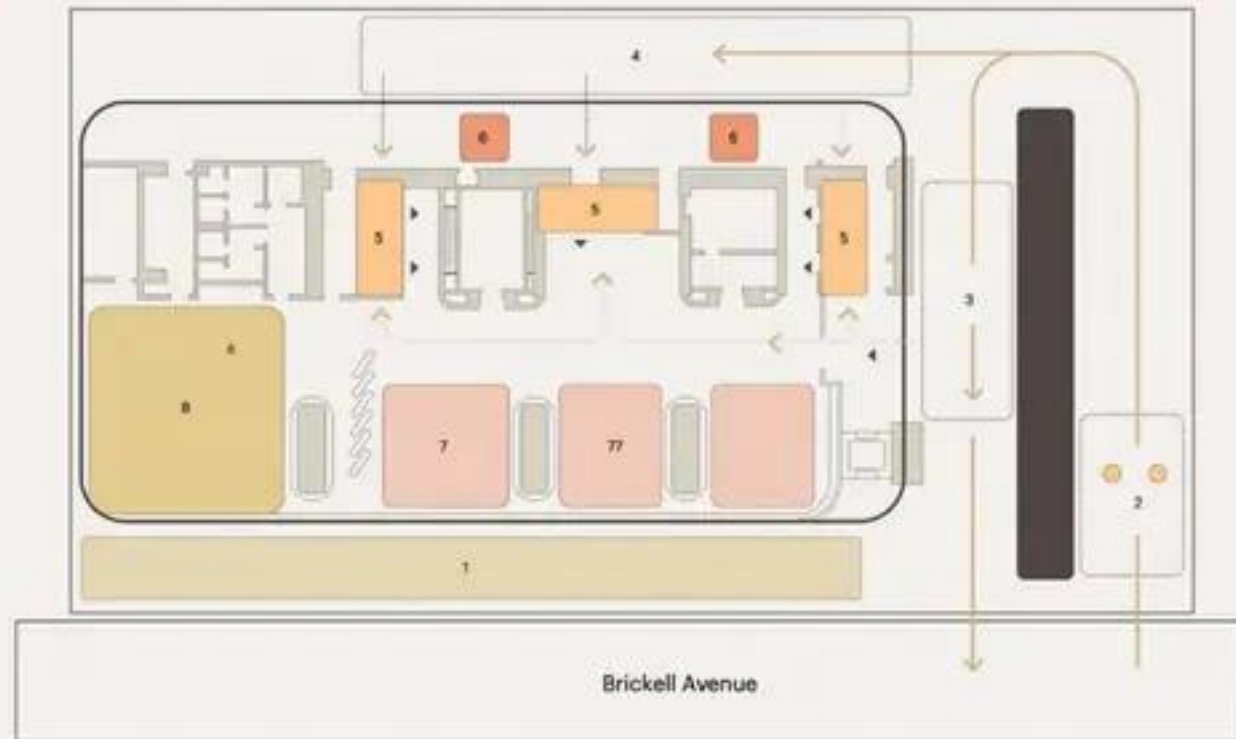
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An unprecedented 80,000 square feet of amenities are dedicated exclusively to the 189 residences.

A primary goal is to create purposefully designed spaces that are extensions of the home. These spaces feature both intimate places for private contemplation and expansive areas for public celebration



Thoughtful sequencing of space delivers a sense of privacy and exclusivity



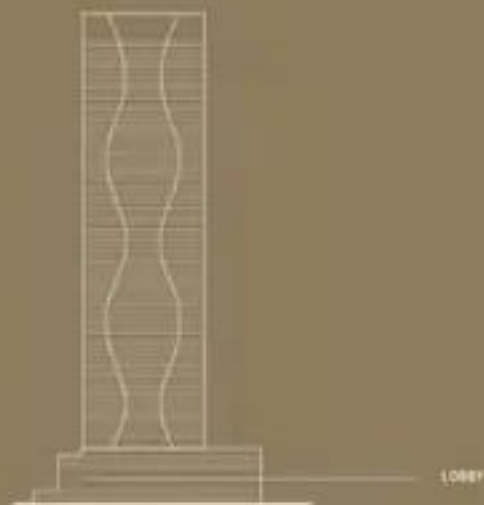
1. Private garden screens the ground floor from Brickell creating a natural sanctuary inside and out.
2. 24/7 guardhouse security and gated entrance
3. Porte-cochere valet
4. Out of sight, private and air-conditioned valet-bays drop off bays to provide more time to disembark without prying eyes
5. Two dedicated high-speed private elevators per unit
6. Two back-of-house elevators for deliveries and service
7. Luxurious and elegant lobby
8. Intimate Library Lounge to unwind and relax with purposefully-designed private nooks and communal spaces.



## LEVEL 1: LOBBY & ARRIVAL EXPERIENCE

Residents and guests enter through a stunning lobby with a series of unique spaces including:

- Impressive porte-cochere and lush, urban garden which creates a discrete and private, yet welcoming arrival experience
- Library lounge with coffee, tea, champagne and food options for residents and their guests
- A full program of personalized services available to residents 24/7, including:
  - Fully trained, experienced security staff
  - Friendly and knowledgeable concierge staff
  - Valet and porter service
  - Bellman and doorman service
  - In-unit package and dry-cleaning delivery with cold storage capabilities
  - Pet spa with grooming services and dog walking
  - Bicycle shop with elevator, storage and servicing



Level 1:  
Lobby & Arrival Experience



## LEVEL 7 : RESORT DECK

Our resort deck on the seventh floor is a family-focused playground with an amazing range of activities, including:

- Resort-style pool with shallow wading area and poolside cabanas
- Aquatic therapy area with stationary exercise lap pool and jacuzzi spa
- Club bar and lounge offering food and beverage service
- Children's interactive playground and creativity room
- Children's splash pad
- Children's learning center with interactive art and didactic sculptures
- Dedicated area for children's parties
- Outdoor private events pavilion and terrace
- Cinema room with scheduled programming and private screenings
- Lush gardens with tropical plants and relaxation areas
- Teen's sports simulator

A dedicated program of services available throughout the day and evening, including:

- Poolside beverage service with club bar offering a diverse menu
- Poolside towel service
- Fun children's and teen's programming
- Opportunity to reserve certain areas for private use, with full catering



LEVEL 7





Artist's Conceptual Rendering

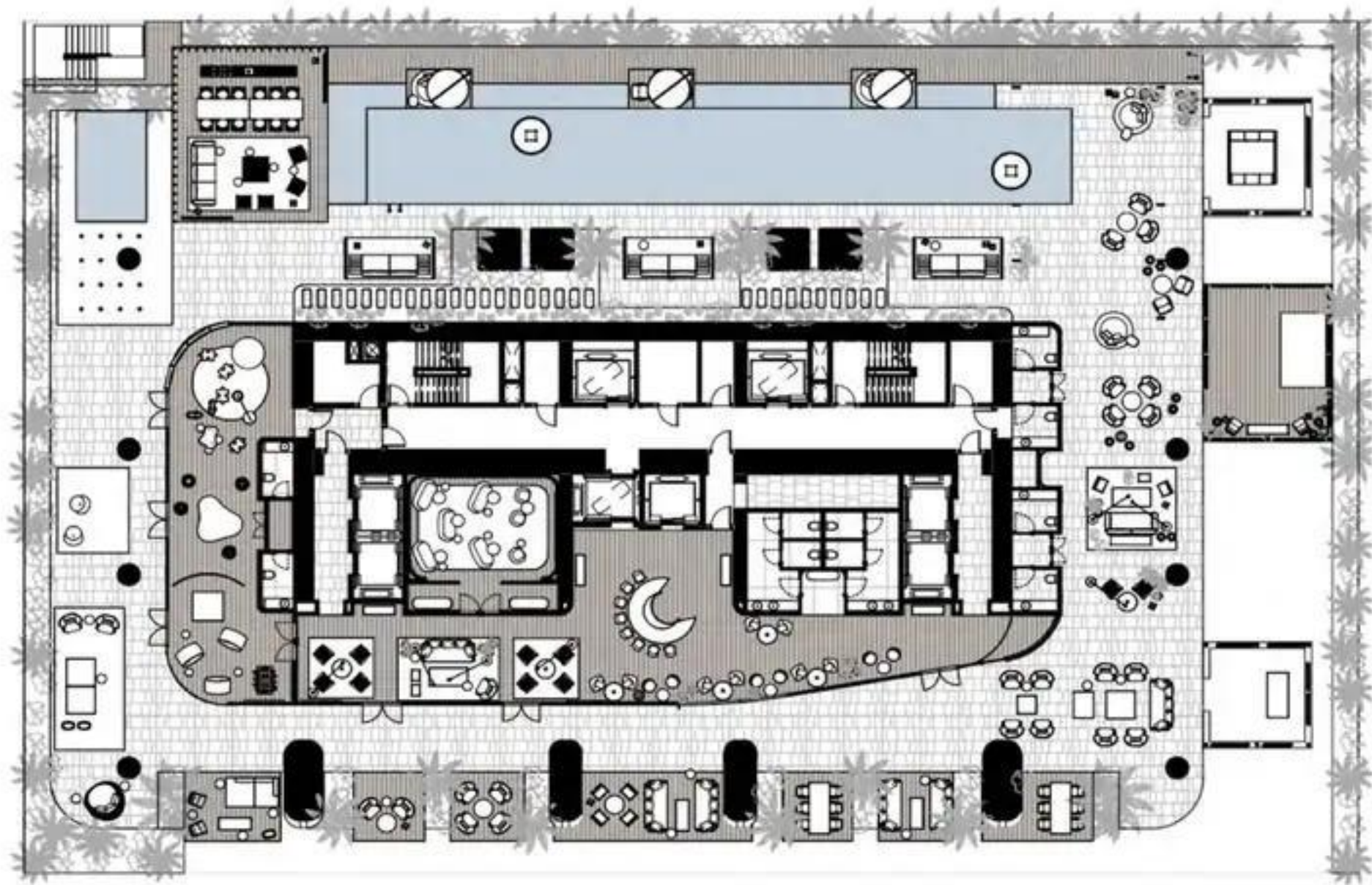






Level 7:  
Resort Deck

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MIAMI INTERNATIONAL AIRPORT

MIAMI BEACH FISHER ISLAND

MIAMI RIVER

SW 2nd AVE

S MIAMI AVE

ZUMA MIAMI

BRICKELL AVENUE

EL CIELO

BRIGHTLINE

SW 11th ST

BRICKELL CITY CENTRE

EAST MIAMI

SW 8th ST

BERRO MIAMI

KOMODO

INTERSTATE 95

Southside Park

MARY BRICKELL VILLAGE

SOY FISH

BRICKELL KEY DR

BRICKELL KEY

MANDARIN ORIENTAL

MARION MIAMI

SW 1st AVE

JW MARRIOTT MIAMI

THE RESIDENCES AT

1428 BRICKELL

SOUTHSIDE PREPARATORY ACADEMY

DERBY RANCH

EPIC MIAMI

SLS BRICKELL

OSAKA MIAMI

Simpson Park

SANTANDER

J.P. MORGAN TOWER

FOUR SEASONS

BRICKELL BAY DR

KEY BISCAYNE

THE RESIDENCES AT 1428 BRICKELL SALES GALLERY



LEVEL 10: GUEST SUITES

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Fully furnished, Antonio Citterio designed private suites exclusively for residents' guests and their families



LEVEL 10



## TOP OF THE TOWER AMENITIES

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Four of the eight levels of amenities are located at the top of the tower, where a superlative environment for working out, conducting business or socializing with friends is turned into a luxe experience complemented with views from 860 feet in the air, bringing a sense of peace, wonder and exhilaration to every moment.





## LEVEL 66 : WELLNESS CLUB

An entire floor dedicated to your health and wellbeing:

- 10,000 sq. ft. spa and gym with inspiring classical architecture
- Private his, hers, and couples spa suites, each complete with its own infrared sauna, steam shower, whirlpool and treatment area
- Expansive Technogym designed and equipped gym with weight room, high intensity interval training (HIIT) zone, and yoga studio
- Juice and nutrition wellne post-workout food and beverages
- Hot and cold plunge pools, meditation room, treatment rooms, beauty suite, and barbershop
- Generous outdoor sun terrace and yoga pavilion to enjoy from sunrise to sunset
- Golf simulator
- A dedicated program of services available, including:
  - Wellness concierge to assist in scheduling personal training, spa treatments, beauty treatments, and nutritional coaching
  - Wellness-focused food and beverage service for healthy nutrition throughout the day







Artist's Conceptual Rendering



Artist's Conceptual Rendering

Level 66:  
Wellness Club

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## LEVEL 67: TWO STORY OWNERS CLUB

- Stunning double-height wine and spirits lounge with private temperature-controlled storage
- Private dining room with stunning, limited edition Vaselli chef's kitchen for intimate gatherings and special occasions
- State-of-the-art office suites with private offices, conference rooms and lounge
- Full bar featuring craft cocktails and culinary fare
- A dedicated program of services available throughout the day and evening, including:
  - Onsite beverage director and wine sommelier
  - Private a la carte catering and full event planning



“The shape of this building, its sinuous qualities inspired by the natural elements, brings a real sense of life to this part of Miami.

This isn't just another tower; it has an inner energy which I find fascinating.”

