



akoya

BOCA WEST COUNTRY CLUB

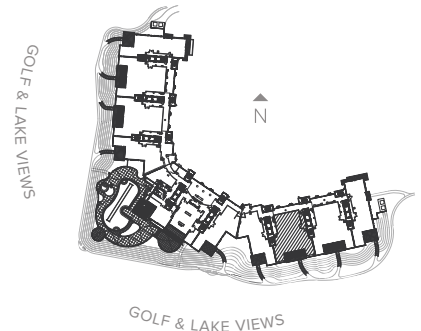
## Topaz Villa II — unit G

2 BEDROOMS / DEN / OFFICE  
4.5 BATHS

**INTERIOR**  
3,727 SQ FT

**TERRACES**  
504 SQ FT

**TOTAL**  
4,231 SQ FT



ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. ALL DIMENSIONS ARE APPROXIMATE. PLANS, MATERIALS AND SPECIFICATIONS ARE SUBJECT TO ARCHITECTURAL, STRUCTURAL AND OTHER REVISIONS AS THEY ARE DEEMED ADVISABLE BY THE DEVELOPER, BUILDER OR ARCHITECT, OR AS MAY BE REQUIRED BY LAW. BOCA WEST COUNTRY CLUB, INC. IS A PRIVATE CLUB. ALL PARTIES WHO INTEND TO PURCHASE REAL PROPERTY LOCATED WITHIN BOCA WEST MUST APPLY TO AND BE APPROVED BY THE CLUB TO OBTAIN A CLUB MEMBERSHIP. ALL PARTIES APPROVED AS AND WHO BECOME CLUB MEMBERS SHALL BE SUBJECT TO AND MUST COMPLY WITH THE CLUB'S ARTICLES OF INCORPORATION, BYLAWS AND RULES AND REGULATIONS. THE COMPLETE OFFERING TERMS ARE IN A CPS-12 APPLICATION AND FLORIDA PROSPECTUS, WHICH ARE BOTH AVAILABLE FROM DEVELOPER. A CPS-12 APPLICATION HAS BEEN ACCEPTED BY THE NEW YORK STATE DEPARTMENT OF LAW AS FILE NO. CP17-0048.