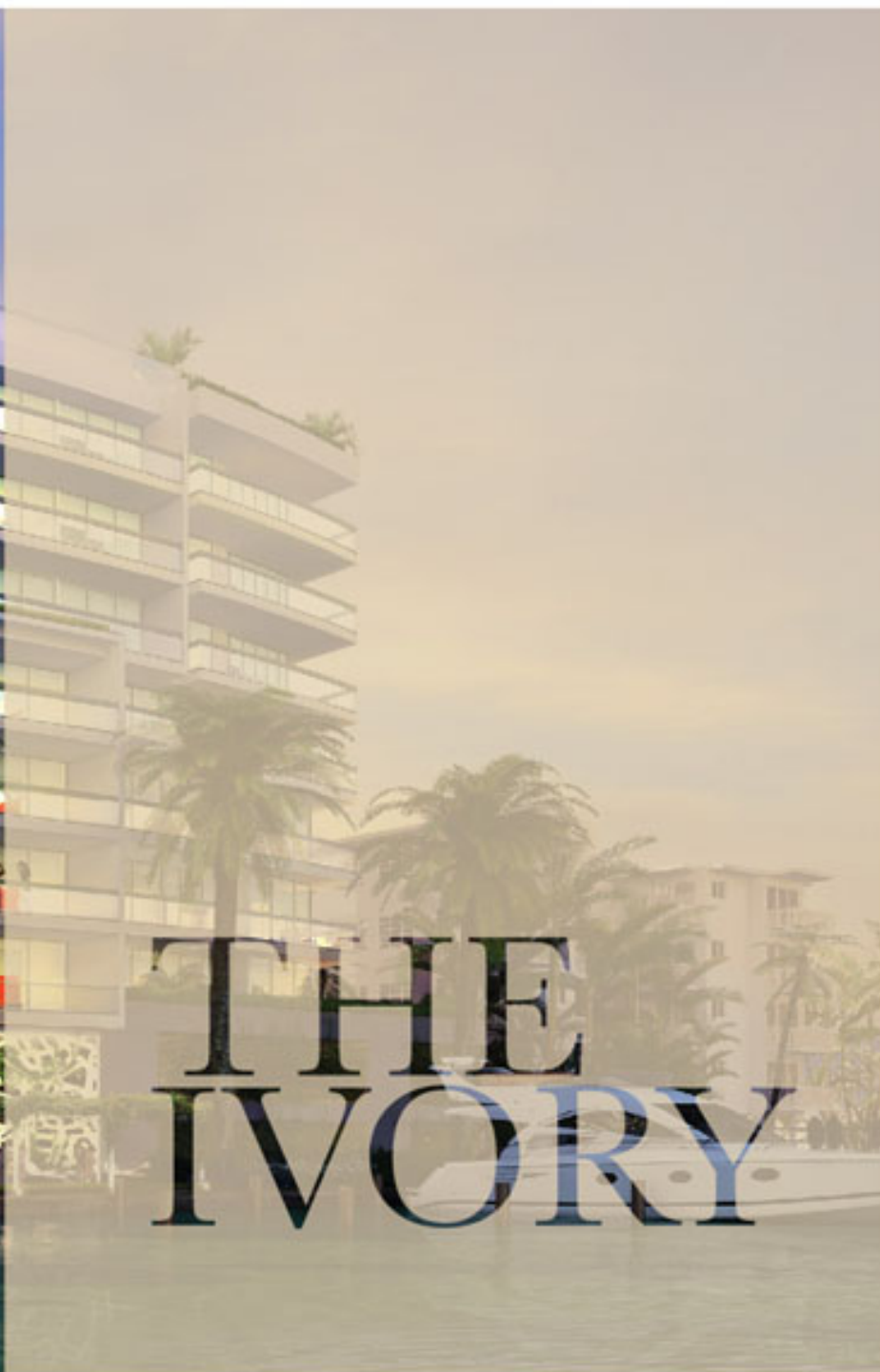




THE IVORY



THE PROJECT

EXCLUSIVE LOCATION
MODERN & ELEGANT RESIDENCES
LUXURY BOUTIQUE WATERFRONT CONDOMINIUM AND MARINAS

THE IVORY

THE LOCATION



BAL HARBOUR

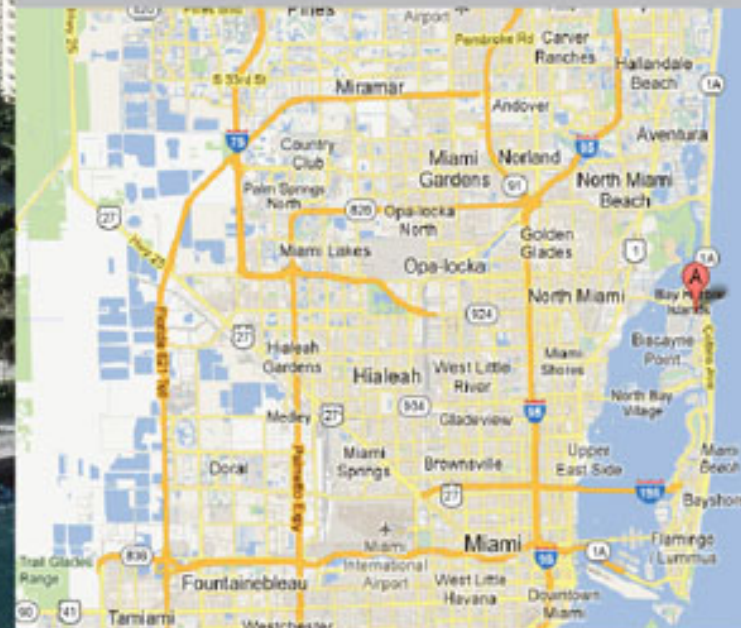
"A PLACE WHERE YOU CAN RELAX,
SHOP AND ENJOY LIFE"



Exclusive and privileged location

Bal Harbour Village is strategically located halfway between Aventura and South Beach, along renowned Collins Avenue bounded by the Atlantic Ocean on the east and the Intracoastal on the west.

Bal Harbour Village is best known locally and internationally for its great beaches, the world renowned Bal Harbour Shops, some of the country's most spectacular single and multi-family residences and oceanfront resorts.