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ANTONIO CITTERIO,  
CEO, CITTERIO-VIEL

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RESIDENCES

70 Levels  
189 Luxury Residences

2 - Bedrooms + Den  
3 - Bedrooms + Den  
4 - Bedrooms + Den

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TYPICAL SF RANGE

1,800 SF – 4,000 SF

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PH SF RANGE

4,000 SF – 10,000 SF

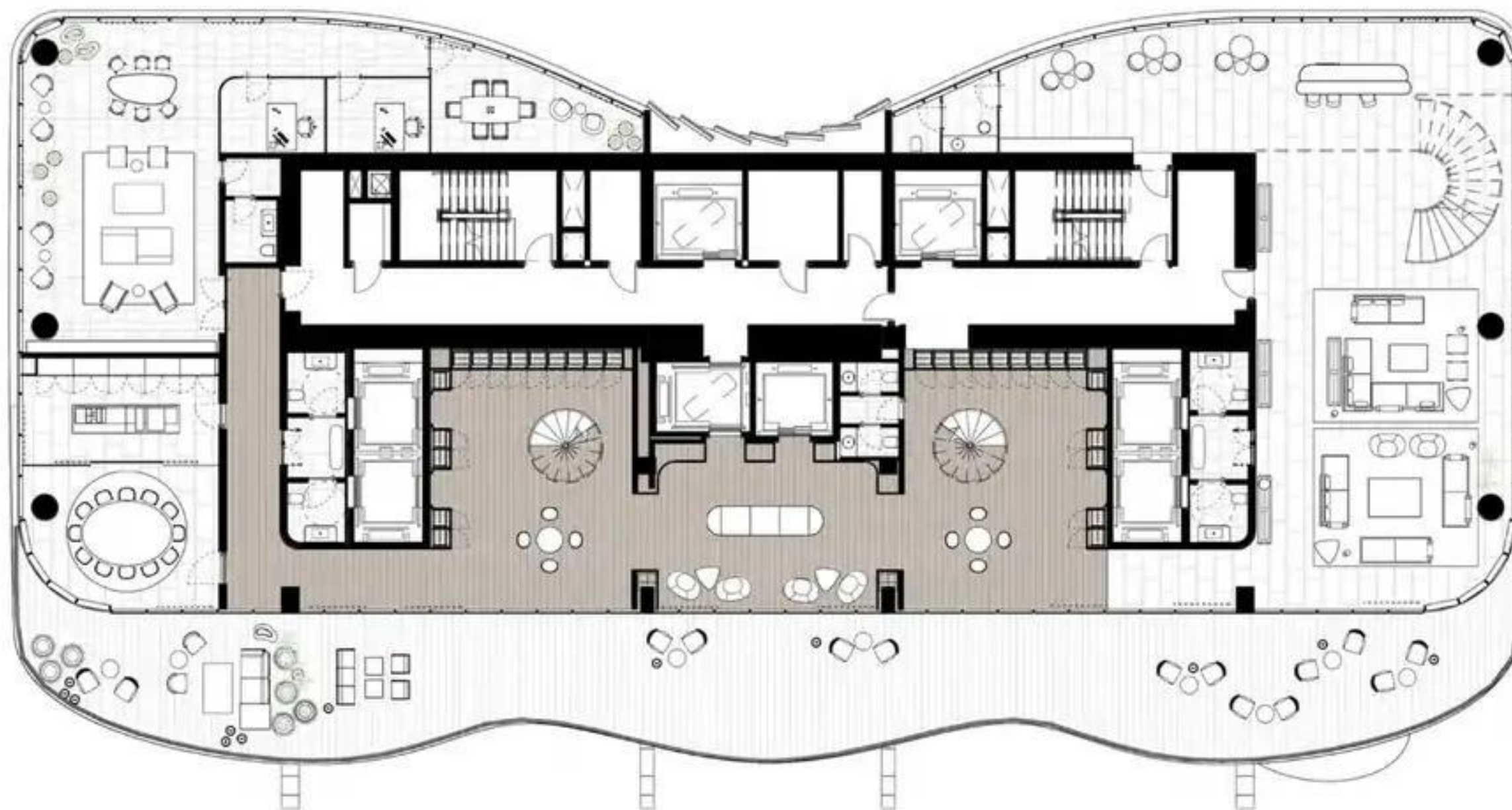




Artist's Conceptual Rendering

Level 67:  
Two Story Owner's Club

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LEVEL 70: TWO STORY ROOFTOP OBSERVATORY

- Rooftop pool with breathtaking views 850 ft in the sky
- Two story soaring atrium with lush planting and serene seating areas
- Rooftop lounge bar with craft cocktails and culinary fare
- Poolside service



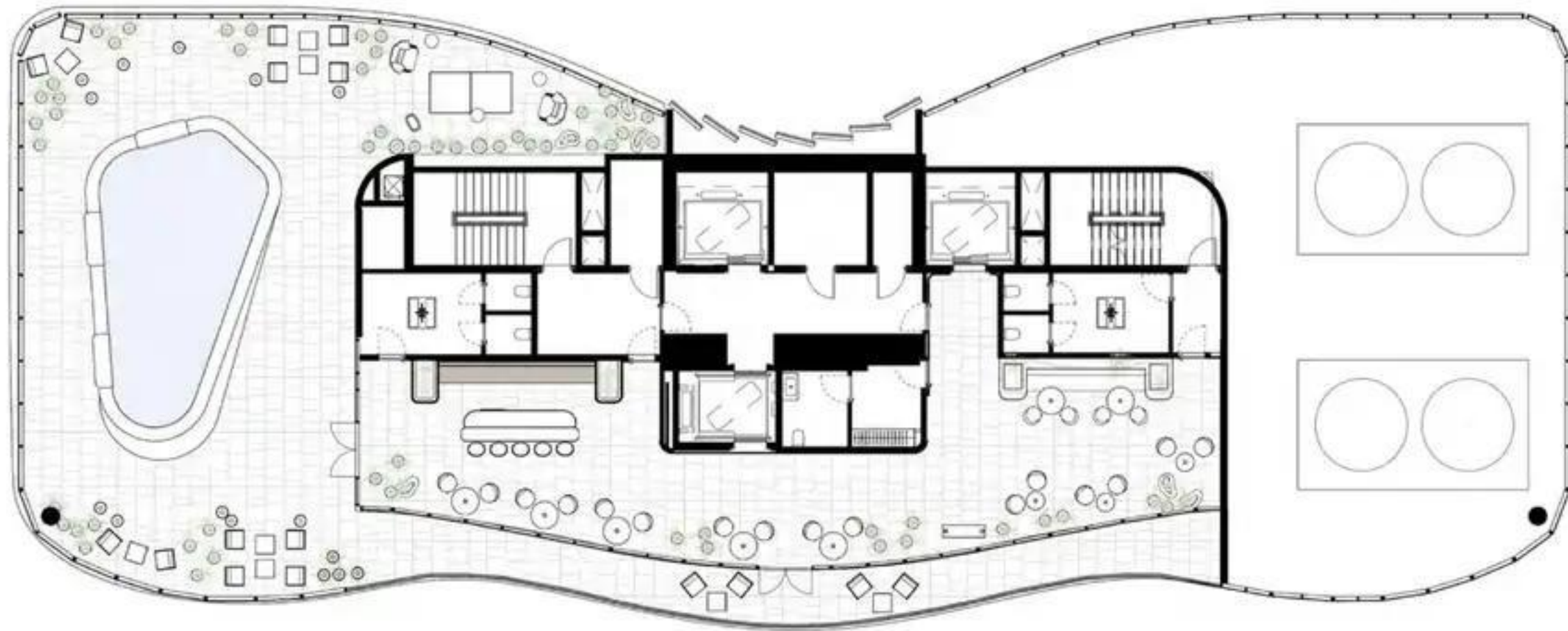
Estimated elevation from the 70<sup>th</sup> floor



Estimated elevation from the 70<sup>th</sup> floor

Level 70:  
Two Story Rooftop Observatory

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# THE RESIDENCES

An exquisite collection of limited edition  
impeccably-designed, unique luxury residences

Residences perfectly balanced inside and out, night and day, to accommodate every scene of your life

Every home directly faces Biscayne Bay and showcases stunning water views

- Expansive terraces with properly placed summer kitchens to maximize indoor-to-outdoor lifestyles
- Extraordinary ceiling heights start at 11 ft. and rise to 30 ft. in select residences, adding vertical volume and space to every room
- True flow-through homes, spacious and light-filled with floor-to-ceiling glass throughout
- An emphasis on privacy for the family with solid concrete walls dividing every unit
- Double-door entry with a private foyer and open views for a dramatic arrival experience
- Two-story residences feature Antonio Citterio-designed sculptural staircases
- Integrated linear diffusers throughout
- Ready to move in with all lighting, wall detailing, closets and flooring in place
- Package and dry-cleaning delivery compartment with cold storage capabilities in each residence's private foyer



**Disrupting the status quo in residential building design.**  
Each floorplan was analyzed to balance space, organization, and square footage to determine the optimal layout for the day- and night time use and more social or private settings.



Artist's Conceptual Rendering



Artist's Conceptual Rendering



Artist's Conceptual Rendering



Artist's Conceptual Rendering





Artist's Conceptual Rendering





Artist's Conceptual Rendering



Artist's Conceptual Rendering





Artist's Conceptual Rendering

The background of the image is a close-up, high-resolution photograph of a wood grain. The lines of the grain are curved and flow from the top left towards the bottom right, creating a sense of movement and depth. The color is a warm, muted brown or taupe. The text is centered horizontally and vertically over this background.

# THE FLOOR PLANS

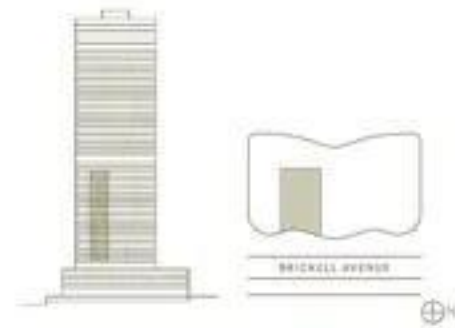
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE A SOUTH**  
**LEVELS 10-33**

**2 BEDROOMS | 3 BATHROOMS**  
**DEN | SUNRISE TERRACE | SUMMER KITCHEN**  
**2 VALET-SERVICED PARKING SPACES**

**INTERIOR AREA: 1,809 SF / 168 SM**  
**EXTERIOR AREA: 424 SF / 39 SM**  
**TOTAL AREA: 2,233 SF / 207 SM**

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio designed closets
- Dual private water closets with high efficiency smart toilets
- Arclinea kitchen with Gaggenau appliances
- Large east-facing terraces
- Summer kitchen
- Private package and dry-cleaning delivery compartment

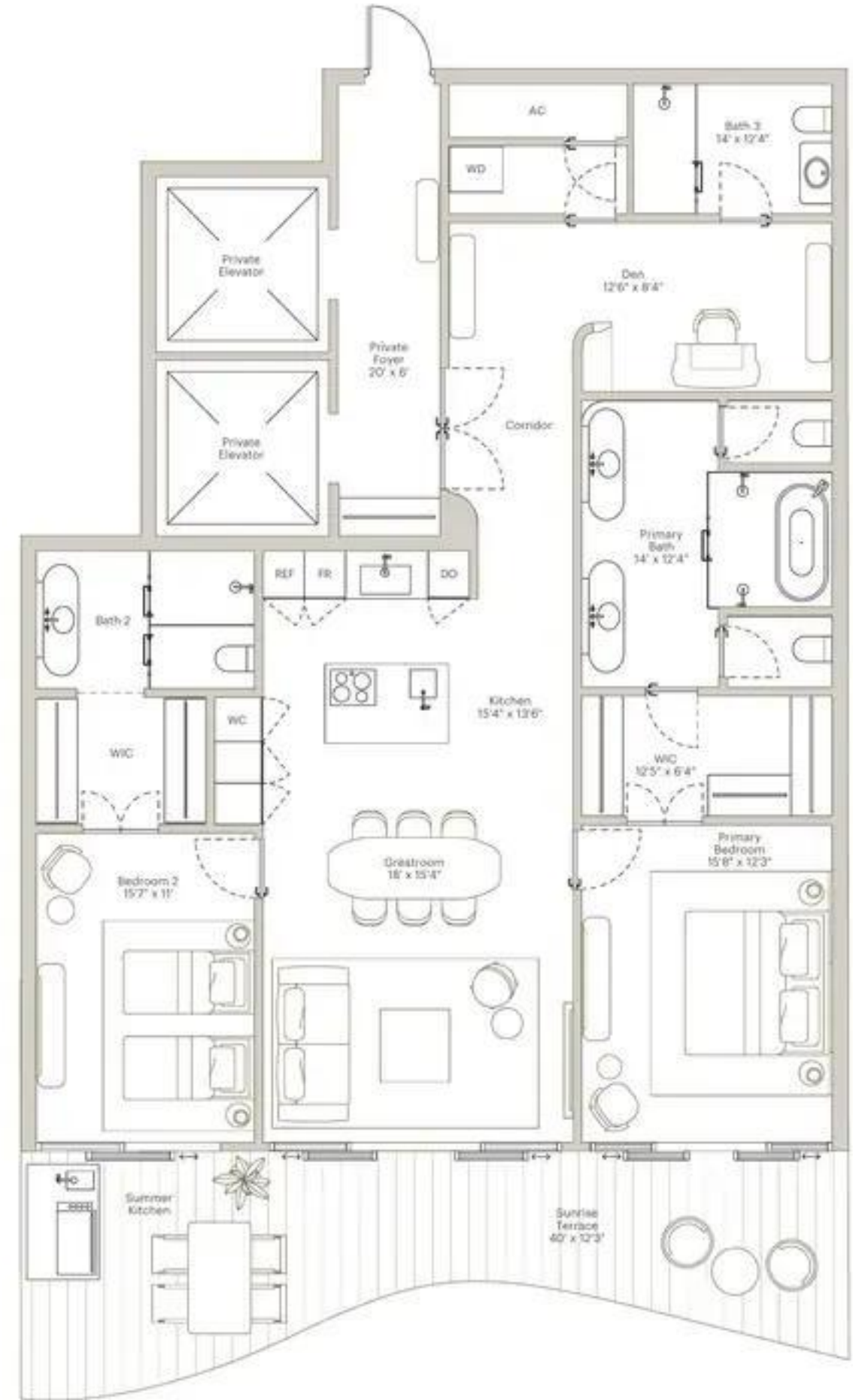


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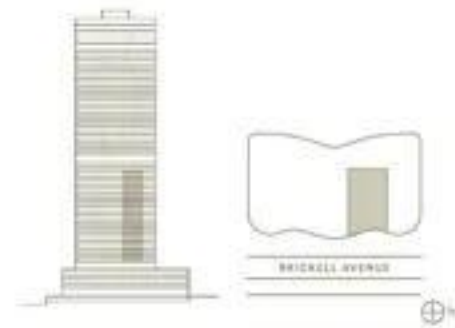
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE A NORTH**  
**LEVELS 10-33**

