





IIIUSE

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68 OCEANFRONT RESIDENCES



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// PRESENTATION

Rising 49 stories, Muse offers only 68 residences and focuses on unparalleled amenities and services. All homes span the width of the building, with expansive balconies and stunning views. Its 2- to 5-bedroom residences range from 2,360 to 6,106 sq ft and feature 11-foot-high ceilings with floor-to-ceiling windows, exquisite marble and wood flooring, Italian cabinetry, Sub-Zero and Wolf appliances, advanced iHome technology, and outdoor living spaces complete with summer kitchens, weather-resistant entertainment systems, and up to 38-foot-deep terraces.

With a focus dedicated to the highest level of luxury, comfort, and service, Muse is a boutique oasis reflecting the grace and style of the discerning few who call it home.





III/ FLOOR PLANS

Muse offers multiple configurations of 2 to 5 bedrooms. The building is divided into two parts: east and west. East residences offer 3-bedroom floor plans, while west residences offer 2-bedroom floor plans that differ in balcony size because of the shape of the building. The 48th and 49th floors are dedicated to flow-through residences—the 5-bedroom configurations on level 48 and the 4-bedroom configurations on level 49.

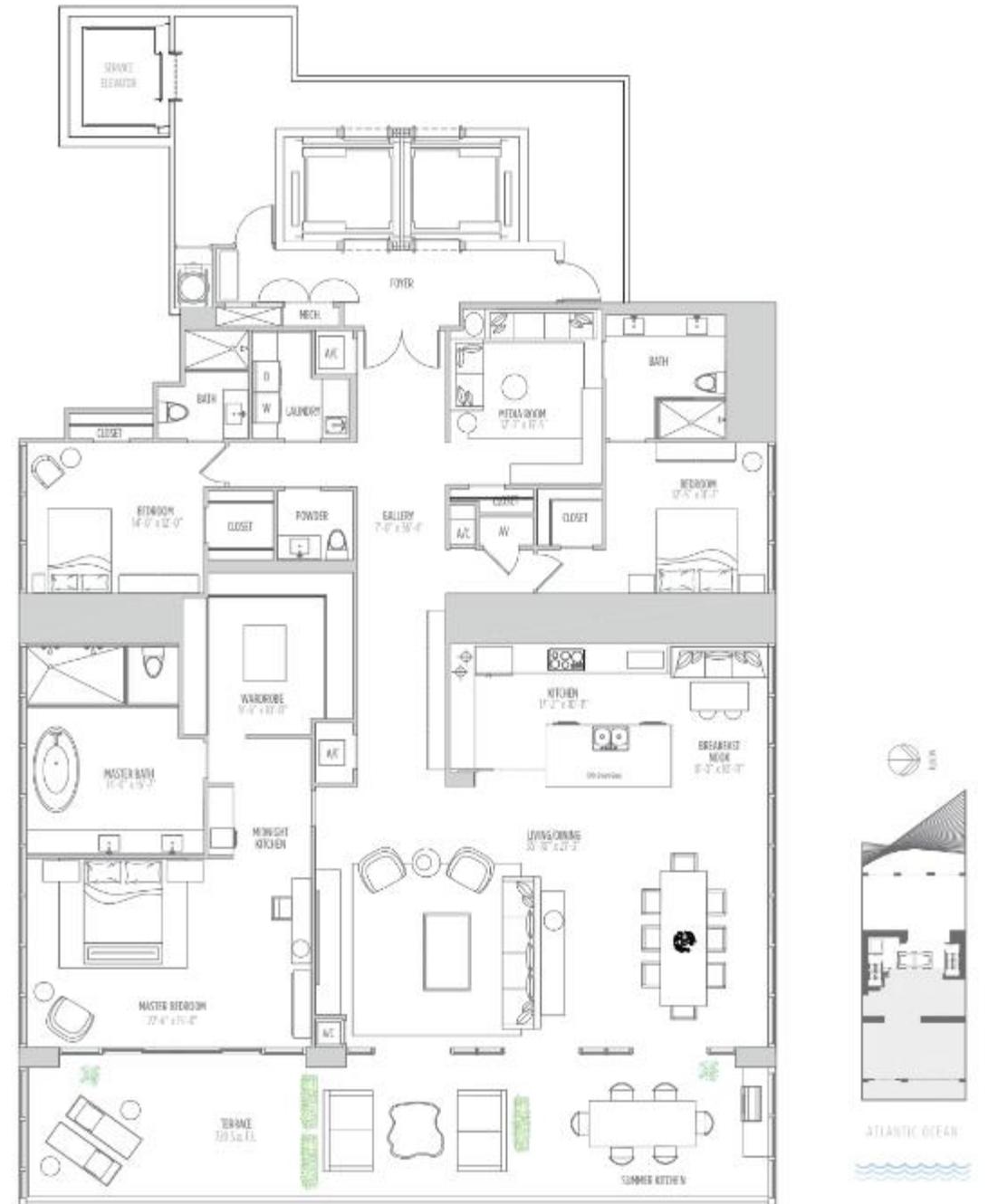
Let's see an example of each.