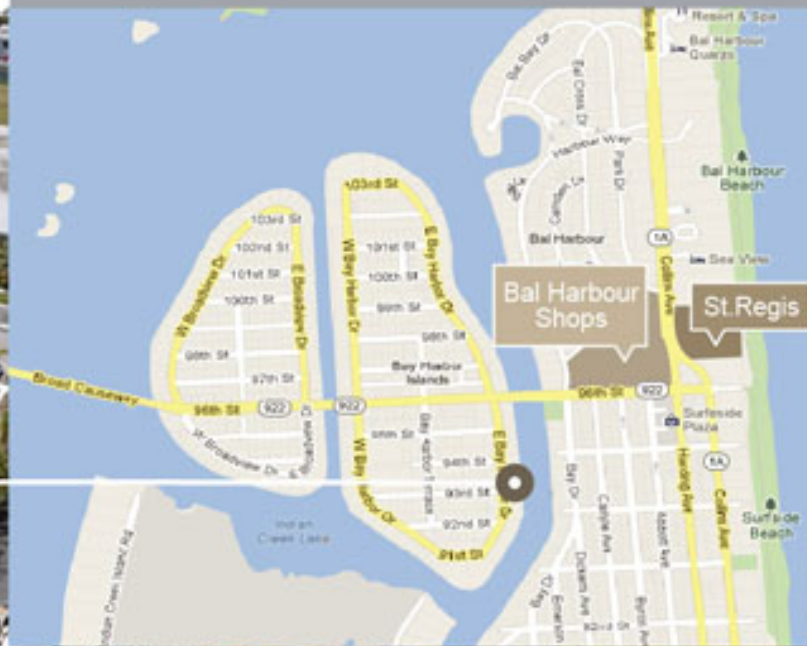
The Ivory is situated on the calm waters of the Intracoastal Waterway in the town of Bay Harbor Islands.

This boutique condominium features 41 residences with unique and stunning views of the marina and the turquoise ocean.

Residents will enjoy the calm and soothing atmosphere of the Islands while enjoying the Miami lifestyle.

THE
IVORY

ADDRESS
9241-9261 E. BAY HARBOR DR.



THE AMENITIES

ROOFTOP POOL
BARBECUES
LOBBY

GYM
MARINAS
VALET PARKING



THE PHOTOGRAPHS CONTAINED IN THIS BROCHURE ARE MERELY INTENDED AS ILLUSTRATIONS OF THE ACTIVITIES, INTERIORS AND CONCEPTS DEPICTED HEREIN, AND THEY ARE NOT BINDING AS A LEGAL DOCUMENT. PICTURES COULD BE SUBJECT TO POTENTIAL CHANGES WITHOUT PREVIOUS NOTICE.

THE RESIDENCES

MEET THE IVORY...
EXPERIENCE FIRST CLASS AMENITIES



RESIDENCES FEATURES

- Designer ready.
- Residences offer breathtaking views of the canal.
- Variety of functional floorplans.
- Expansive terraces with glass balconies.
- Spacious walk-in closets in master bedrooms.
- Central air conditioning and heating unit.
- Sprinkler fire protection system.
- Pre-wired for cable television, telephone and high-speed internet.
- Hurricane impact resistant windows.
- Washer and dryer.



KITCHEN FEATURES

- European style cabinetry.
- Stainless steel refrigerator/freezer.
- Polished granite countertops with backsplash.
- Stainless steel sink with garbage disposal.
- High quality plumbing fixtures.
- Stainless steel dishwasher.
- Microwave with hood.
- Stainless steel glass cooktop range.



BATHROOM FEATURES

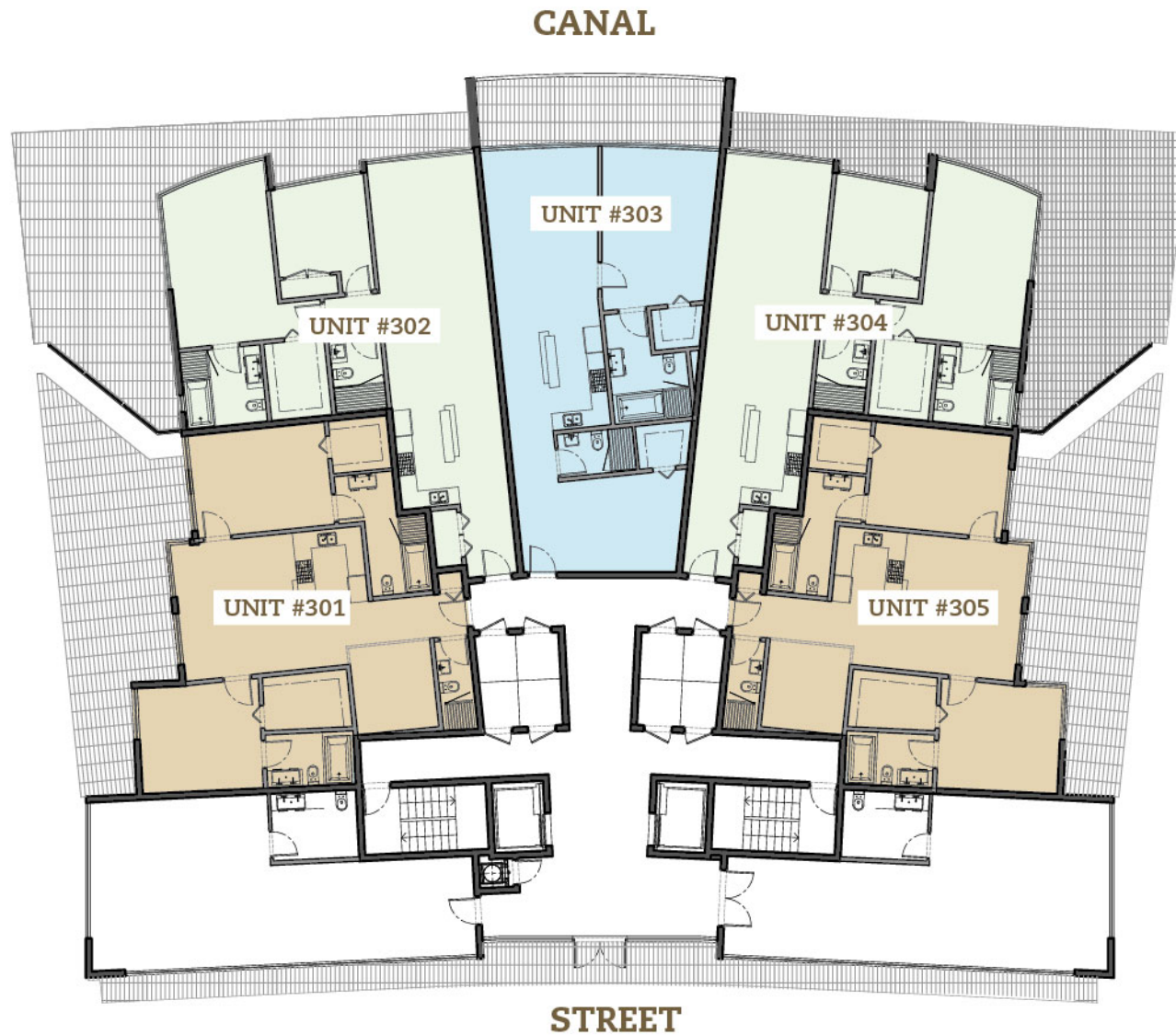
- Porcelain or marble floors.
- Porcelain or marble shower w/glass enclosure in master.
- Jacuzzi in master bathroom.
- European style cabinetry.
- High quality plumbing fixtures.



