

# MILLUX PLACE

RESIDENCES AT BRICKELL

## FACT SHEET

### THE BUILDING

---

99 luxury units.

9 story high building.

Fully finished and furnished.

Approved for short-term rentals.

Mixed Use / Condo lodging units.

### THE TEAM

---

ARCHITECTURE **KOBI KARP**

DEVELOPERS **HABITAT GROUP**  
**BI GROUP USA**

### BUILDING FEATURES

---

- 8-story boutique residence.
- Prime location in the heart of Brickell.
- 24-hour concierge and secure access control.
- 24-hour valet parking.
- Short-term rental permitted.
- On-site hospitality management.

### BUILDING AMENITIES

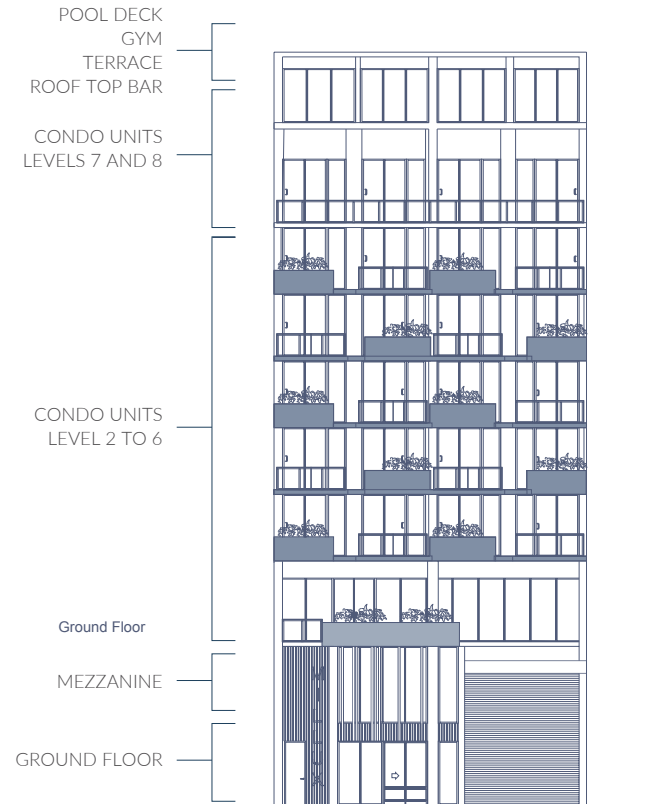
---

- Panoramic rooftop pool deck.
- Poolside beach style cabanas.
- Summer kitchen and bar.
- Rooftop fitness center.
- Ground floor restaurant.
- EV charging stations.
- Secure package room.
- Shuttle service to Brickell City Centre and beach.



# RESIDENCE FEATURES

- Open-concept floor plans featuring studios, and one-, two-, and three-bedroom residences.
- Energy-efficient, impact-resistant floor-to-ceiling windows.
- Fully furnished units.
- Marble countertops and stainless steel appliances.
- Custom Italian cabinetry.
- Custom lighting design.
- Bathrooms featuring frameless glass showers and Italian cabinetry.
- Balconies enclosed with glass railings.
- Washer and dryer in every unit.
- High-efficiency central air conditioning and heating system.



# PRICE RANGE

- Studios starting from the low \$500,000s.
- 2 Bedrooms, 1 Bath starting from the low \$700,000s.
- 2 Bedrooms, 2 Baths starting from the high \$900,000s.
- 3 Bedrooms, 2 Baths starting from the low \$1,100,000s.
- Leaseback program offering 10% return.
- No rental restrictions.

# DEPOSIT SCHEDULE

- \$10,000 at reservation.
- 20% at contract execution.
- 10% at groundbreaking.
- 10% at 4th floor of construction.
- 10% at top off.
- 50% at closing.

