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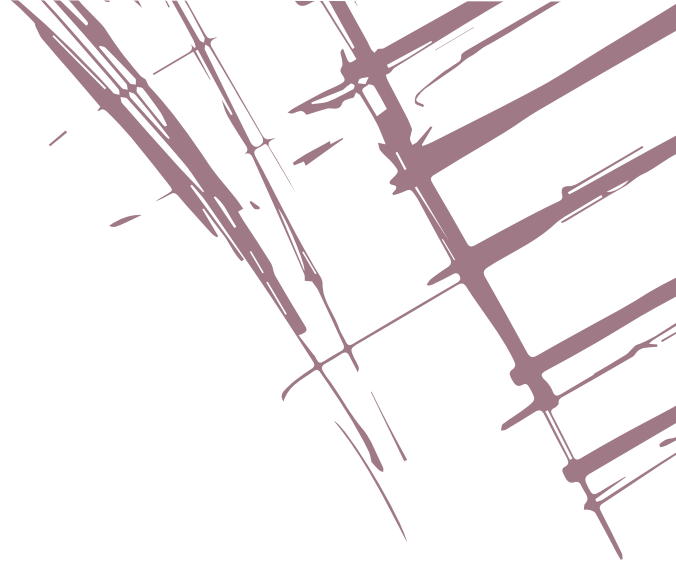

OKAN TOWER

MIAMI

Hilton BAYFRONT

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FACT SHEET

DEVELOPER
OKAN Group

ARCHITECT & DESIGN TEAM
Behar Font & Partners, P.A

SITE ADDRESS
555 N Miami Ave, Miami, FL 33132

SALES GALLERY ADDRESS
542 N Miami Ave, Miami, FL 33136

The graceful curved apex and gently rippling glass façade of Okan Tower was inspired by the subtle beauty of a tulip blossom. Rising 70 stories, Okan Tower's impact on the skyline is undeniable. Unobstructed views of Biscayne Bay and the city spread out in all directions, while at the same time infusing the building's interiors with natural light.

LOCATION

Located in the heart of the growing Downtown Arts & Entertainment District, this iconic property is a beacon to everything that makes the Miami experience so unforgettable. Gorgeous ocean views, thrilling concerts, creative world-class dining, designer shopping, professional sports, museums and theatre, dazzling beaches, and a vibrant zest for life now has Okan Tower at its center.

LESS THAN 1 MILE AWAY

Phillip and Patricia Frost Museum of Science
Perez Art Museum Miami
Museum Park
Arsht Center for the Performing Arts
Bayside Marketplace
Bayfront Park & Amphitheatre
Miami-Dade College Wolfson Campus
Government Center
History Miami Museum

LESS THAN 3 MILES AWAY

Port Miami Terminal
Jungle Island
Miami Children's Museum
Miami Riverwalk
Brickell City Centre
Mary Brickell Village

WITHIN 10 MILES

Miami International Airport
Island of Key Biscayne
Coconut Grove
Downtown Coral Gables/Miracle Mile

TOWER FEATURES

- 293-key hotel suites by Hilton Hotels & Resorts
- 64,000 square feet of Class A office space
- 236 condo-hotel residences
- 149 private condominium residences ranging from one to three bedrooms
- 4 premium duplex-style penthouse residences
- Numerous amenity and entertainment levels for residents and hotel guests
- Dedicated separate high-speed elevators for office, hotel, and residences

AMENITIES

RESIDENTIAL FEATURES AND AMENITIES

- High-speed elevators with separate access points
- 10 FT ceiling hight
- European cabinetry in kitchens and bathrooms
- Top of the line appliances
- Smart home technology
- Three swimming pools – including a Sky Pool on the 70th floor with panoramic water and city views
- Resident movie theatre screening room
- Full-service Spa with Turkish Hammam, whirlpools, treatment rooms, and individual locker rooms
- Pool bar with outdoor lounges and day cabanas
- State-of-the-art health & fitness center
- Party and event room
- Multipurpose room with chef and gastro kitchen
- Fully-staffed Kids Club area
- Sunset roof deck
- Co-working spaces and business center
- Multiple on-property restaurants for day and evening dining
- Private owners wine cellar and cigar room

HOTEL AMENITIES

The partnership with Hilton Hotels & Resorts brings the special privileges of the legendary Hilton service.

- 24-Hour Concierge staff
- In-home private dining or Spa treatments
- Available professional housekeeping services
- On-site laundry and dry cleaning
- Access to personal trainers and fitness specialists
- 24-Hour front desk reception and valet parking
- Dedicated maintenance and engineering staff
- 24-Hour security

UNIT MIX

CONDO-HOTEL UNITS (36TH TO 50TH FLOOR)

STUDIOS	447-465 SQ FT
1 BED	644-917 SQ FT
1 BED + DEN	1,108 SQ FT
2 BED	1,056-1,245 SQ FT

CONDO UNITS (51ST TO 70TH FLOOR)

1 BED	698-917 SQ FT
1 BED + DEN	1,083-1,108 SQ FT
2 BED	1,059-1,294 SQ FT
2 BED + DEN	1,363-1,456 SQ FT
3 BED	1,696-2,183 SQ FT
3 BED + DEN	1,950-2,071 SQ FT
PENTHOUSE	1,873-2,142 SQ FT

Prices, plan, elevations, specifications, features, designs, dimensions, materials, equipment, brochures and other marketing materials, and availability are subject to material change or substitution without notice by Developer. Developer specifically reserves the right, without notice, to make changes to, or substitutions of, any prices, plans, elevations, specifications, features, designs, dimensions, materials, equipment, brochures and other marketing materials, and availability. The information contained herein is deemed accurate but not guaranteed. Without limiting the generality of the foregoing, Developer reserves the right to make, without notice, substitutions of materials or products of substantially equal or better quality, in Developer`s sole opinion and discretion. All improvements, designs and construction are subject to first obtaining the appropriate Federal, state, county, municipal and other local authority or governmental agency permits and approvals for same NOT AN OFFER WHERE PROHIBITED BY STATE STATUTES. THE COMPLETE OFFERING TERMS ARE IN A FLORIDA PROSPECTUS AVAILABLE FROM DEVELOPER. ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, REFERENCE SHOULD BE MADE TO THE DOCUMENTS REQUIRED BY SECTION 718.503. FLORIDA STATUTES TO BE FURNISHED BY A DEVELOPER OR LESSEE.

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