THE IVORY

FLOOR PLAN

LEVEL 03



THE IVORY

FLOOR PLAN

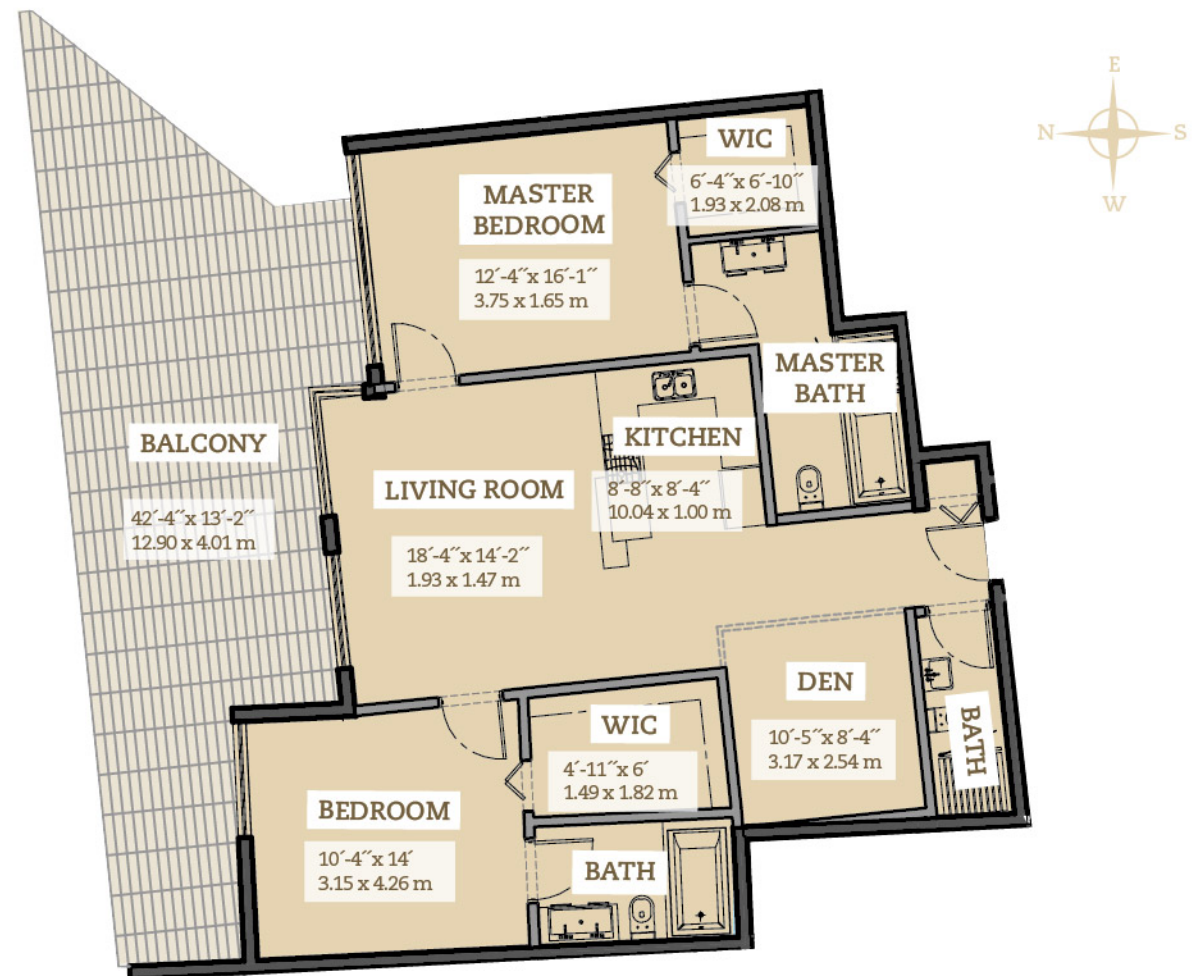
LEVEL 03

UNIT #301 - #305

AC area 1336 Sq. ft. / 124,11 m²

Balcony 518 Sq. ft. / 51,73 m²

Total 1854 Sq. ft. / 176 m²



THE IVORY

FLOOR PLAN

