**RESIDENCE FEATURES**

- Private foyer with semi-private elevator entry
- Spacious living spaces
- 10-foot ceilings in living areas
- 11-foot ceilings in living areas on 11th Floor
- Lighting control system throughout
- Custom motorized window treatments
- Gourmet eat-in kitchen with custom European cabinetry
- Full state-of-the-art Subzero and Wolf appliance suite
- Custom closets finished with European millwork
- Master bedroom suite with spacious bathroom, separate vanity area and dressing room
- Master bathrooms feature custom vanities
- 2 assigned EV-ready parking spaces per residence

### RESIDENCE F

<table>
<thead>
<tr>
<th>BEDS</th>
<th>BATHS</th>
<th>A/C</th>
<th>TERRACE</th>
<th>TOTAL</th>
</tr>
</thead>
<tbody>
<tr>
<td>-</td>
<td>4.5</td>
<td>3276 SF / 304 SM</td>
<td>341 SF / 32 SM</td>
<td>3619 SF / 336 SM</td>
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</tbody>
</table>

**Private Foyer**

**Lighting control system throughout**

**Great Room**

**Bedroom 4**

**Dining Room**

**Kitchen**

**Bedroom 2**

**Dressing Room**

**Bedroom 3**

**Closet**

**Laundry Room**

**Bedroom 1**

**2 Dressing Rooms**

**Closet**

**Master Bedroom**

**Covered Terrace**

**Bedroom 1**

**Closet**

**Powder Room**

**Bedroom 2**

**2 Dressing Rooms**

**Closet**

**Laundry Room**

**Bedroom 3**

**2 Dressing Rooms**

**Closet**

**Laundry Room**

**Private Foyer**

**Elevator**

**Residence F**

**NE 6-11 FLOORS**

**VILLA VALENcia**

**515 VALENCIA AVENUE, CORAL GABLES, FL 33134**

**786.971.6680**

**VILLAVALENCIA.COM**

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These materials are not intended to be an offer to sell, or solicitation to buy a unit in the condominium. Such an offer shall only be made pursuant to the prospectus (offering circular) for the condominium and no statements should be relied upon unless made in the prospectus or in the applicable purchase agreement. In no event shall any solicitation, offer or sale of a unit in the condominium be made in, or to residents of any state or country in which such activity would be unlawful. All prices, plans, specifications, features, amenities and other descriptions are preliminary and subject to change without notice, as provided in your purchase agreement. Stated square footages and dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and do not include any internal structural components or other common elements. The method is generally used in sales materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that utilize the same method. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length and width. See the Declaration for additional details. All dimensions are estimates which will vary with actual construction, and all floor plans, specifications and other development plans are subject to change and will not necessarily accurately reflect the final plans and specifications for the development. All descriptions of furniture, appliances, countertops, sinks, 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. This project is being developed by 515 Valencia SPE, LLC. (Developer). Neither has a right to, use the trademarked names and logos of HomeVale Group. Any and all statements, disclosures and representations shall be made by Developer and not by its licensees and/or agents to prospective purchasers in connection and/or with respect to or for any matters relating to the marketing and/or development of the Condominium and will respect to the sale of units in the Condominium.