**2 BEDROOMS | 3 BATHROOMS**  
**DEN | SUNRISE TERRACE | SUMMER KITCHEN**  
**2 VALET-SERVICED PARKING SPACES**

**INTERIOR AREA: 1,796 SF / 167 SM**  
**EXTERIOR AREA: 424 SF / 39 SM**  
**TOTAL AREA: 2,220 SF / 206 SM**

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Arolinea kitchen with Gaggenau appliances
- Large east-facing terraces
- Summer kitchen
- Private package and dry-cleaning delivery compartment

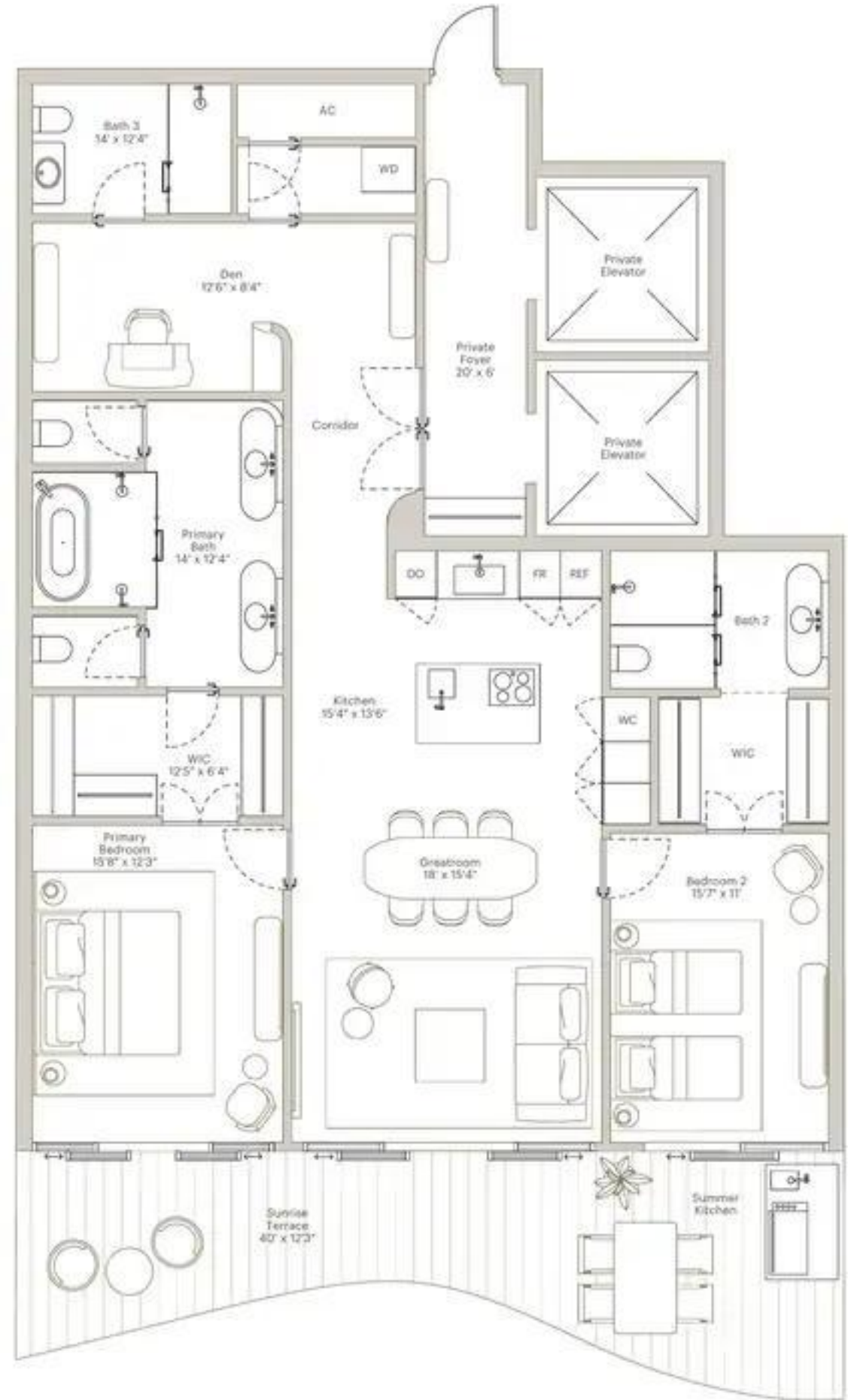


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Artist's Conceptual Rendering



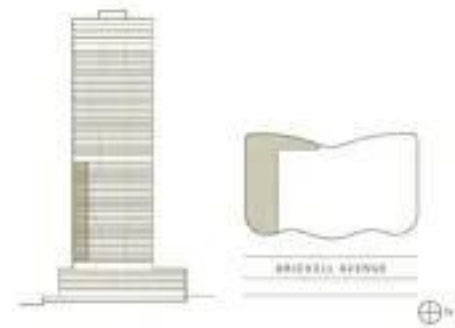
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE C SOUTH**  
LEVELS 10-35

3 BEDROOMS | 3 BATHROOMS  
POWDER ROOM | DEN | SUNSET TERRACE  
SUNRISE TERRACE | SUMMER KITCHEN  
2 VALET-SERVICED PARKING SPACES

INTERIOR AREA: 2,756 SF / 256 SM  
EXTERIOR AREA: 977 SF / 91 SM  
TOTAL AREA: 3,733 SF / 347 SM

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Independent service entrance
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Large east and west-facing terraces
- Summer kitchen
- Private package and dry-cleaning delivery compartment

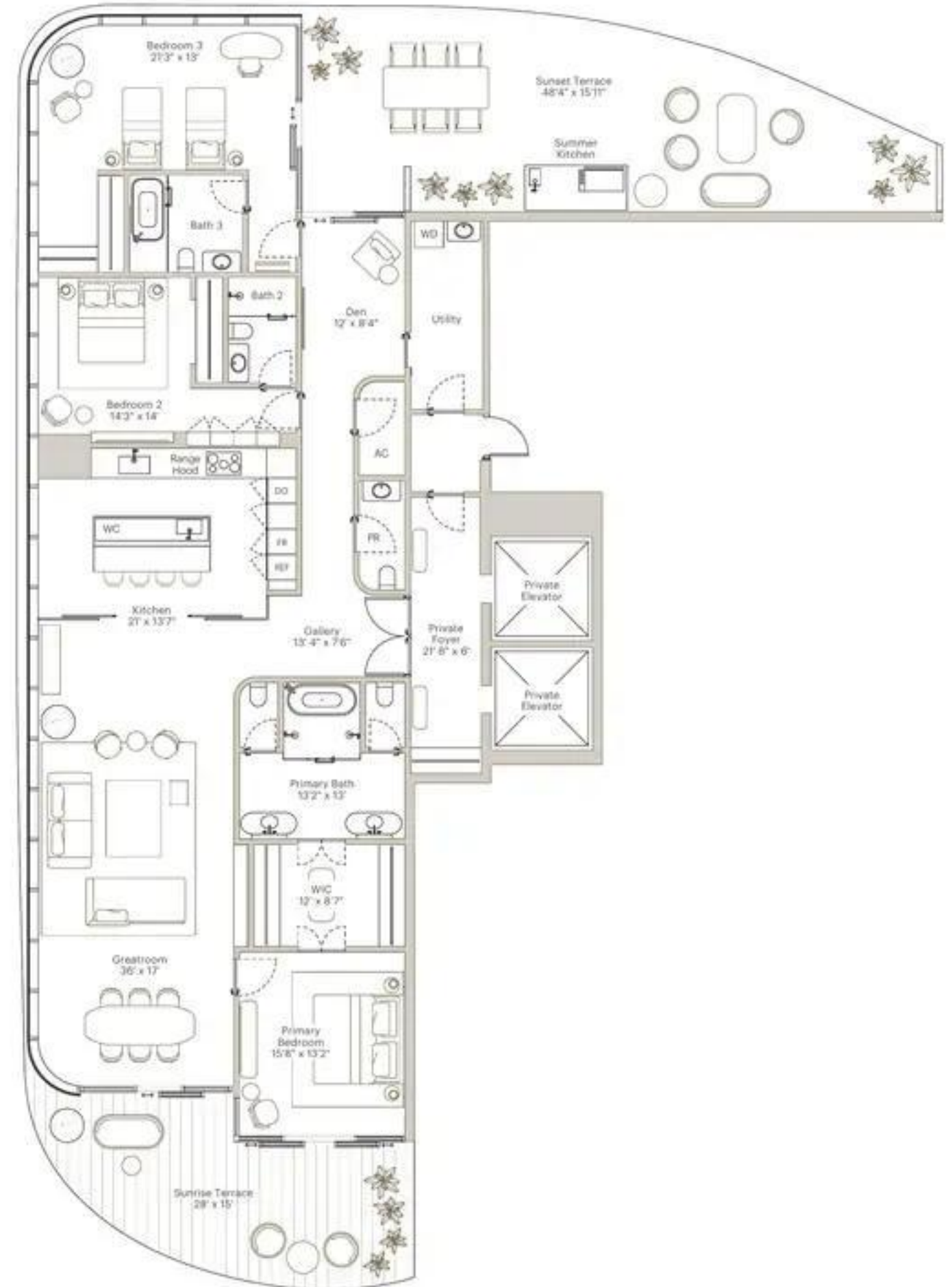


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WE ARE PLEDGED TO THE LETTER AND SPIRIT OF THE U.S. POLICY FOR ACHIEVEMENT OF EQUAL HOUSING OPPORTUNITY THROUGHOUT THE NATION. WE ENCOURAGE AND SUPPORT AN AFFIRMATIVE ADVERTISING AND MARKETING PROGRAM IN WHICH THERE ARE NO BARRIERS TO OBTAINING HOUSING BECAUSE OF RACE, COLOR, NATIONALITY, HANDICAP, FAMILY STATUS OR NATIONAL ORIGIN.

Please note that the Developer is Victor - 1428 Brickell, LLC. This is not intended to be an offer to sell, or solicitation to buy, condominium units to residents of any jurisdiction where prohibited by law, and your eligibility to purchase will depend upon your state of residence. This offering is made solely by the prospectus for the condominium and no guarantee should be relied upon if not made in the prospectus. The sketches, renderings, graphic materials, forms, specifications, terms, conditions and statements contained in this brochure are proposed only, and the Developer reserves the right to modify, revise or withdraw any or all of same in its sole discretion and without prior notice. All improvements, designs and construction are subject to final obtaining the appropriate federal, state and local permits and approvals for same. These drawings and descriptions are illustrative only and not to be construed as representations, promises or warranties, of the kind, amount or the substance of the Condominium. The developer reserves the right to make modifications, revisions, and changes if deemed necessary in its sole and absolute discretion. All dimensions of associations, counters, soffits, trim, casework and other fixtures of detail, including, without limitation, items of high precision, are indicated, only and are not necessarily included in each line. The photographs contained in this brochure may be stock photography or have been taken off site and are used to depict the spirit of the building to be achieved rather than any real time shot that may be captured and are hereby accepted as illustrative of the finishes and concepts depicted therein. Views vary from south-west and there is no assurance of the views from any particular unit. Ceiling heights are measured from top of floor slab to underside of ceiling also. Additionally, ceiling height measurements exclude three areas where any soffits, moldings, drop ceiling, suspended ceiling, or light fixture may be installed. As such, the referenced ceiling heights may not represent actual ceiling heights. Many services provided will be offered on an a la carte basis with charges for use required. Contact your Agreement and the Prospectus for the rates and/or the cost. Dimensions and square footage are approximate and may vary with actual construction. The carpet, grout, tile, linoleum and floor finishes are conceptualized, except as noted by the graphics. All rights reserved. Unfinished construction, shales or other construction of such materials as stucco, plaster and concrete masonry, etc. No real estate broker is authorized to make any representations or other statements regarding the project, and all agreements with, or any other arrangements made with any real estate broker are in strict compliance with the Developer. All prices are subject to change at any time and without notice, and do not include optional features or provisions for upgraded units. From time to time, price changes may have occurred that are not reflected on this document. Please check with the sales center for the most current pricing. Stated dimensions are measured to the exterior boundaries of the exterior walls and the perimeter of major finishing walls and do not include the thickness of the exterior wall. The dimensions that would be determined by using the definition and definition of the "Gross" set forth in the Declaration include the portion of space between the perimeter walls and exterior major finishing components. For your reference, the area of the lot, determined in accordance with those defined and boundaries, is set forth on Exhibit 3 of the Declaration. Note that measurements of curved set forth in the floor plan are generally taken at the greatest points of each curve, unless otherwise indicated. The area of the actual lot will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.



THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE C NORTH**  
 LEVELS 10-35

3 BEDROOMS | 3 BATHROOMS  
 POWDER ROOM | DEN | SUNSET TERRACE  
 SUNRISE TERRACE | SUMMER KITCHEN  
 2 VALET-SERVICED PARKING SPACES

INTERIOR AREA: 2,790 SF / 259 SM  
 EXTERIOR AREA: 977 SF / 91 SM  
 TOTAL AREA: 3,767 SF / 350 SM

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Independent service entrance
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Large east and west-facing terraces
- Summer kitchen
- Private package and dry-cleaning delivery compartment

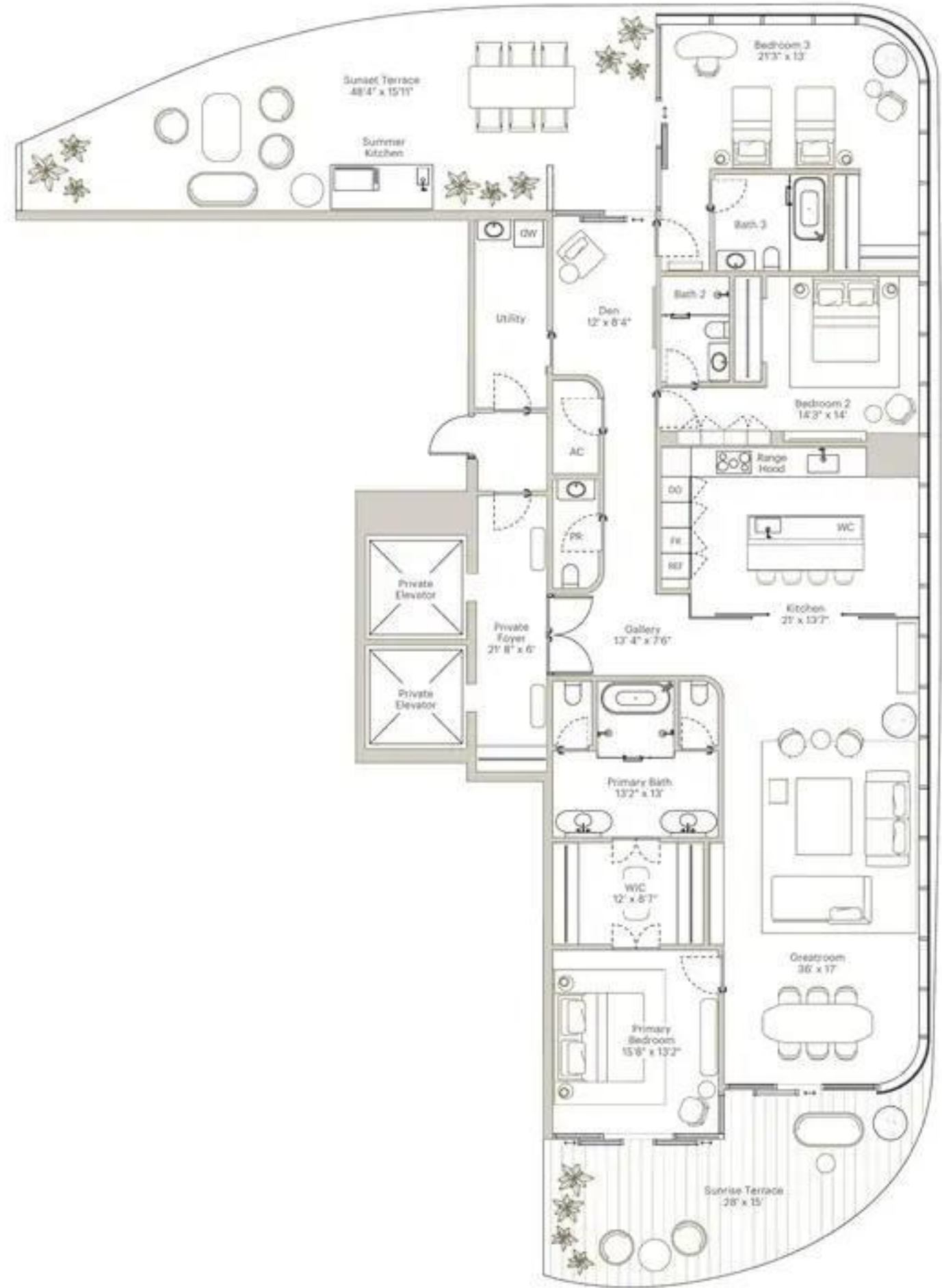


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Please note that the Developer is a South Florida entity. This is not intended to be an offer to sell, or advertisement to buy, condominium units to residents of any jurisdiction where prohibited by law, and your attention is directed to the fact that this offering is made only by the prospectus for the condominium and no statement should be relied upon if not made in the prospectus. The prospectus, including all amendments, exhibits, and other documents, is subject to change without notice, and the Developer reserves the right to modify, change or withdraw any or all of them at any time without notice. All improvements, being and construction are subject to first obtaining the appropriate local, state and local permits and approvals for same. These drawings and documents are conceptual only and are for the convenience of reference and illustrative purposes only. They should not be used as a representation, express or implied, of the final state of the residence or the Condominium. The Developer expressly reserves the right to make modifications, additions, and changes in design, materials, fixtures, finishes, and other details of detail, including, without limitation, items of finish and materials, and conceptual only and are not necessarily included in each unit. The dimensions contained in this brochure may be based on existing conditions and may vary from the actual dimensions of the finished unit. Units vary from each other and there is no assurance of the views from any particular unit. Ceiling heights are measured from top of floor slab to underside of ceiling slab. Additionally, ceiling height measurements across those areas where any soffits, overhangs, ducts, or other suspended ceiling and/or light fixtures may be installed. As with the referenced ceiling height, measurements are not intended to be used as a guide for the installation of any lighting, ceiling, or other suspended ceiling and/or light fixtures. All measurements are approximate and may vary with actual construction. The project graphics, landscaping and other provided features are conceptualized based on the Developer's best efforts. Unpublished reproduction, display or other dissemination of such materials is strictly prohibited and constitutes copyright infringement. The Developer is authorized to make any amendments or other statements regarding the project, and no agreement with, deposits paid to or other arrangements made with any real estate broker or other third party shall be binding on the Developer. All prices are subject to change in any time and without notice, and do not include optional features or premiums for upgraded units. From time to time, prices of units may be reduced or discontinued and may not be published or discontinued. Please check with the sales center for the most current pricing. Deposit limitations are imposed to the exterior boundaries of the project, walls and the construction of exterior, driveway walls and in fact vary from the dimensions that would be determined by using the description and distribution of the "Unit" set forth in the Declaration (not necessarily only include the interior or space between the perimeter walls and includes interior structural components) for your reference, the area of the Unit, determined at completion with those defined per Declaration, is set forth on Exhibit 3 of the Declaration. Note that measurements of interior wall to wall are generally taken at the greatest extent of each given room as the room takes a perfect rectangular, without regard for any columns. Accordingly, the area of the entire room will typically be greater than the product obtained by multiplying the stated length times width. All dimensions and specifications may vary with actual construction, and all floor plans and development plans are subject to change.



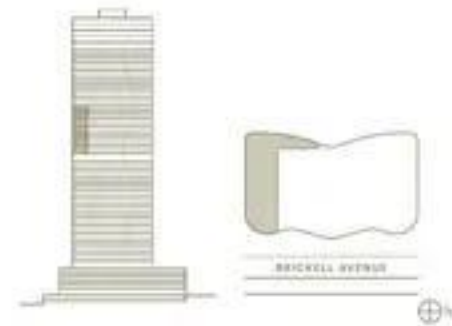
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE D SOUTH**  
 LEVELS 38-49

4 BEDROOMS | 4 BATHROOMS  
 POWDER ROOM | DEN | SUNRISE TERRACE  
 SUMMER KITCHEN | 3 VALET-SERVICED  
 PARKING SPACES

INTERIOR AREA: 3,436 SF / 319 SM  
 EXTERIOR AREA: 358 SF / 33 SM  
 TOTAL AREA: 3,792 SF / 352 SM

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Independent service entrance
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Large east-facing terrace
- Summer kitchen
- Private package and dry-cleaning delivery compartment

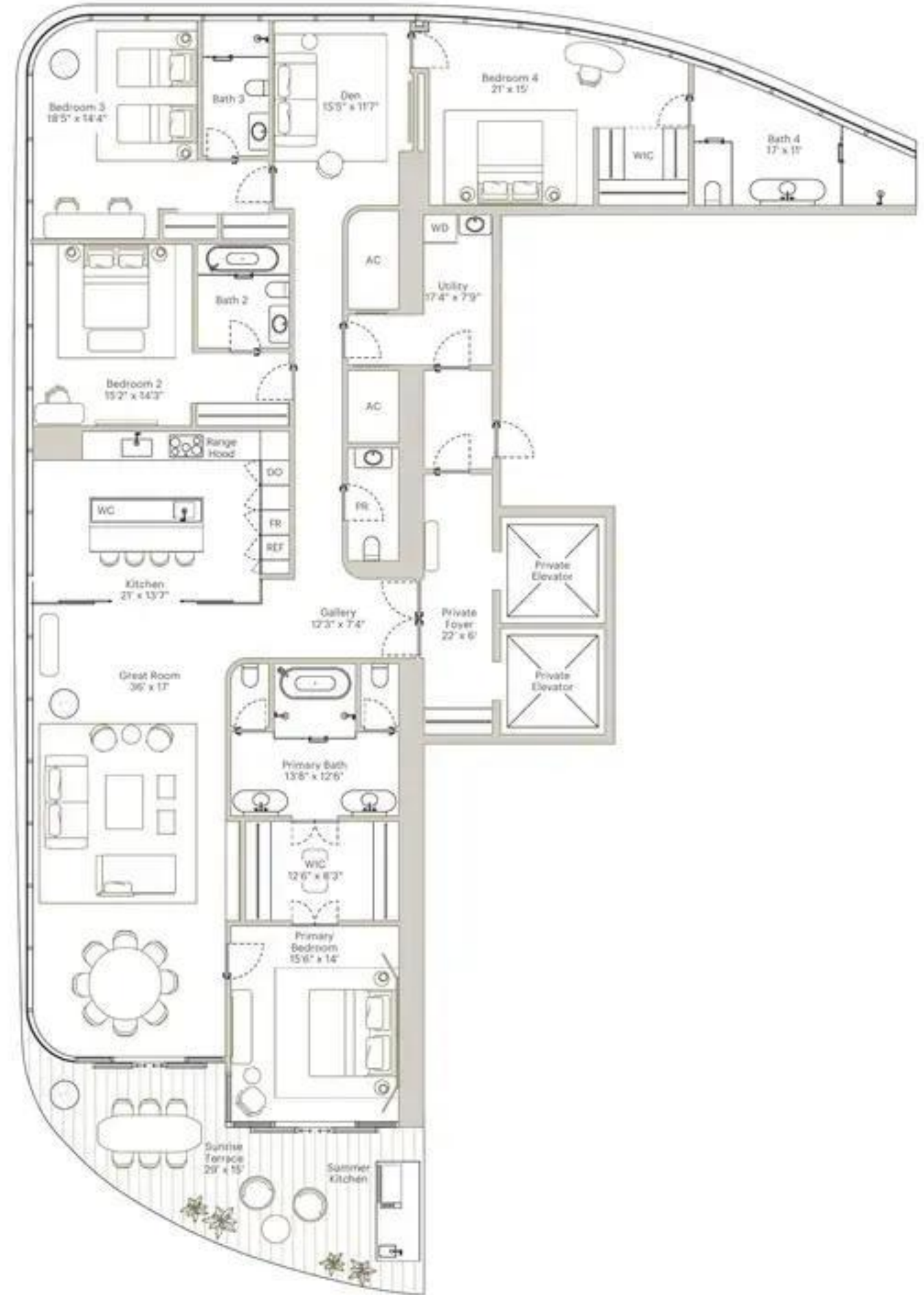


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Please note that the Developer is The 1428 Brickell, LLC. This is not intended to be an offer to sell, or advertisement to buy, condominium units to residents of any jurisdiction where prohibited by law, and your obligation to purchase and deposit upon your state of residency. This offering is made only by the prospectus for the condominium and no statement should be relied upon if not made in the prospectus. The plan, floor plan, graphic materials, plans, specifications, forms, conditions and statements contained in this brochure are prepared only and the Developer reserves the right to modify, change or withdraw any or all of them at any time without prior notice. All improvements, drawings and construction are subject to first obtaining the appropriate federal, state and local permits and approvals for same. These drawings and specifications are illustrative only and not for the construction of the project. They should not be used as a representation, exact or implied, of the final design of the residences or the Condominium. The developer expressly reserves the right to make modifications, revisions, and changes in design, materials, details and absolute dimensions. All drawings of appliances, counters, soffits, floor coverings and other matters of detail, including, without limitation, items of finish and decoration, are illustrative only and are not necessarily included in such plan. The photographs contained in this brochure are for illustrative purposes only and are not intended to depict the exact appearance of the residences to be constructed unless they are specifically stated to be included and are merely intended as illustrations of the appliances and materials intended thereon. Viewers from each unit and those in its immediate vicinity may be able to see the units from the top of their floor slab to the underside of ceiling slab. Additionally, ceiling height measurements exclude those areas where any soffits, moldings, drop ceiling suspended ceiling panels, light fixtures may be located. As such, the reference ceiling height may not represent actual ceiling clearance. Many services provided will be offered on an à la carte basis, with charges for use required. Construction Agreement and the Prospectus for the units included with this Plan, Specifications and Buyer's Brochure are appendices and may vary with actual construction. This is not a graphic, rendering and the provided furniture are non-included items, marked by the developer. All rights reserved. Unintentional reproduction, display or other dissemination of such materials is strictly prohibited and constitutes copyright infringement. To read each book is authorized to make any reproduction or other statements regarding the project, and all agreements with respect to and to other arrangements made with any real estate broker and to be binding on the developer. All prices are subject to change at any time and without notice, and do not include optional features or premiums for upgraded units. Such units to have, price changes may have occurred that are not yet reflected in this brochure. Please check with the sales office for the most current pricing. Square footages are measured to the exterior boundaries of the exterior walls and the thickness of exterior or structural walls and in fact may show the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Condominium Documents, which only include the interior area space between the perimeter walls and includes interior structural components. For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is set forth on Exhibit J of the Condominium Documents. Measurements of rooms set forth in this form are generally taken at the greatest points of each given room if the room were a perfect rectangle, without regard for any nook. Accordingly, the area of the actual room will typically be less than the product obtained by multiplying the stated length times width. All dimensions are approximate and they vary with other submissions, and the floor plans and development plans are subject to change.



THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE D NORTH**  
 LEVELS 38-49

4 BEDROOMS | 4 BATHROOMS  
 POWDER ROOM | DEN | SUNRISE TERRACE  
 SUMMER KITCHEN | 3 VALET-SERVICED  
 PARKING SPACES

INTERIOR AREA: 3,467 SF / 322 SM  
 EXTERIOR AREA: 358 SF / 33 SM  
 TOTAL AREA: 3,823 SF / 355 SM

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Independent service entrance
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Large east-facing terrace
- Summer kitchen
- Private package and dry-cleaning delivery compartment

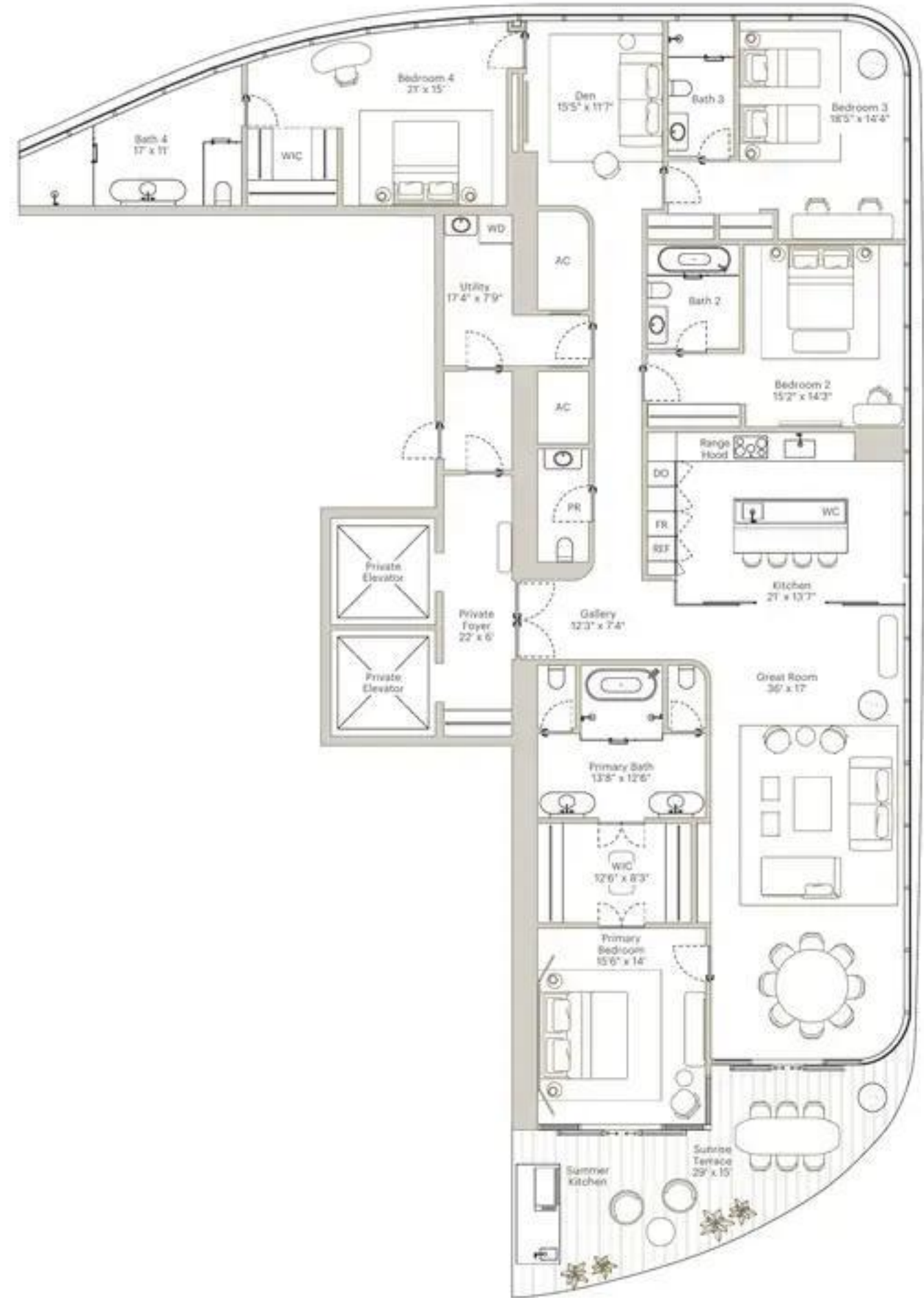


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Please note that the Developer is Neuhof 1428 Brickell, LLC. This is not intended to be an offer to sell, or solicitation to buy, condominium units to residents of any jurisdiction where prohibited by law, and your eligibility to purchase and depend upon your state of residence. This offering is made only by the prospectus for the condominium and by statements made by salesmen licensed in the state in which the units are located. The Developer reserves the right to modify, revise or withdraw any or all of terms of this offering at any time without notice. All improvements, designs and construction are subject to first obtaining the appropriate local, state and local permits and approvals for same. These drawings and descriptions are conceptual only and not for the construction of individual units and are subject to change without notice. They should not be used as a basis for any representations, written or verbal, at the time of sale of the units or at the construction. The Developer expressly reserves the right to make modifications, omissions, and changes in design, materials, finishes, fixtures, and equipment, and other matters of detail, including, without limitation, items of finish and decoration, and construction, and any and all necessary to be included in each unit. The photographs contained in this brochure are for illustrative purposes only and are not intended to represent the actual appearance of the units. The actual appearance of the units may vary from that shown in this brochure and there is no assurance of the exact color of any particular unit. Ceiling heights are measured from top of floor slab to underside of ceiling slab. Additionally, ceiling height measurements exclude those areas where any ducts, conduits, steel truss, suspended ceiling grid or light fixtures may be installed. As such, the reference ceiling height may not represent actual ceiling clearance. Make personal inspection and be advised on an as-is basis, with changes to be required. Contact your salesperson and the Prospective Buyer for more information. Dimensions and square footage are approximate and may vary with actual construction. The exact graphics, color and finish provided herein are copyrighted works owned by the Developer. All rights reserved. Unpublished reproduction of any part of this document is strictly prohibited and constitutes copyright infringement. To read sales brochure is sufficient to state any representations or other statements regarding the project, and no agreement with, deposits paid to or other arrangements made with any real estate broker or other party shall be binding on the Developer. All prices are subject to change at any time and without notice, and do not include optional features or accessories for upgraded units. Units come to close, final drawings may have occurred that are not yet reflected in this brochure. Please check with the salesperson for the most current pricing. Square dimensions are measured to the exterior finished wall and the perimeter of exterior doors and windows. All dimensions are in feet and inches. The area of the unit, determined in accordance with those defined and rounded, is set forth on a Unit 3 of the Declaration. Note that measurements of rooms on both in this floor plan are generally taken at the narrowest point of each room unless otherwise noted. A portion of the area of the unit, as defined, is not included in the area of the unit and typically is outside the unit but is included in the total length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.



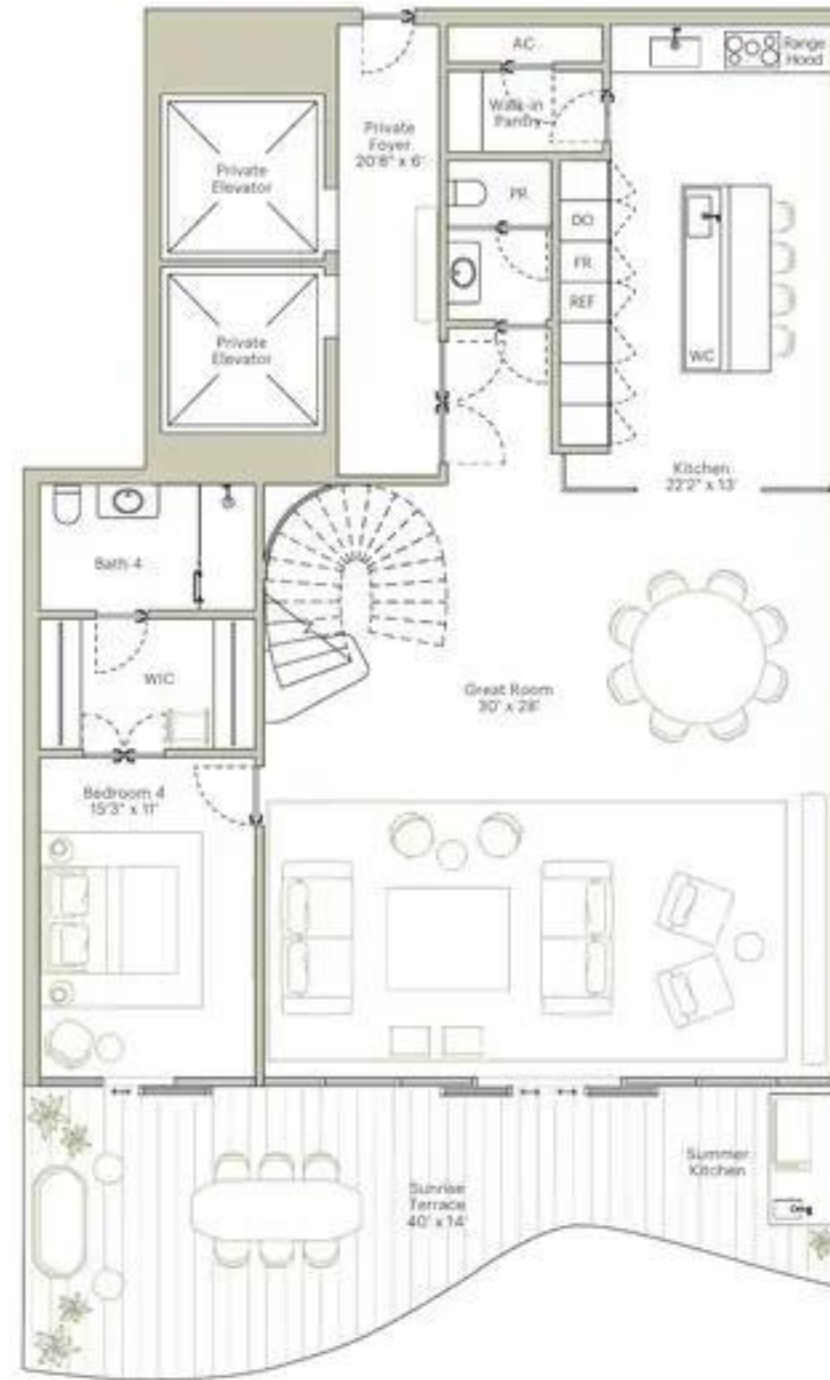
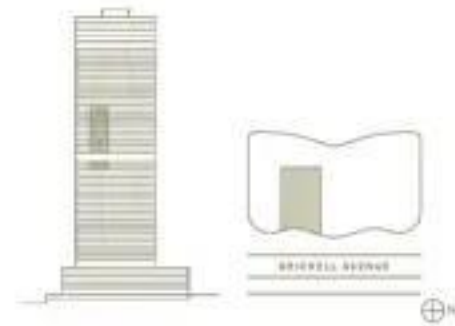
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE E SOUTH**  
**LEVELS 34-49**

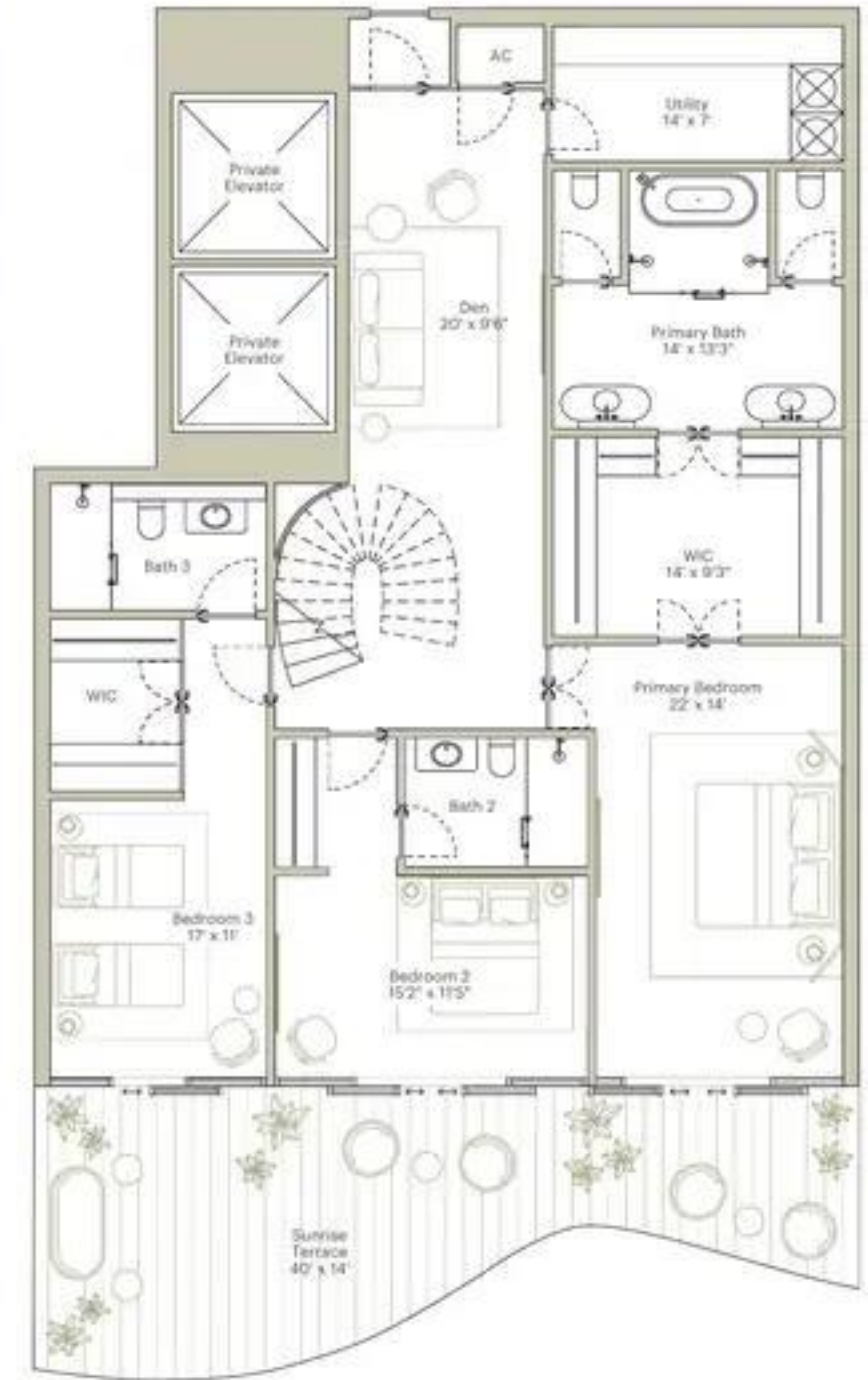
**4 BEDROOMS | 4 BATHROOMS**  
**POWDER ROOM | DEN | WALK-IN PANTRY**  
**2 STORY RESIDENCES | 2 SUNRISE TERRACES**  
**SUMMER KITCHEN | 3 VALET-SERVICED**  
**PARKING SPACES**