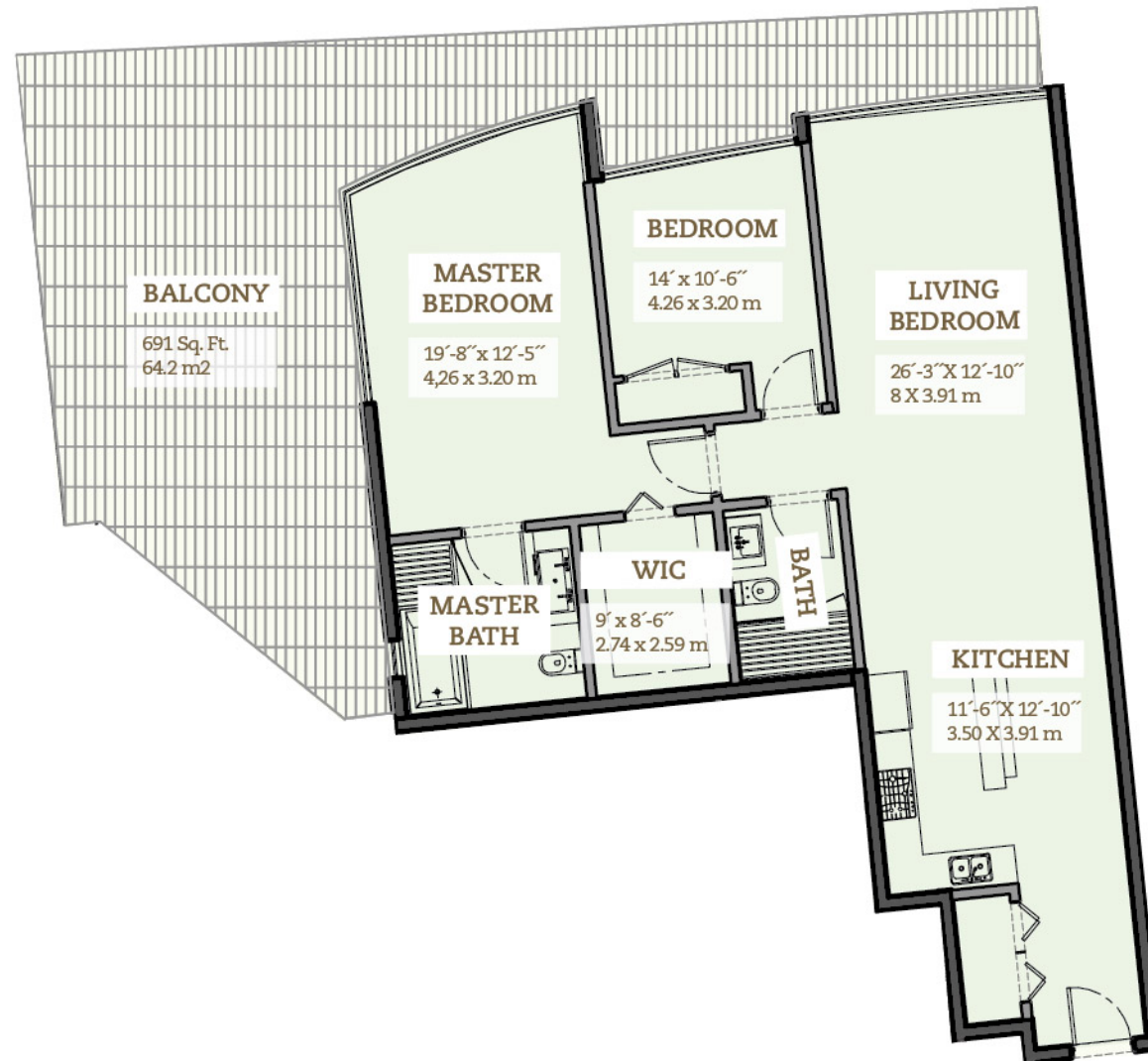
LEVEL 03

UNIT #302 - #304

AC area 1332 Sq. ft. / 123.74 m²

Balcony 685 Sq. ft. / 64.2 m²

Total 2017 Sq. ft. / 188 m²



THE IVORY

FLOOR PLAN

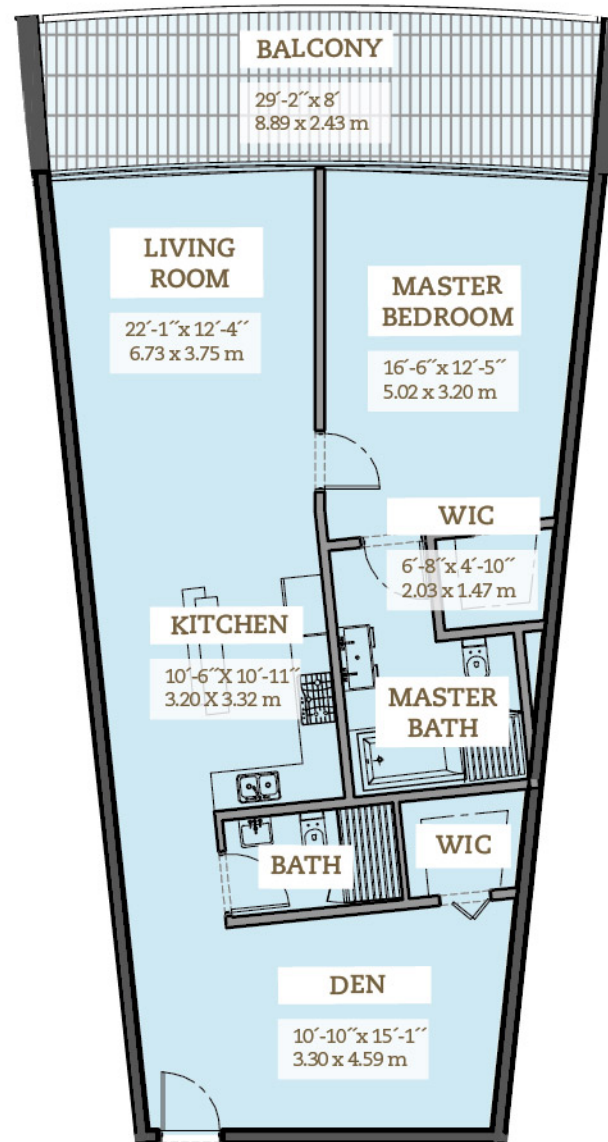
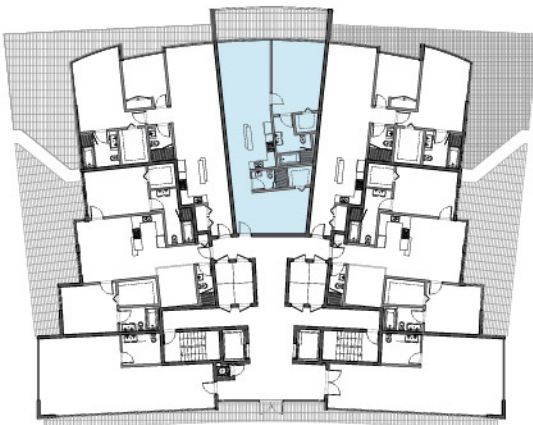
LEVEL 03