Residence 01

3 Bedrooms / 3.5 Bathrooms + Media Room

Residence 01 floor plans are on the east side of the building and feature interiors of 3,635 sq ft and balconies of 720 sq ft.

The foyer opens to a corridor that gives access to the media room, the laundry room, the powder room, the bedrooms, the kitchen, and the living/dining area. The master bedroom features a walk-in closet, a midnight kitchen, and a bathroom with a tub, shower, and toilet room. The two other bedrooms both feature a walk-in closet and a private bathroom with a shower. The master bedroom as well as the living area provide access to the terrace, with its summer kitchen and ocean view.

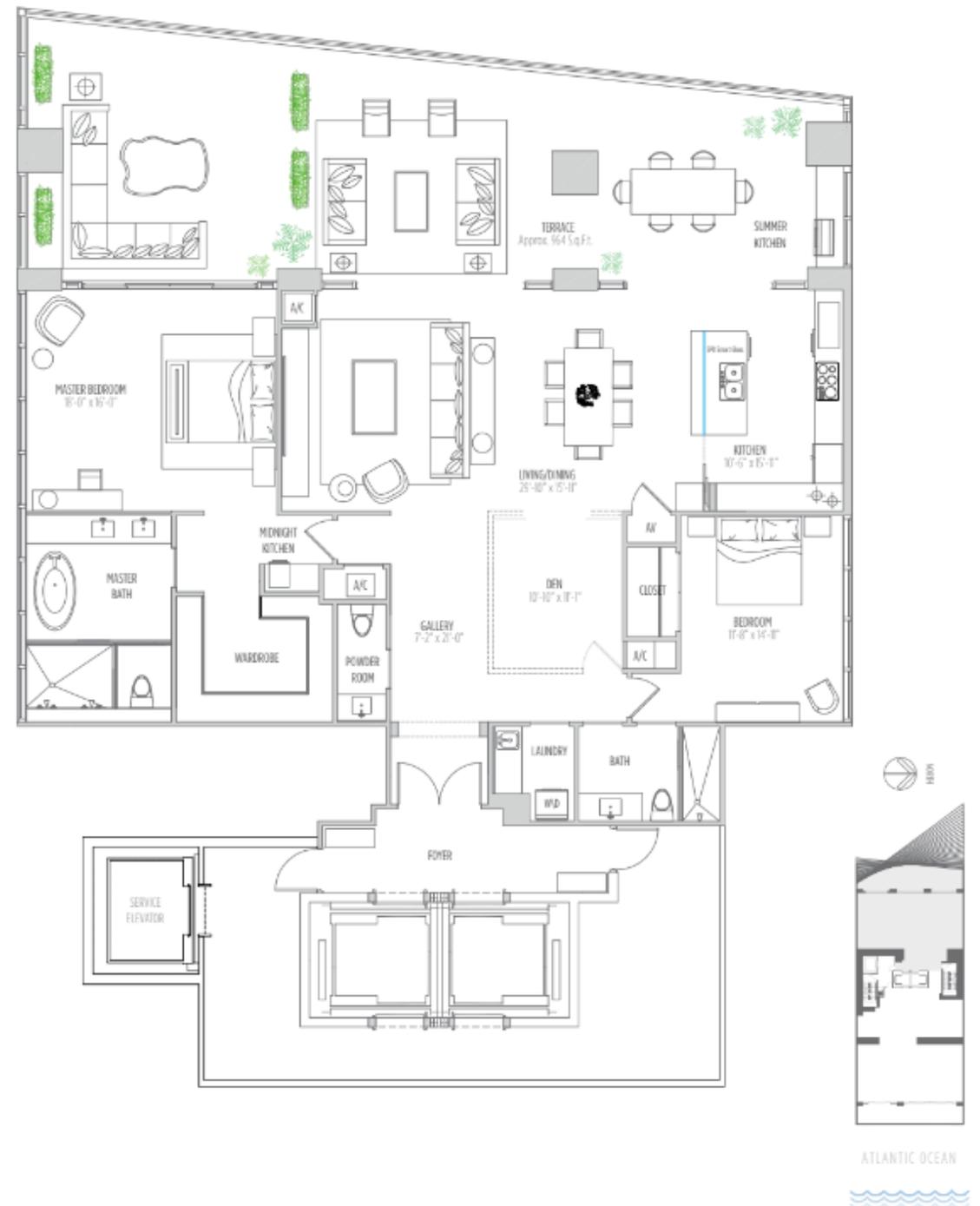


Residence 02

2 Bedrooms / 2.5 Bathrooms + Den

Residence 02 floor plans are on the west side of the building and feature interiors of 2,360 sq ft and outdoor living spaces ranging from 947 to 1,419 sq ft.