**INTERIOR AREA: 3,547 SF / 330 SM**  
**EXTERIOR AREA: 843 SF / 78 SM**  
**TOTAL AREA: 4,390 SF / 408 SM**

- Two-story residence featuring Antonio Citterio-designed sculptural staircase
- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Two east-facing terraces
- Summer kitchen
- Walk-in Pantry
- Private package and dry-cleaning delivery compartment



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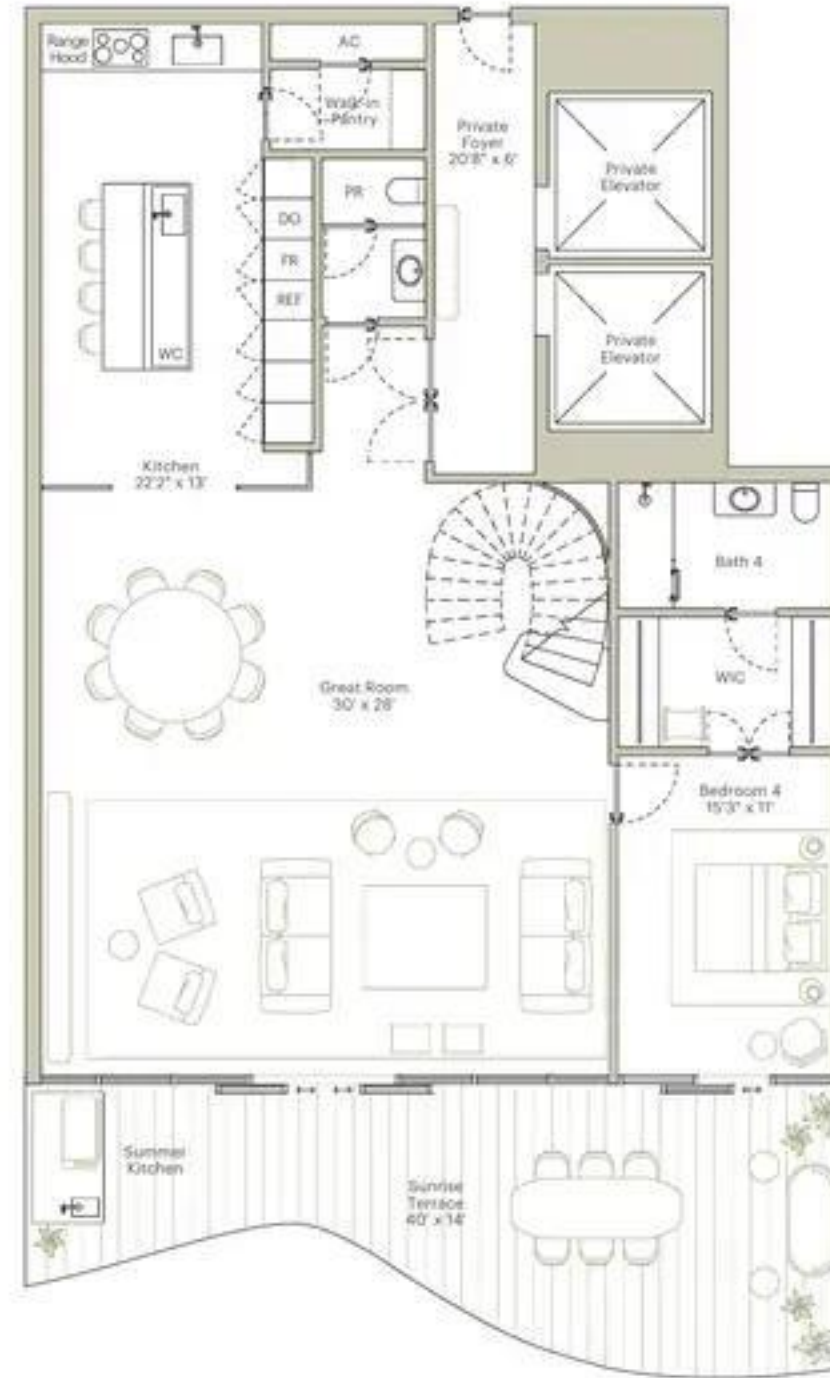
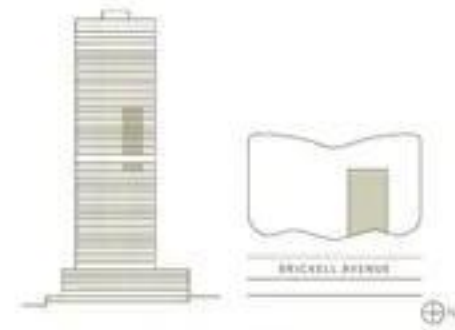
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE E NORTH  
 LEVELS 34-49**

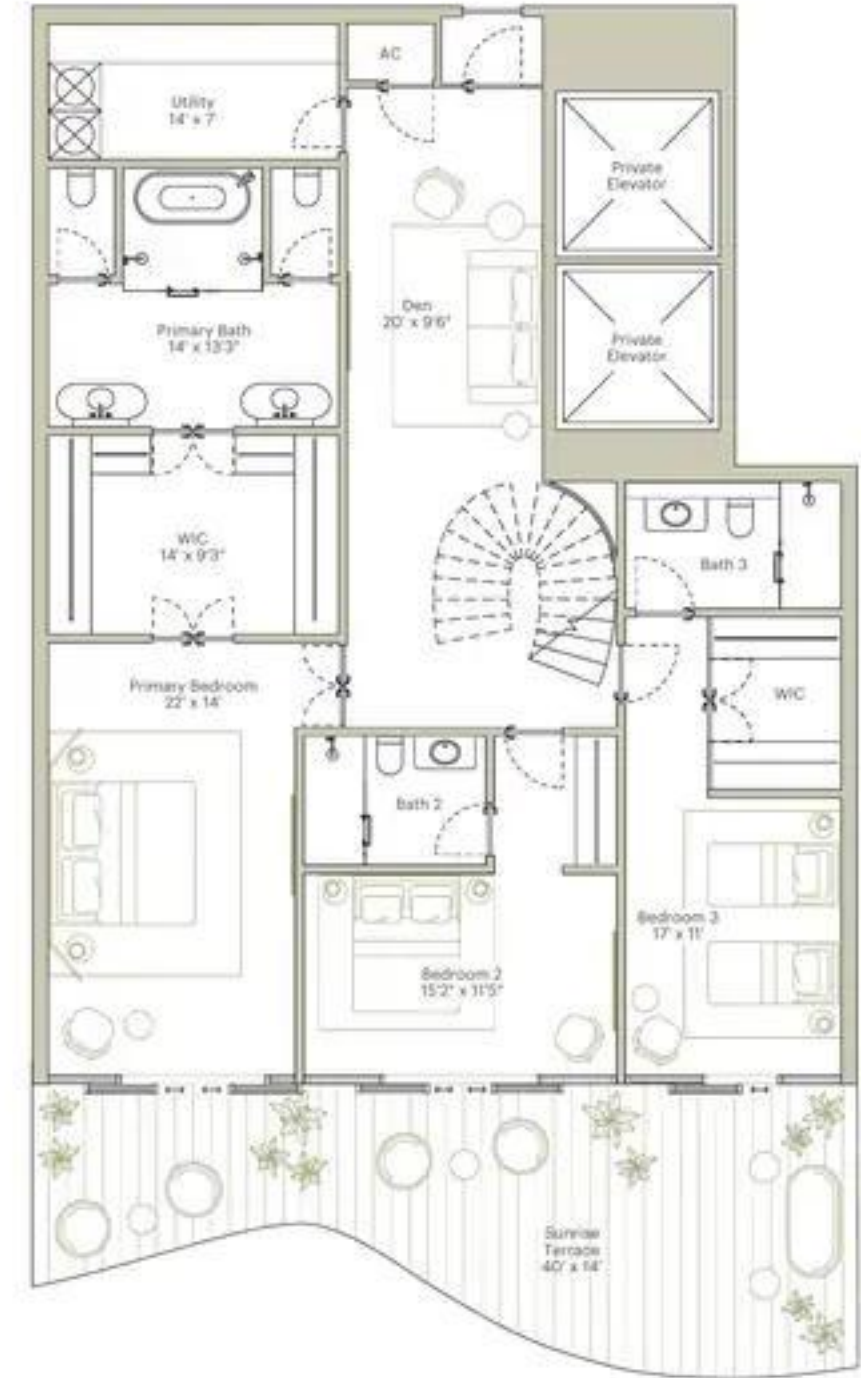
**4 BEDROOMS | 4 BATHROOMS  
 POWDER ROOM | DEN | WALK-IN PANTRY  
 2 STORY RESIDENCES | 2 SUNRISE TERRACES  
 SUMMER KITCHEN | 3 VALET-SERVICED  
 PARKING SPACES**

**INTERIOR AREA: 3,521 SF / 327 SM  
 EXTERIOR AREA: 843 SF / 78 SM  
 TOTAL AREA: 4,364 SF / 405 SM**

- Two-story residence featuring Antonio Citterio-designed sculptural staircase
- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 11' ceiling heights
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Two east-facing terraces
- Summer kitchen
- Walk-in Pantry
- Private package and dry-cleaning delivery compartment



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WE ARE PLEDGED TO THE LETTER AND SPIRIT OF THE U.S. POLICY FOR AN EQUAL OPPORTUNITY THROUGHOUT THE U.S. WE ENCOURAGE AND SUPPORT AN AFFIRMATIVE ADVERTISING AND MARKETING PROGRAM IN WHICH THERE ARE NO BARRIERS TO OBTAINING HOUSING BECAUSE OF RACE, COLOR, RELIGION, SEX, HANDICAP, MARITAL STATUS OR NATIONAL ORIGIN.

Please note that the Developer at 1428 Brickell, LLC, is not intended to be an offer to sell, or solicitation to sell, condominium units to residents of any jurisdiction where prohibited by law and your eligibility to purchase will depend upon your state of residency. This offering is made only in the jurisdiction for the condominium and no agreement should be made until you are in the jurisdiction. The plan, drawings, graphics, materials, terms, conditions and all other information contained in this brochure and presented orally and the Developer reserves the right to modify, change or withdraw any or all of same in its sole discretion and without prior notice. All measurements, drawings and construction are subject to first obtaining the appropriate federal, state and local permits and approvals for same. These drawings and approvals are subject to change and are for the convenience of reference and including other drawings. They should not be relied upon as representations, estimates or values, of the final design of the residences or the Condominium. The developer expressly reserves the right to make modifications, revisions, and changes to items described in this brochure and all other documents. All dimensions of appliances, fixtures, floor coverings and other matters of design, including, without limitation, items of finish and materials, are approximate only and do not necessarily include in each unit. The photographs contained in this brochure may be stock photography or have been taken at an angle and are used to depict the spirit of the Residences to be achieved rather than an exact representation of what may be used or they may be proposed and are merely included as illustrations of the activities and concepts described herein. Views vary from each unit and there is no assurance of the view from any particular unit. Ceiling heights are measured from top of floor slab to underside of ceiling slab, additionally, ceiling height measurements include those areas where any soffits, moldings, ducts and/or suspended ceilings and/or light fixtures may be installed. In each, the indicated ceiling height may not represent actual ceiling height. Many services provided will be offered on an à la carte basis, with charges for any required. Consult your Agreement and the Prospectus for the terms of sale with the Unit. Dimensions and square footage are approximate and may vary with actual construction. The project graphics, renderings and text provided herein are copyrighted works owned by the developer. All rights reserved. Unauthorised reproduction, display or other dissemination of such materials is strictly prohibited and constitutes copyright infringement. No one other than the Developer is authorized to make any representations or other statements regarding the project, and no agreement with, deposits paid to or other arrangements made with you and your broker are to be made by any other person. All prices are subject to change at any time and without notice, and do not include national features or premiums for single unit sales. Over time to time, price changes may have occurred that are not reflected in this brochure. Please check with the sales center for the most current pricing. Finished dimensions are measured to the exterior boundaries of the exterior walls and the center line of exterior opening walls and to face from the dimensions that should be clearly noted by using the description and definition of the "face" set forth in the Declaration which generally only includes the interior or exterior boundary between the exterior walls and includes interior structural components. For your reference, the area of the Unit, determined in accordance with these defined site boundaries, is set forth in Exhibit 1 of the Declaration. Note that measurements of rooms set forth on this floor plan are generally taken at the narrowest points of each given rooming if the room were a perfect rectangle, without regard for any columns. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and measurements given are subject to change.

