



**MONAD
TERRACE**
SOUTH BEACH BAY
BY ATELIERS JEAN NOUVEL



3-5D

3 BEDROOMS / 3.5 BATHS
TOTAL: 3618 SQ FT / 336 SQ M
INTERIOR: 2496 SQ FT / 232 SQ M
EXTERIOR: 1122 SQ FT / 104 SQ M

UNIQUE FEATURES

- / Seamless indoor/outdoor experience
- / Lagoon and Biscayne Bay views
- / East and West exposures
- / Curated climbing garden on South terrace for shade & privacy
- / Oversized garden terrace off bedrooms
- / East, West and South exposures
- / Jean Nouvel-designed planters with hanging vines and flowers
- / Media room

ARRIVAL & LANDSCAPE

- / Porte-cochere drop-off
- / Lush landscape from arrival to bay designed by Ateliers Jean Nouvel
- / Central lagoon with sun deck and infinity edge
- / Concierge; 24-hour lobby attendant
- / Sun deck with 116' swimming pool and hot tub overlooking Biscayne Bay
- / Pool service
- / Full service valet parking
- / Juice bar
- / Lagoon fitness and wellness center
- / Residents' lounge
- / Bicycle and water sports storage
- / Monad Terrace bicycles and paddle boards

FEATURES

- / 10' ceilings
- / Custom wood floors throughout
- / Private or semi-private elevator access
- / Marble entry
- / Custom kitchens designed by Jean Nouvel
- / Sculptural cantilevered marble island in Calacatta Gold
- / Fully integrated Gaggenau appliances
- / Custom marble wine rack
- / Integrated wine cooler
- / Custom bathrooms designed by Jean Nouvel
- / Freestanding soaking tub
- / Master baths with Calacatta Gold
- / Secondary baths feature Sugar Gold marble
- / Powder room features Verti Capri stone

monadterrace.miami

Sales Gallery
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Exclusive Marketing & Sales / Douglas Elliman Development
Marketing

Developer / JDS

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*Shaded square footages and dimensions are measured to the exterior boundaries of the exterior walls and the perimeter of interior dividing walls between units and vary from the square footages and dimensions that result from the determination using the approximation and distribution of the "net" area for the Declaration, which generally only includes the interior envelope between the perimeter walls and excludes all interior walls between the perimeter walls and includes all interior structural components and other common elements. The method of measurement shall refer to generally known trade materials and is provided to allow a prospective buyer to compare the Units with units in other condominium projects that offer the same method. However, fixtures are not part of the Unit. Measurements of items not built on the floor plan are generally taken at the time of construction and are not necessarily accurate reflect the final plan and specifications, and are subject to change without notice and may not be relied upon. No guarantee or representation whatsoever is made regarding existing or future views from the Units or other portions of the Condominium. Options and upgrades reflected or described herein are not included with the unit unless expressly provided in your purchase agreement.

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