The foyer opens to a corridor that leads to the den, the laundry room, the powder room, the bedrooms, the kitchen, and the living/dining area. The master bedroom features a walk-in closet, a midnight kitchen, and a bathroom with a tub, shower, and toilet room. The second bedroom features a closet and a private bathroom with a shower. The master bedroom and the living area both provide access to the expansive terrace, with its summer kitchen and view.



ATLANTIC OCEAN



Residence at Level 48

5 Bedrooms / 6.5 Bathrooms + Service Suite

This flow-through residence features an interior of 6,106 sq ft and an outdoor living area of 2,264 sq ft.

The foyer opens to a corridor that leads to the service suite, three bedrooms (including the master), and the living room. The master features a walk-in closet, a midnight kitchen, and a bathroom with a tub, shower, and toilet room. The two other bedrooms each feature a walk-in closet and a private bathroom with a shower. The master and the living room both offer access to the east terrace, which has a summer kitchen and a stunning view of the Atlantic Ocean. On the other side of the unit are the kitchen, the dining room, the laundry room, and the two final bedrooms. These each feature a closet and a private bathroom with a tub and/or a shower. These bedrooms and the dining area offer access to the west terrace, which also has a summer kitchen and a view.

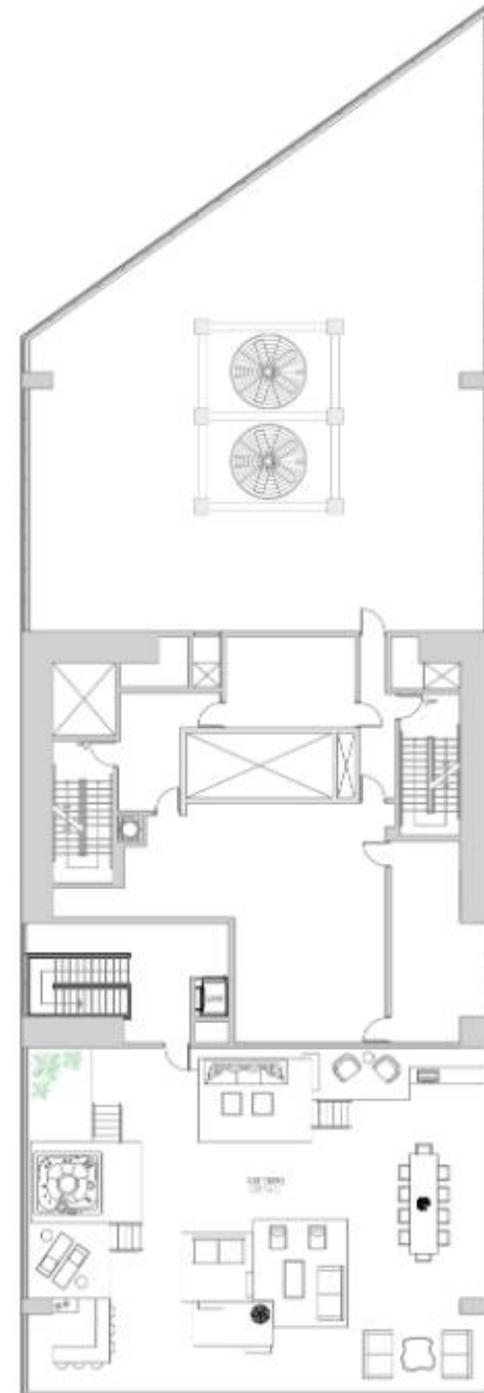


Residence at Level 49

4 Bedrooms / 6 Bathrooms + Service Suite + Rooftop

This flow-through residence features an interior of 6,106 sq ft and a total outdoor living area of 5,004 sq ft.