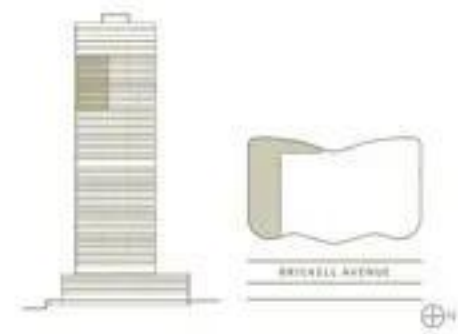
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE F SOUTH**  
 LEVELS 50-63

4 BEDROOMS | 4 BATHROOMS  
 POWDER ROOM | DEN | SUNRISE TERRACE  
 SUMMER KITCHEN | 3 VALET-SERVICED  
 PARKING SPACES

INTERIOR AREA: 4,134 SF / 384 SM  
 EXTERIOR AREA: 683 SF / 63 SM  
 TOTAL AREA: 4,817 SF / 447 SM

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 12' ceiling heights
- Independent service entrance
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Large southeast-facing terrace
- Summer kitchen
- Private package and dry-cleaning delivery compartment

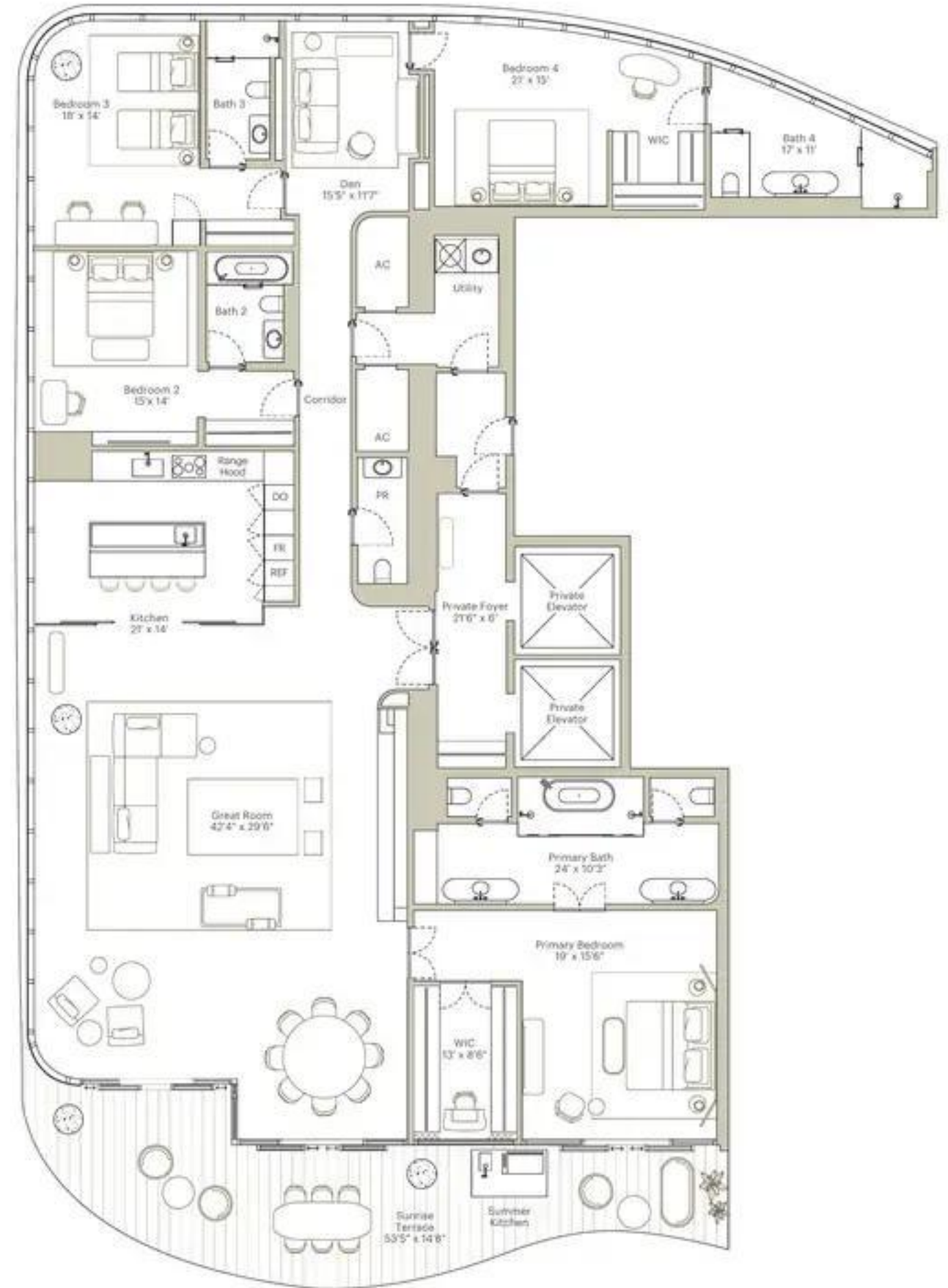


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ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER FOR CORRECT REPRESENTATIONS. MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 480.001, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

WE ARE PLEDGED TO THE LETTER AND SPIRIT OF THE U.S. POLICY FOR ACHIEVEMENT OF EQUAL HOUSING OPPORTUNITY THROUGHOUT THE NATION. WE ENCOURAGE AND SUPPORT, BY AFFIRMATIVE ADVERTISING AND MARKETING PROGRAMS WHICH THERE ARE NO BARBERS TO CERTAIN HOLDINGS BECAUSE OF RACE, COLOR, SEX, RELIGION, NATIONAL ORIGIN, ANCESTRY, ETHNICITY OR NATIONAL ORIGIN.

These plans for the Residences at 1428 Brickell, LLC. This is not intended to be an offer to sell, or an invitation to buy, condominium units or residences of any jurisdiction where prohibited by law, and your eligibility for purchase will depend upon your state of residence. The offering is made only to the jurisdiction for the condominium and no agreement should be entered into until ready at the prospectus. The sketches, renderings, graphic materials, floor plans, specifications, terms, conditions and arrangements contained in this brochure are prepared only for the Developer, reserves the right to modify, revise or withdraw any or all of same at its sole discretion and without prior notice. All improvements, designs and construction are subject to first obtaining the appropriate federal, state and local permits and approvals for same. These drawings and documents are preliminary only and are for the convenience of reference and making errors corrections. They should not be relied upon as representations, express or implied, of the final detail of the residences in the Condominiums. The Developer expressly reserves the right to make modifications, omissions, and changes it deems desirable in its sole and absolute discretion. All depictions of appliances, fixtures, floor coverings and other features of finish, including without limitation, items of brand and description, are conceptual only and are not necessarily included in each unit. The photographs contained in this brochure are for illustrative purposes only and are not intended to represent the actual appearance of the residences in the Condominiums. The photographs are for illustrative purposes only and are not intended to represent the actual appearance of the residences in the Condominiums. Views vary from each unit and there is no assurance of the views from any particular unit. Ceiling heights are measured from top of floor slab to underside of ceiling joists. Additionally, ceiling height measurements exclude those areas where any soffits, obstructions, drop ceiling suspended ceiling and/or light fixtures are installed. As such, the referenced ceiling height may not represent actual ceiling clearance. Many services provided will be offered on a a-la-carte basis, with charges for use required. Consult your agreement and the Prospectus for the same included with the unit. Dimensions and square footage are approximate and may vary with actual construction. The project graphics, renderings and text provided herein are copyrighted works owned by the Developer. All rights reserved. Unauthorized reproduction, whether in whole or in part, is strictly prohibited and constitutes copyright infringement. No real estate broker is authorized to make any representations or take statements regarding the project, and no agreement with, separate from or in addition to the prospectus, shall be binding on the Developer. All prices are subject to change at any time and without notice, and do not include optional features or premiums for upgraded units. From time to time, price changes may have occurred that are not yet reflected on this brochure. Please check with the sales center for the most current pricing. Stated dimensions are measured to the exterior boundaries of the exterior walls and the center line of exterior opening walls and may vary from the dimensions that would be determined by using the description and definition of the "line" set forth in the Declaration (which generally only includes the interior surface between the perimeter walls and exterior structural components). For your reference, the area of the lot, determined in accordance with those defined walls and boundaries, is set forth on Exhibit 3 of the Declaration. Note that measurements of rooms and built-in in this floor plan are generally taken at the greatest points of each room's width if the room shape is perfect rectangular, without regard for any columns. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.



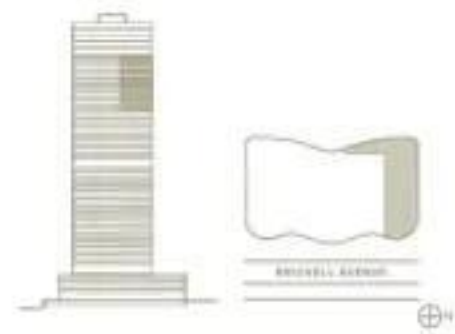
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE F NORTH**  
 LEVELS 50-63

4 BEDROOMS | 4 BATHROOMS  
 POWDER ROOM | DEN | SUNRISE TERRACE  
 SUMMER KITCHEN | 3 VALET-SERVICED  
 PARKING SPACES

INTERIOR AREA: 4,171 SF / 387 SM  
 EXTERIOR AREA: 683 SF / 63 SM  
 TOTAL AREA: 4,854 SF / 450 SM

- One-of-a-kind Antonio Citterio designed interiors
- Double-door entry from private foyer
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 12' ceiling heights
- Independent service entrance
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Arclinea kitchen with Gaggenau appliances
- Large southeast-facing terrace
- Summer kitchen
- Private package and dry-cleaning delivery compartment

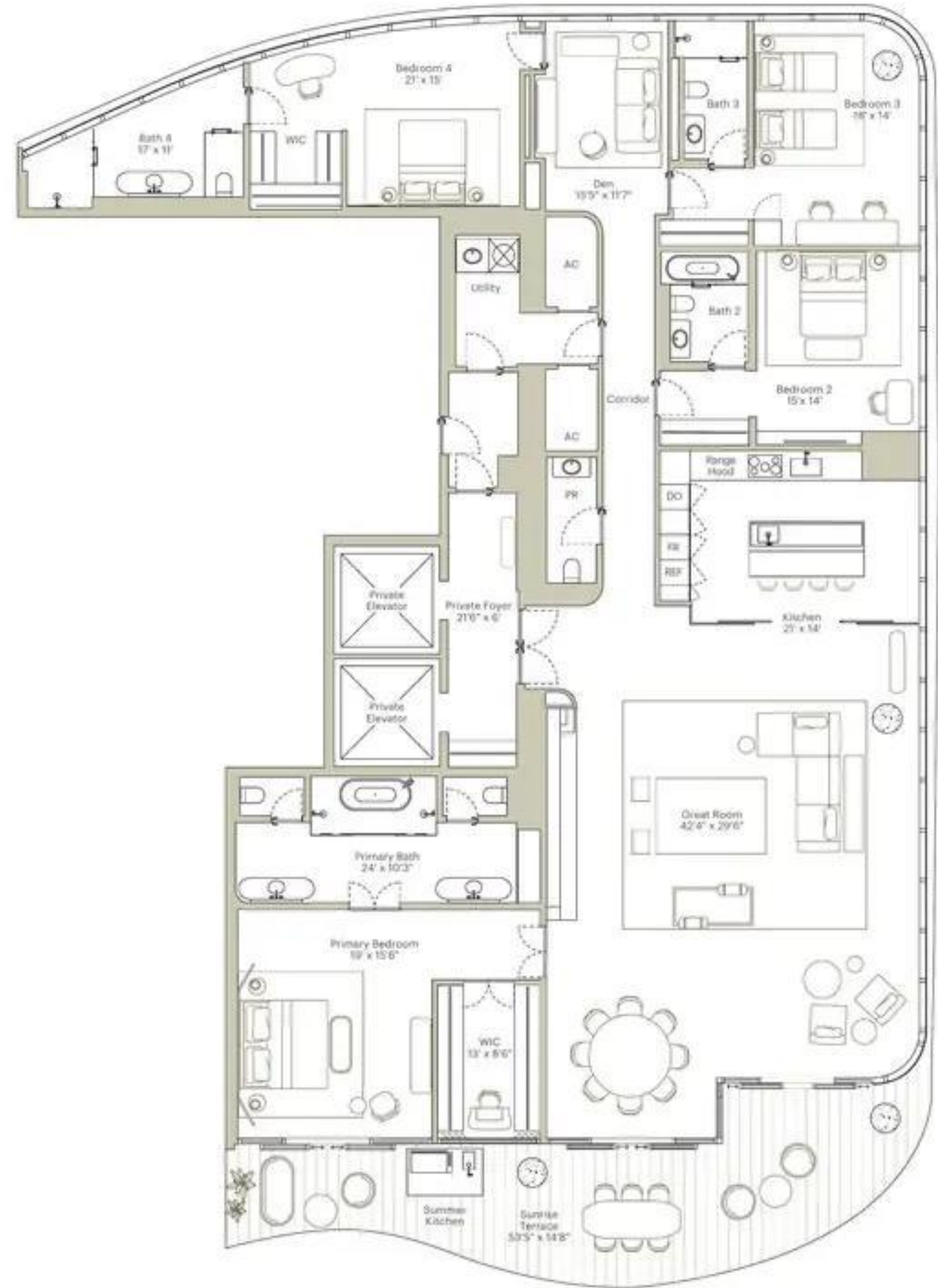


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**ORAL REPRESENTATIONS CAN AND SHOULD BE CORRECTED BY WRITING. THE REPRESENTATIONS OF THE DEVELOPER FOR CORRECT REPRESENTATIONS. MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.501 FLORIDA STATUTES TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.**

WE ARE PLEDGED TO THE LETTER AND SPIRIT OF THE U.S. PROHIBITION AGAINST ANY FORM OF DISCRIMINATION IN THE SALE OF REAL ESTATE AND SUPPORT BY APPROPRIATE STATE AND FEDERAL PROGRAMS WHICH THERE ARE NO SELLERS TO CERTAINLY HOLDING EITHER OR BOTH COLOR, RACE, SEX, NATIONAL ORIGIN, ANCESTRY, RELIGION OR NATIONAL ORIGIN.