UNIT #303

AC area 1164 Sq. ft. / 108.14 m²

Balcony 220 Sq. ft. / 21.60 m²

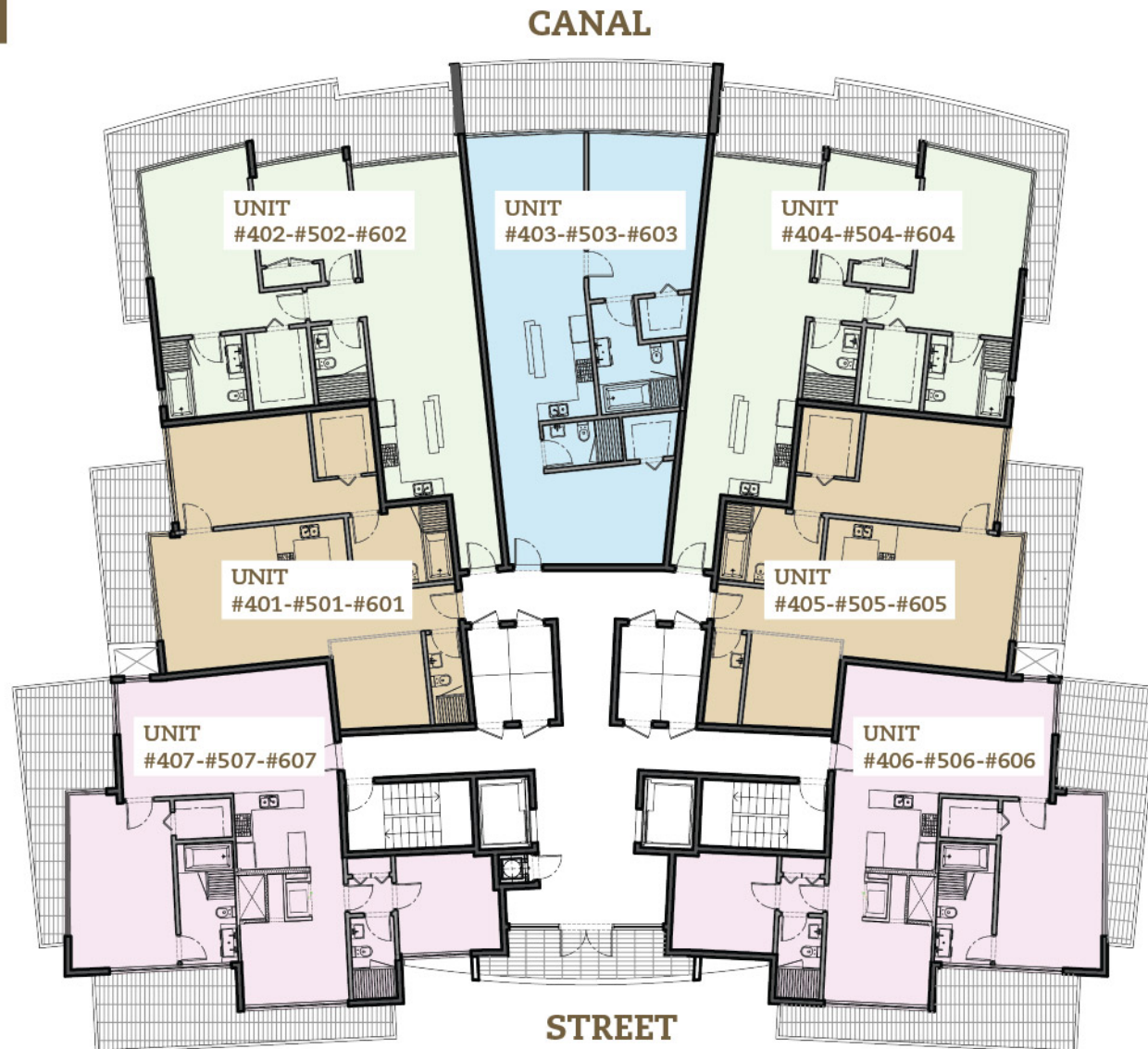
Total 1384 Sq. ft. / 130 m²



THE IVORY

FLOOR PLAN

LEVEL 04-05-06



THE IVORY

FLOOR PLAN

LEVEL 04-05-06

UNIT #401 - #405

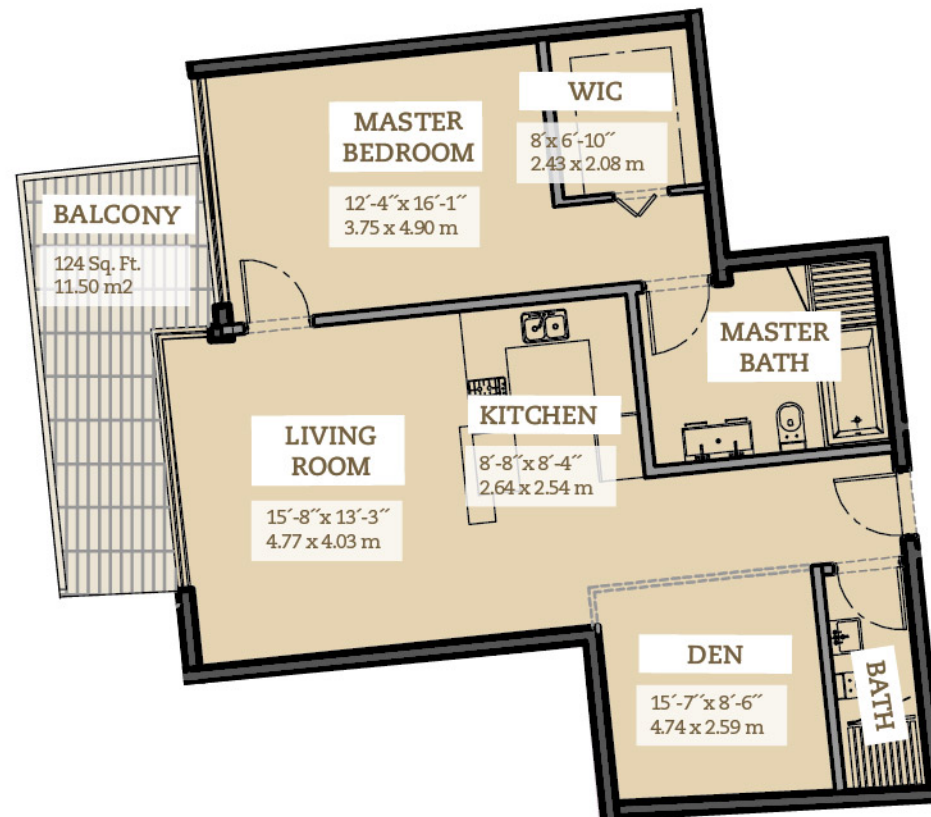
#501 - #505

#601 - #605

AC area 1030 Sq. ft. / 95.68 m²

Balcony 124 Sq. ft. / 11.50 m²