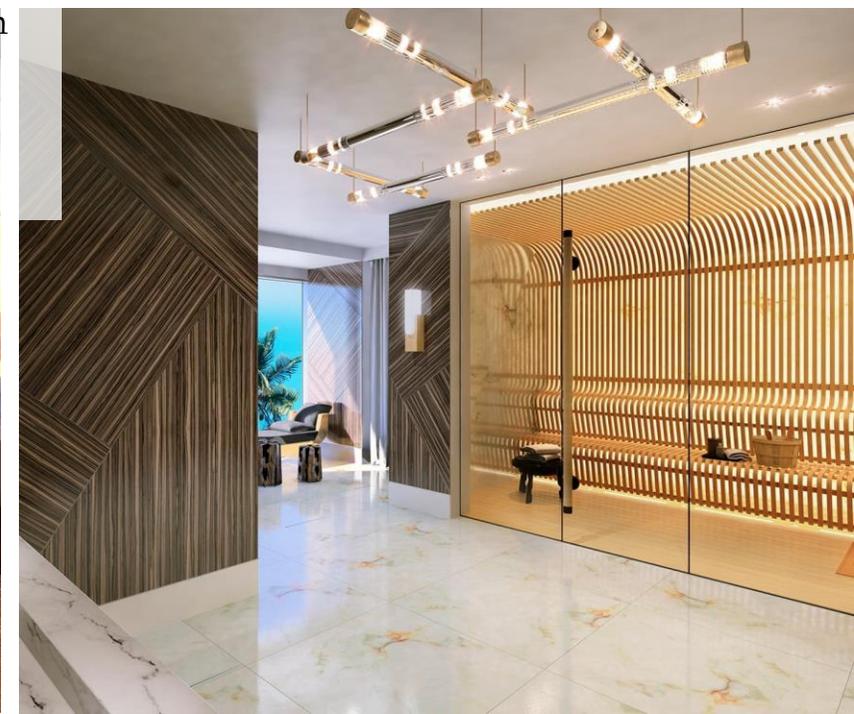
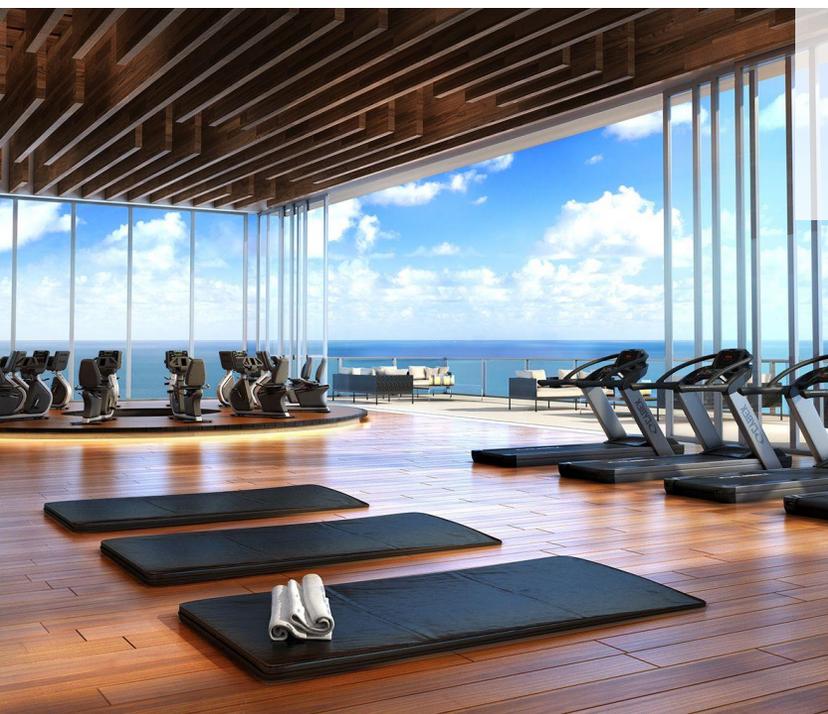
The foyer opens to a corridor that leads to the service suite, two bedrooms (including the master), and the living room. The master features a walk-in closet, a midnight kitchen, and a bathroom with a tub, shower, and toilet room. The other bedrooms each feature a walk-in closet and a private bathroom with a shower. The master and the living room both offer access to the east terrace, which has a summer kitchen and a view of the Atlantic Ocean. On the other side of the unit are the kitchen, the dining room, the laundry room, and the two final bedrooms. These each feature a closet and a private bathroom with a tub and/or a shower. These bedrooms as well as the dining area offer access to the west terrace, where there is a second summer kitchen and a stunning view. Upstairs is the 2,688-sq ft rooftop with a jacuzzi and a grill area. Enjoy unobstructed ocean views.





III/ AMENITIES

- Swimming pools
- Poolside cabanas
- Pool and beach service
- Fitness center
- Spa
- Breakfast gallery
- Children's playroom
- Concierge
- Valet parking
- 24-hour security





IV/ WHY MUSE ?

Muse represents the union of artistic inspiration and superior home-technology on an exclusive oceanfront property. Offering high-end finishes, this place is dedicated to the highest level of luxury, comfort, and service.

Muse is located in a world-class waterfront destination on the stunning South Florida coast, between the intracoastal waterways and the Atlantic Ocean. Sunny Isles offers days of sun on white-sand beaches and an animated, sizzling nightlife. The nearby village of Bal Harbour provides a quintessential beachside experience as well as upscale open-air shops, designer brands, and an array of top-rated restaurants.

MUSE