



UNIT / 03



TYPE / G1  
2 BEDROOM + DEN / 2 BATHROOM

INTERIOR 1,110 SF | 103 M<sup>2</sup>  
EXTERIOR 265 SF | 25 M<sup>2</sup>  
TOTAL 1,375 SF | 128 M<sup>2</sup>

INQUIRE / (954) 210.4400  
Sales@NatiivoFortLauderdale.com  
NATIIVOFORTLAUDERDALE.COM

VISIT SALES LOUNGE /  
606 E Broward Blvd.  
Fort Lauderdale, Florida 33301

SITE ADDRESS /  
200 West Broward Blvd.  
Fort Lauderdale, Florida 33311

ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

This Condominium and project are being developed by 200 W Property Owner LLC, a Delaware limited liability company ("Developer"), which has a limited right to use the trademarked names and logos of Natiivo Direct LLC ("Natiivo®") pursuant to a license and marketing agreement with Natiivo® d/b/a Natiivo Hospitality. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Natiivo® and you agree to look solely to Developer (and not to Natiivo® and/or any of its affiliates) with respect to any and all matters relating to the marketing and/or development of the Condominium and project and with respect to the sales of units in the Condominium and project. 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 airspace 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 1,375 SF. 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. 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 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. 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. 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.