Total 1154 Sq. ft. / 107.18 m²



THE IVORY

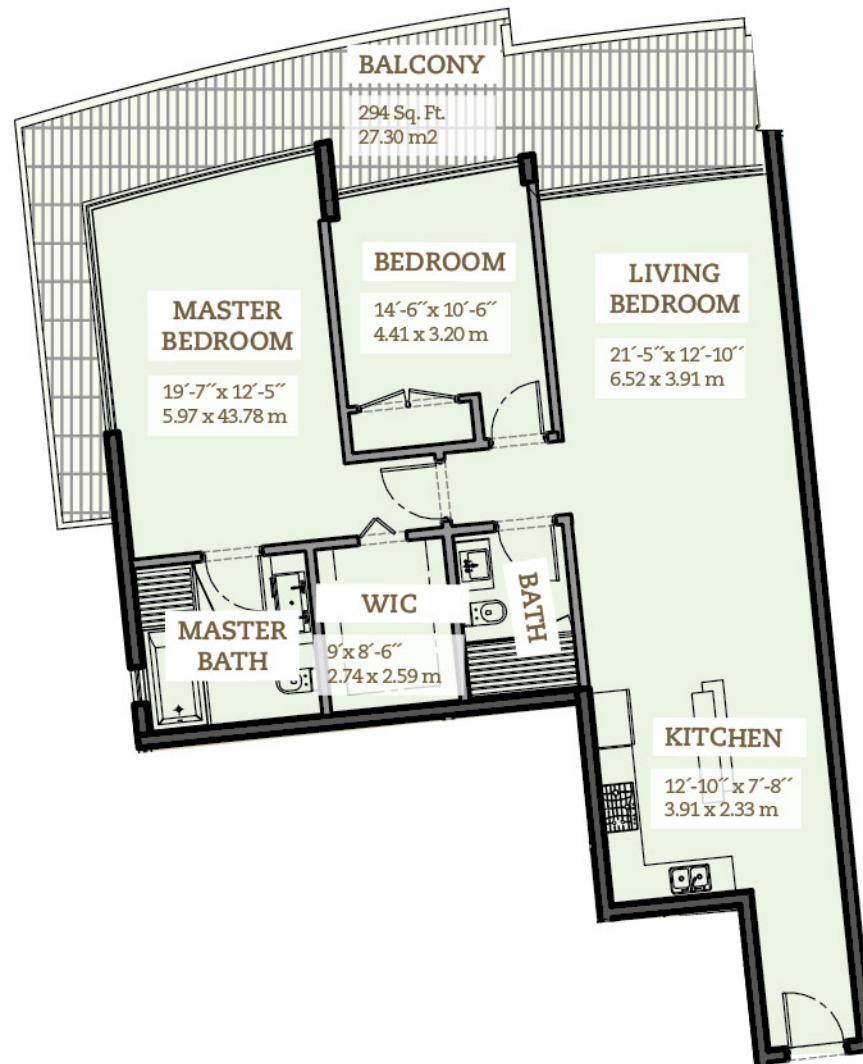
FLOOR PLAN

LEVEL 04-05-06

UNIT #402 - #404
#502 - #504
#602 - #604

AC area 1303 Sq. ft. / 121.04 m²
Balcony 294 Sq. ft. / 27.30 m²

Total 1597 Sq. ft. / 148.34 m²



THE IVORY

FLOOR PLAN

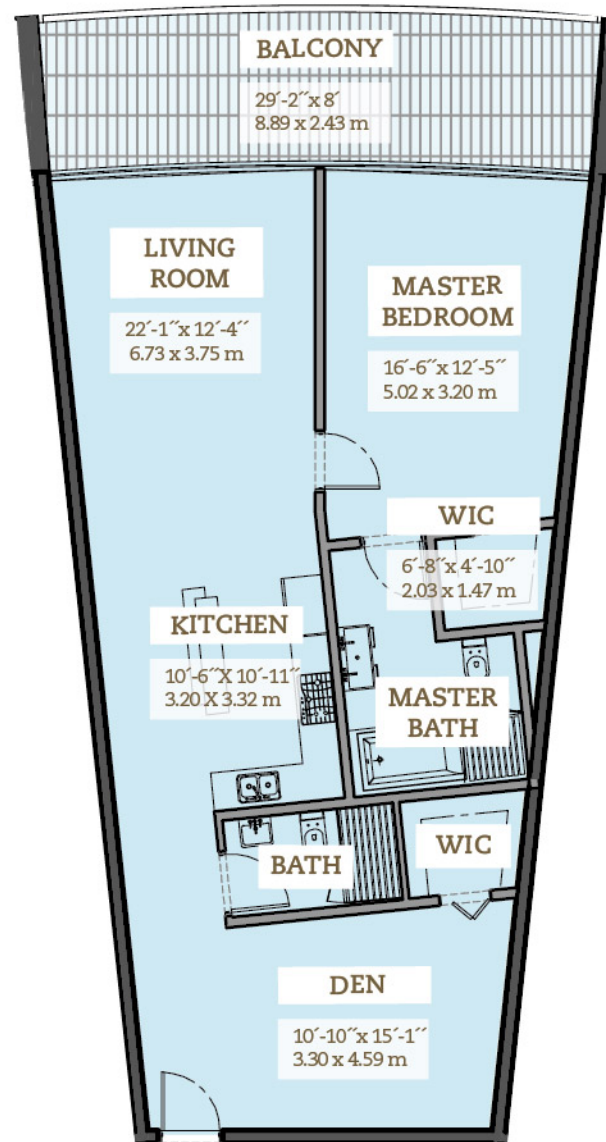
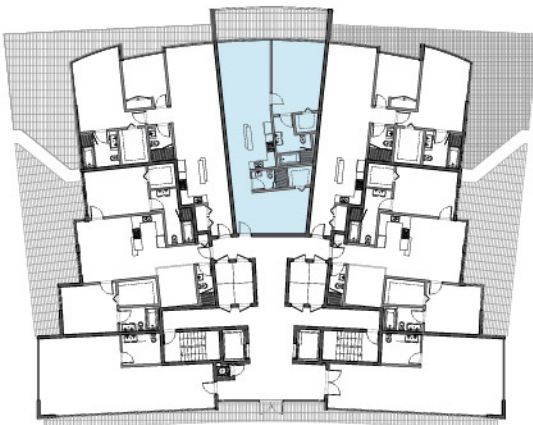
LEVEL 04-05-06

