

JEM

PRIVATE RESIDENCES



BEACH CLUB

NAFTALIGROUP



THE JEM BEACH CLUB

**AS A JEM RESIDENCE OWNER, YOU WILL ENJOY
EXCLUSIVE ACCESS TO A PRIME AREA OF THE MIAMI BEACHFRONT.**

- + Dedicated beach area with umbrellas and chairs exclusively for owners and their guests
 - + Daily beach access with full staff available to set up
 - + Complimentary beach towels and water bottles*
 - + Covered daybeds available for rent at preferred rate
 - + Watersport experiences available for purchase

***Subject To Availability. Coordinate Through Building Concierge.**

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 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 same in its sole discretion and without prior notice. Naftali Group is not the Developer. The Developer of the condominium is 1000 NE 2ND AVE CONDO LLC. THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AVAILABLE FROM THE OFFEROR. FILE NO. CP24-0035 