These are the Developer's Plans. 1428 Brickell, LLC. This is not intended to be an offer to sell, or solicitation to buy, any securities or to participate in any transaction involving the sale of securities. The offering is made only to the accredited investors. The information provided in this prospectus should be read in conjunction with the offering memorandum, which is being provided to you. The Developer reserves the right to modify, amend or supplement any or all of these plans and drawings and without prior notice. All measurements, weights and dimensions are given to the nearest 1/8" unless otherwise specified. These drawings and specifications are for informational purposes only and do not constitute an offer or solicitation of any securities. The Developer reserves the right to make modifications, corrections, omissions, additions, deletions, floor markings and other changes to these drawings, including without limitation, changes in materials, finishes, fixtures, appliances, equipment, and other items, without notice, and to make any other changes to these drawings, including without limitation, changes in materials, finishes, fixtures, appliances, equipment, and other items, without notice, and to make any other changes to these drawings, including without limitation, changes in materials, finishes, fixtures, appliances, equipment, and other items, without notice. All rights reserved. Unintentional distribution, reuse or other reproduction of such materials is strictly prohibited and constitutes copyright infringement. No oral contract is authorized to make any representations or statements regarding the projects, and no agreements with respect to the sale of any securities shall be binding on the Developer. All prices are subject to change at any time and without notice, and do not include related duties or payments for applicable taxes. From time to time, the Developer may have provided that any not yet reflected on this brochure. Please check with the sales center for the most current pricing. Shared dimensions are measured to the exterior finish of the walls and the interior of the structure, and may vary from the dimensions that would be determined by using the description and definition of the "Gross" area in the Declaration (which generally only includes the interior air space between the exterior walls and includes shared structural components). The total area of the lot, determined in accordance with applicable laws and regulations, is set forth in Exhibit 1 of the Declaration. Note that the measurement of square feet herein on this floor plan are generalizations of the general purpose of each governmentality if the user opens a certain relationship, without regard for any contract. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.





## THE YTECH PROMISE

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Dedicated to the exceptional, we deliver impeccably crafted homes in the sky. Homes in exclusive and private settings that enable families to live their best life. Our focus will always be on you, and the result is a superlative residential experience yet unseen in Miami.



## PORTFOLIO

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\$2+ BILLION IN DEVELOPMENTS & INVESTMENTS  
SPANNING 25 SUBMARKETS  
10+ MILLION GROSS SF  
INCLUDING 7,000+ APARTMENTS

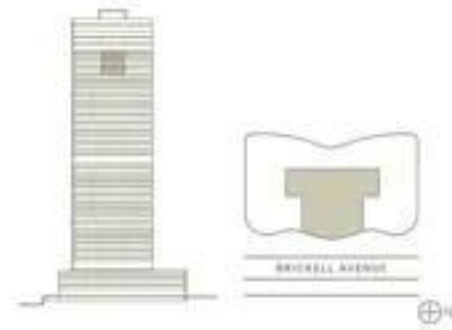
THE RESIDENCES AT  
**1428 BRICKELL**

**RESIDENCE H**  
 LEVELS 58-63

3 BEDROOMS | 3 BATHROOMS  
 POWDER ROOM | DEN | GAME ROOM | PRIVATE OFFICE  
 PRIVATE GYM | BUTLER'S KITCHEN | MAID'S QUARTER  
 WALK-IN PANTRY | DOUBLE WASHER/ DRYER  
 600-BOTTLE WINE CELLAR | 2 STORY RESIDENCES  
 2 SUNRISE TERRACES | SUMMER KITCHEN  
 4 VALET-SERVICED PARKING SPACES

INTERIOR AREA: 6,686 SF / 621 SM  
 EXTERIOR AREA: 1,108 SF / 103 SM  
 TOTAL AREA: 7,794 SF / 724 SM

- Two-story residence featuring Antonio Citterio-designed sculptural staircase
- One-of-a-kind Antonio Citterio designed interiors
- Double-door grand entrance
- Two private elevators
- Directly faces Biscayne Bay and showcases stunning water views
- 12' ceiling heights
- Independent service entrance
- Expansive great room and bedrooms
- En-suite bathroom in all bedrooms
- Antonio Citterio-designed closets
- Dual private water closets with high efficiency smart toilets
- Glass-enclosed Vasselli kitchen with Gaggenau appliances
- Two east-facing terraces
- Summer kitchen
- Private package and dry-cleaning delivery compartment

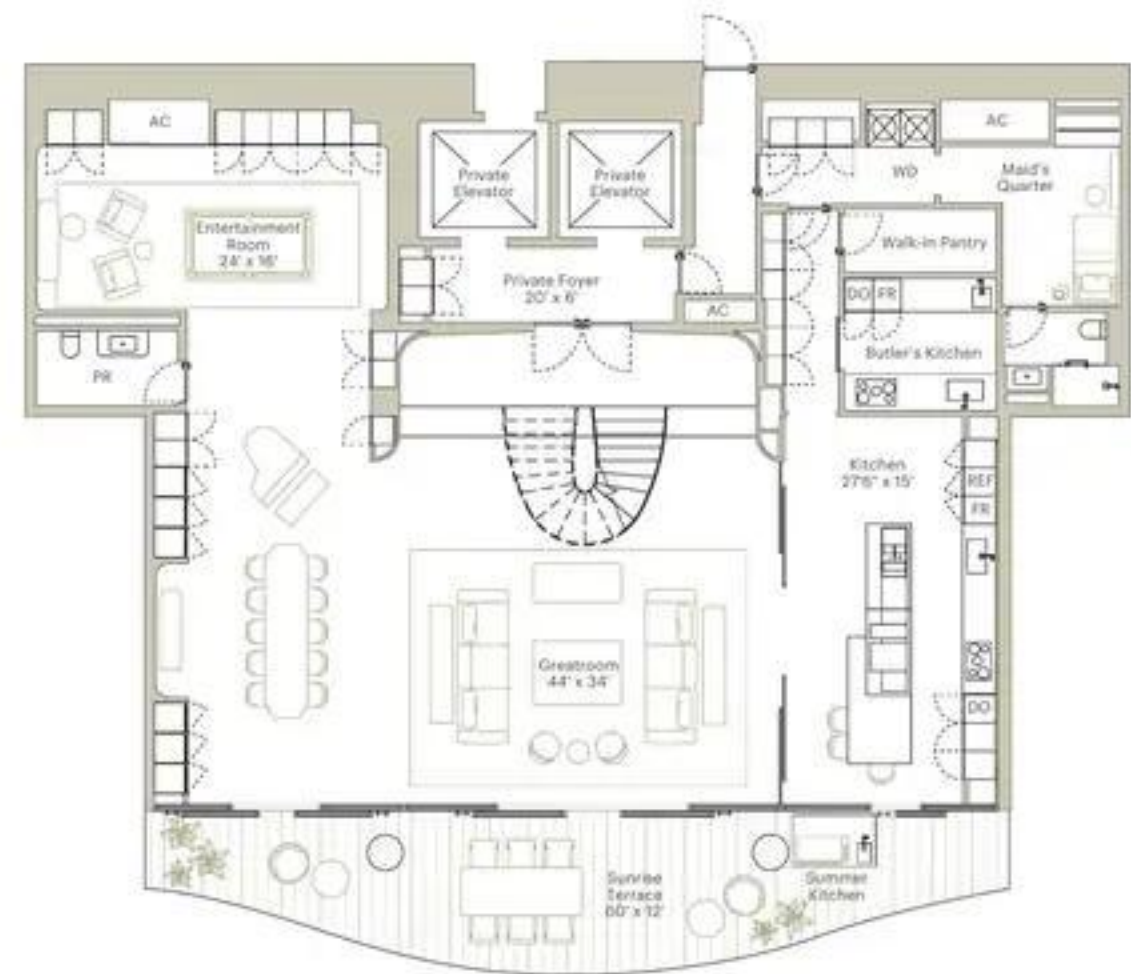


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ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 504, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

WE ARE PLEDGED TO THE LETTER AND SPIRIT OF THE U.S. POLICY FOR ACHIEVEMENT OF EQUAL HOUSING OPPORTUNITY THROUGHOUT THE NATION. WE ENCOURAGE AND SUPPORT AN AFFIRMATIVE ADVERTISING AND MARKETING PROGRAM IN WHICH THERE ARE NO BARRIERS TO OBTAINING HOUSING BECAUSE OF RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS OR NAT'IONAL ORIGIN.

Please note that the Developer is not a real estate broker and does not intend to sell, lease, or otherwise dispose of any condominium units to residents of any jurisdiction where prohibited by law, and your efforts to purchase will depend upon your state of residence. This offering is made only by the prospectus for the condominium and no statement should be based upon it and made in the jurisdiction. The sketches, renderings, graphic materials, plans, specifications, terms, conditions and statements contained in this brochure are prepared solely and the Developer reserves the right to modify, change or withdraw any or all of same in its sole discretion and without prior notice. All improvements, designs and construction are subject to final reviewing the appropriate federal, state and local zoning and approval for same. These drawings and specifications are conceptual only and are for the convenience of reference and including among renderings. This should not be relied upon as representations, terms or impact, or the final detail of the residence in the Condominium. The developer expressly reserves the right to make modifications, revisions, and changes of items described in the brochure without notice. All verifications of appliances, systems, utility, floor coverings and other matters of detail, including window treatment, items of finish and materials, are representative and are not necessarily included in each unit. The photographs contained in this brochure may be stock photographs or have been staged or altered and are used to depict the spirit of the offering to be achieved rather than any that may exist or that may be achieved and are merely illustrative suggestions of the finishes and concepts depicted therein. Views vary from each unit and there is no assurance of the views from any particular unit. Ceiling heights are measured from top of floor slab to underside of ceiling slab. Additionally, ceiling height measurements include those areas where gas supply, plumbing, fire, and/or suspended ceiling panels, light fixtures may be installed. As such, the referenced ceiling height may not represent actual ceiling clearances. Many services provided will be offered on an a la carte basis, with the fee for use required. Consult your Agreement and the Specifications for the items included with this Unit. Dimensions and square footages are approximate and may vary with actual construction. The printed graphics, drawings and text provided herein are reprinted and are 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 property and its appliances and, agents paid by or other arrangements made with respect to the same are to be strictly in accordance with the Developer. All prices are subject to change at any time and without notice, and do not include optional features or equipment for optional units. Floor plans in this brochure are for informational purposes only and are not intended to be used as a basis for the final contract. Printed dimensions are measured to the exterior boundaries of the structure walls and do not include the thickness of exterior walls and do not vary from the dimensions that would be determined by using the developer's and developer's definition of the "Gross" unit built in the Condominium which generally only includes the interior or space between the perimeter walls and includes exterior structural components. For your reference, the area of the unit, determined in accordance with those defined unit boundaries, is an hour to about 1% of the Developer. Note that measurements of items set forth on this floor plan are generally taken at the greatest points of each room (unless otherwise noted) and are not intended to be perfect rectangles, without regard for any obstructions. Accordingly, the area of the actual room will typically be smaller than the amount indicated by measuring the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and specifications herein are subject to change.



FIRST FLOOR



SECOND FLOOR



THE RESIDENCES AT  
1428 BRICKELL

## DEVELOPMENT TEAM

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**YTECH – DEVELOPER**  
**ACPV ARCHITECTS, ANTONIO CITTERIO PATRICIA VIEL – DESIGNER**  
**ARQUITECTONICA – ARCHITECT**  
**CERVERA REAL ESTATE – SALES**

ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATION 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.

WE ARE PLEDGED TO THE LETTER AND SPIRIT OF THE U.S. POLICY FOR THE ACHIEVEMENT OF EQUAL HOUSING OPPORTUNITY THROUGHOUT THE NATION. WE ENCOURAGE AND SUPPORT AN AFFIRMATIVE ADVERTISING AND MARKETING PROGRAM IN WHICH THERE ARE NO BARRIERS TO OBTAINING HOUSING BECAUSE OF RACE, COLOR, RELIGION, SEX, HANDICAP, FAMILIAL STATUS, OR NATIONAL ORIGIN.

Please note that the Developer is Ytech - 1428 Brickell, LLC.

This is not intended to be an offer to sell, or solicitation to buy, condominium units to residents of any jurisdiction where prohibited by law, and your eligibility for purchase will depend upon your state of residency. This offering is made only by the prospectus for the condominium and no statement should be relied upon if not made in the prospectus. The sketches, renderings, graphic materials, plans, specifications, terms, conditions, and statements contained in this brochure are proposed only, and the Developer reserves the right to modify, revise, or withdraw any or all of the same in its sole discretion and without prior notice. All improvements, designs, and construction are subject to first obtaining the appropriate federal, state, and local permits and approvals for same. These drawings and depictions are conceptual only and are for the convenience of reference and include artists' renderings. They should not be relied upon as representations, express or implied, of the final detail of the residences or the Condominium. The developer expressly reserves the right to make modifications, revisions, and changes it deems desirable in its sole and absolute discretion. All depictions of 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. The photographs contained in this brochure may be stock photography or have been taken off-site and are used to depict the spirit of the lifestyles to be achieved rather than any that may exist or that may be proposed and are merely intended as illustrations of the activities and concepts depicted therein. Views vary from each unit and there is no assurance of the views from any particular unit. Ceiling heights are measured from top of floor slab to underside of ceiling slab. Additionally, ceiling height measurements exclude those areas where any soffits, moldings, drop and/or suspended ceilings and/or light fixtures may be installed. As such, the referenced ceiling height may not represent actual ceiling clearance. Many services provided will be offered on an a la carte basis, with charges for use required. Consult your Agreement and the Prospectus for the items included with the Unit. Dimensions and square footage are approximate and may vary with actual construction. 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. All prices are subject to change at any time and without notice and do not include optional features or premiums for upgraded units. From time to time, price changes may have occurred that are not yet reflected on this brochure. Please check with the sales center for the most current pricing. Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact 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 air space between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is set forth on Exhibit 3 of the Declaration. Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.

CHALLENGING THE COMMONLY  
ACCEPTED TO CREATE THE  
EXCEPTIONAL AND INNOVATIVE

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Traditional design and development processes in the US where each aspect –architecture, interior design, landscaping, product design and engineering –are treated separately and in a linear fashion, can create discordant results.

The Total Concept Design™ process used for The Residences were holistic and concurrent, with the continuous interplay between experts to craft a finely interwoven symphony. The result is a sense of harmony and unity between architecture, landscape, nature, and the resident.



It's a completely different approach. It's not a definition of style, it's more a definition of the quality, how you use the space, how you use the the object.

ANTONIO CITTERIO  
ACPV ARCHITECTS

It was not the developer and the architects, it was the team working together in one project.

PATRICIA VIEL  
ACPV ARCHITECTS