UNIT #403 #503 #603

AC area 1164 Sq. ft. / 108.14 m²

Balcony 220 Sq. ft. / 21.60 m²

Total 1384 Sq. ft. / 130 m²



THE IVORY

FLOOR PLAN

LEVEL 04-05-06

UNIT #406 - #407
#506 - #507
#606 - #607

AC area 1305 Sq. ft. / 121.33 m²
Balcony 396 Sq. ft. / 36.77 m²

Total 1701 Sq. ft. / 158 m²



THE IVORY

FLOOR PLAN

LEVEL 07-08



THE IVORY

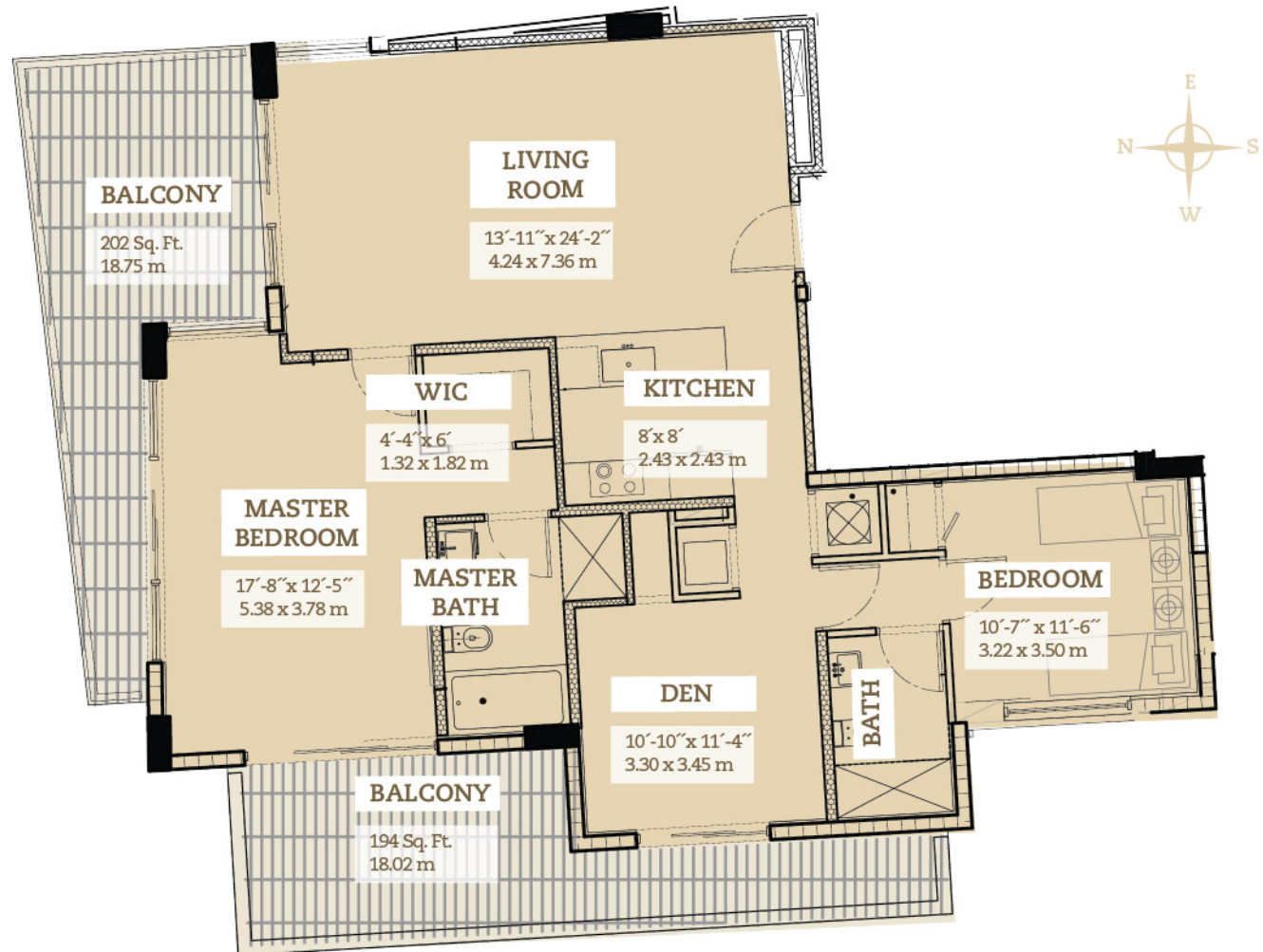
FLOOR PLAN

LEVEL 07-08

UNIT #701 - #705
#801 - #805

AC area 1305 Sq. ft. / 121.33 m²
Balcony 396 Sq. ft. / 36.77

Total 1701 Sq. ft. / 158 m²



THE IVORY

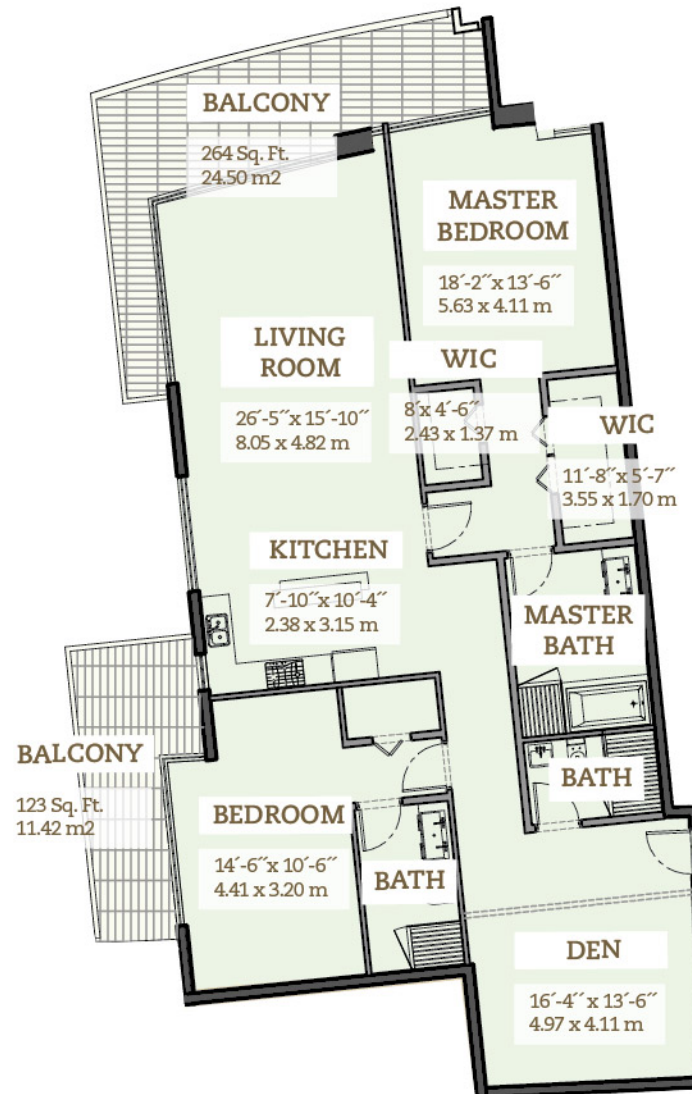
FLOOR PLAN

LEVEL 07-08

UNIT #702 - #704
#802 - #804

AC area 1958 Sq. ft. / 181.89 m²
Balcony 387 Sq. ft. / 35.92 m²

Total 2345 Sq. ft. / 217.81 m²



THE IVORY

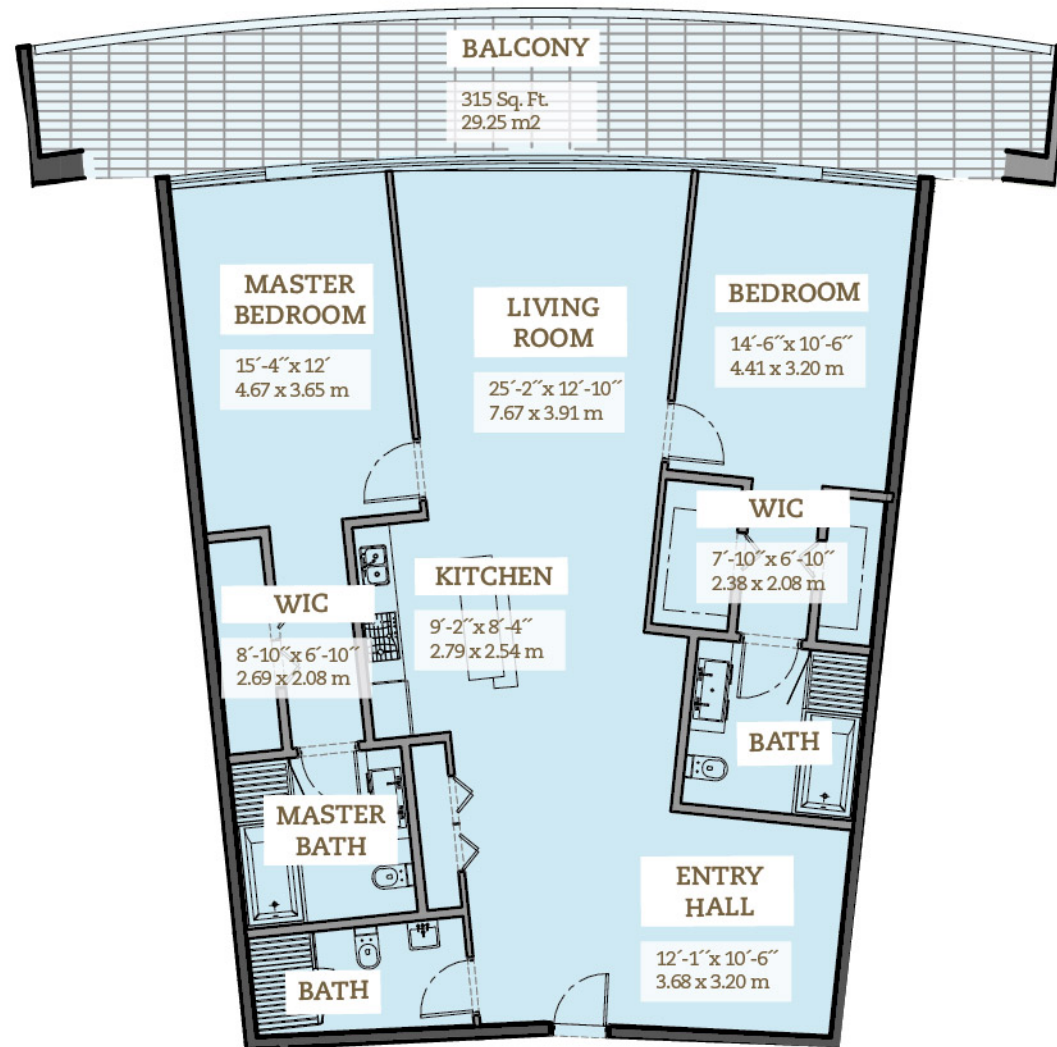
FLOOR PLAN

LEVEL 07-08

UNIT #703 #803

AC area 1802 Sq. ft. / 167.40 m²
Balcony 398 Sq. ft. / 29.26 m²

Total 2200 Sq. ft. / 196.66 m²



THE IVORY

FLOOR PLAN

LEVEL 09



THE IVORY

FLOOR PLAN

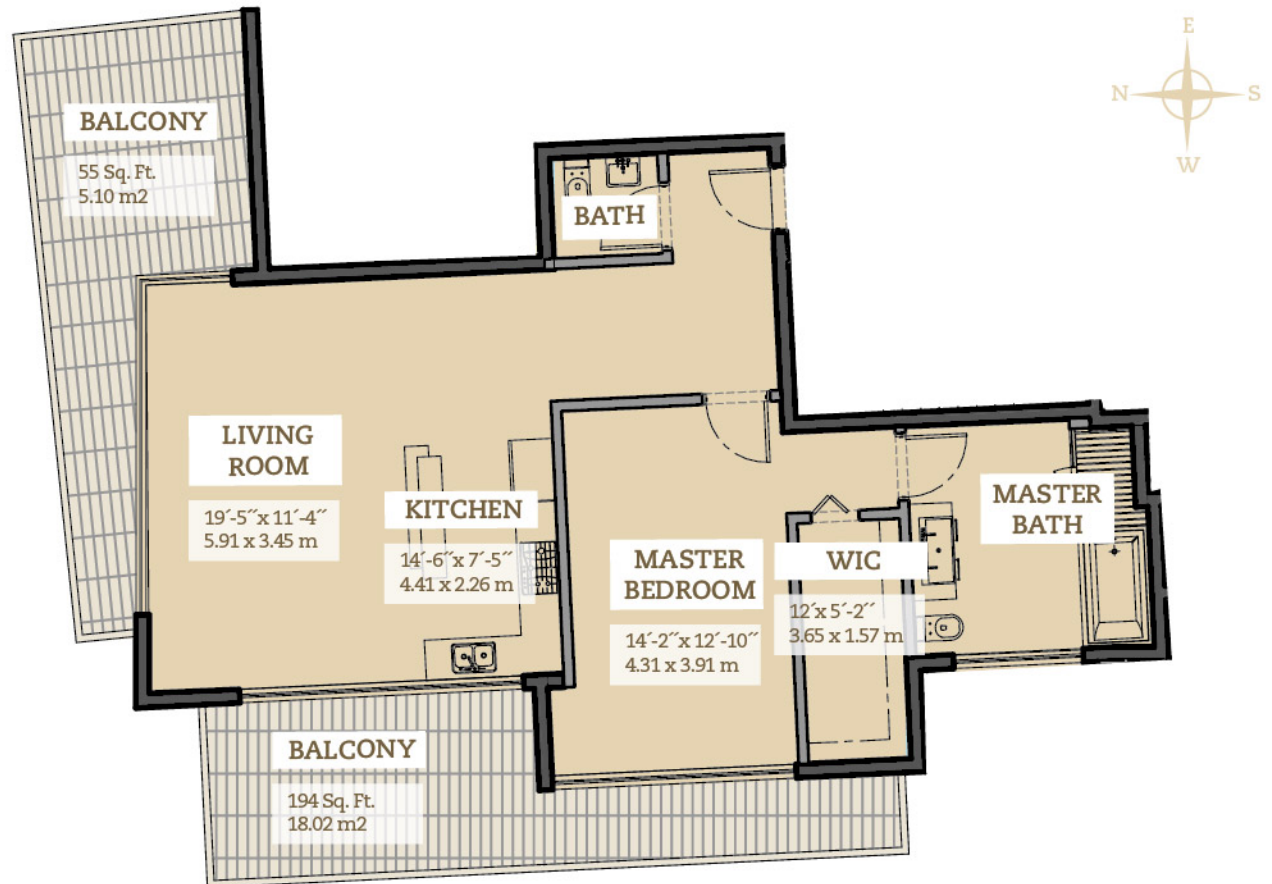
LEVEL 09

UNIT #901 - #905

AC area 1026 Sq. ft. / 95.31 m²

Balcony 396 Sq. ft. / 23.12 m²

Total 1422 Sq. ft. / 118.43 m²



THE IVORY

FLOOR PLAN

LEVEL 09

UNIT #902 - #904

AC area 2343 Sq. ft. / 217.66 m²

Balcony 531 Sq. ft. / 49.27 m²

Total 2874 Sq. ft. / 266.93 m²



THE IVORY

FLOOR PLAN

LEVEL 09

UNIT #903

AC area 1802 Sq. ft. / 167.40 m²

Balcony 408 Sq. ft. / 9.26 m²

Total 2210 Sq. ft. / 196.66 m²

