

# MAGNOLIA

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3 BEDROOM

FLOORPLANS

NIKKI  BEACH  
RESIDENCES  
*Antigua*



- VILLA ENCLAVE:
- |            |              |
|------------|--------------|
| 1. APRA    | 5. ALLAMANDA |
| 2. CASSIA  | 6. MAHOGANY  |
| 3. MARANTA | 7. ZAMIA     |
| 4. ORCHID  |              |

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# MAGNOLIA

3 BEDROOM  
2 BATHROOM

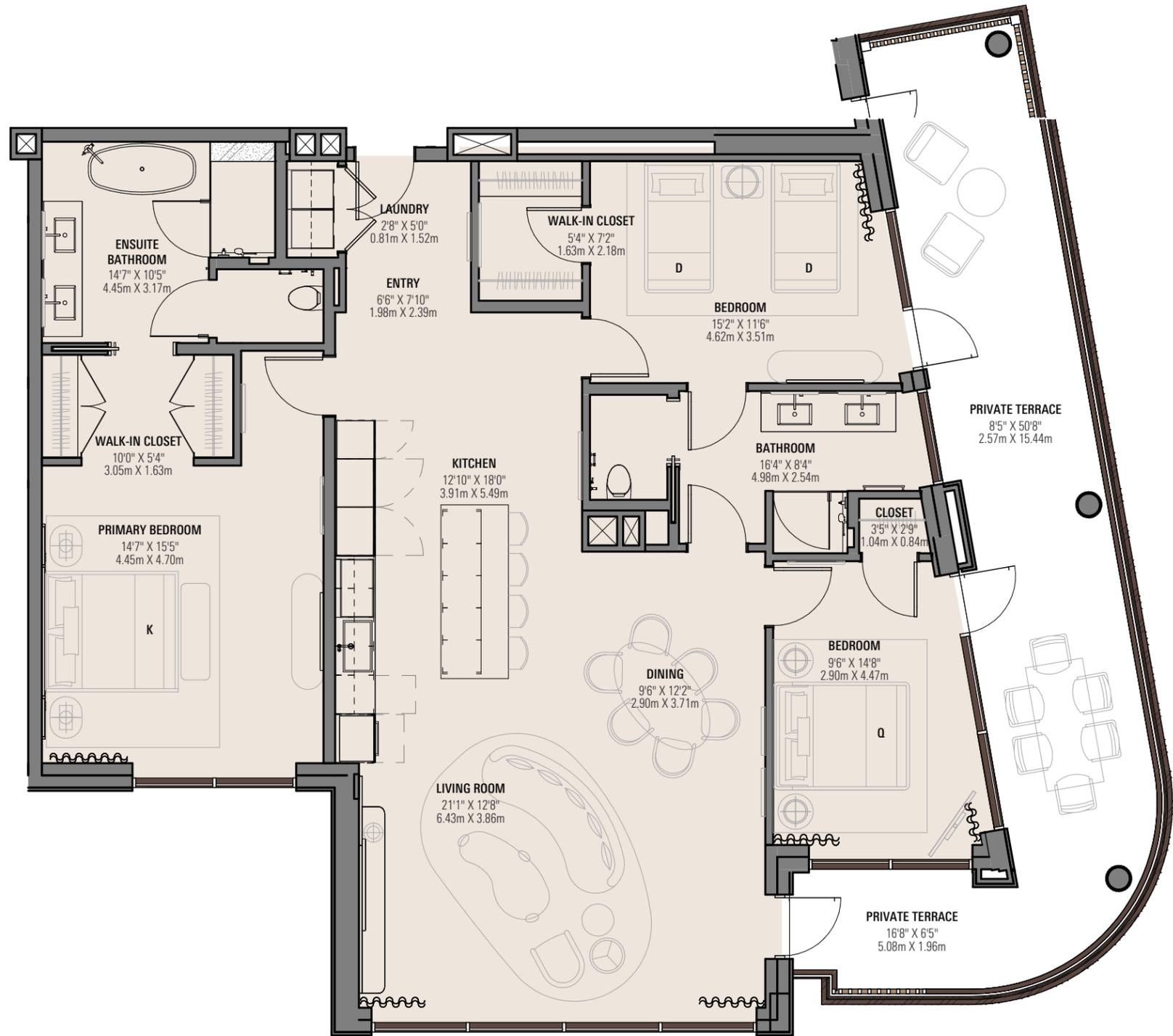
TYPE: PLAN B

One of the best residences in our collection offering a wrap-around balcony and open concept layout.

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MARINA SUNRISE VIEW





## 3 BEDROOM 2 BATHROOM

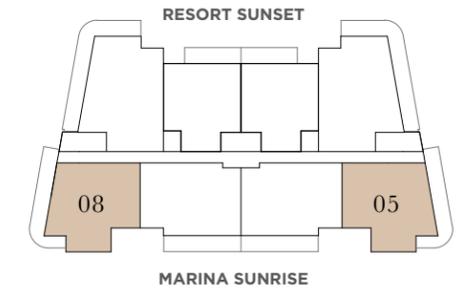
### TYPE: PLAN B

MARINA SUNRISE VIEW

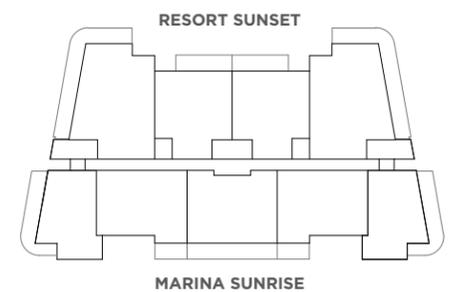
	SQ.FT.	SQ.M
INTERIOR	1,912	177.6
EXTERIOR	506	47
<b>TOTAL</b>	<b>2,418</b>	<b>224.6</b>

## MAGNOLIA

FLOORS 2, 3, & 4



GROUND FLOOR



**BUILDING**  
MAGNOLIA (R2)

**PLAN**  
B

**3 AVAILABLE PLANS OF THIS TYPE**  
B, D, E

**TOTAL NUMBER OF "3 BEDROOM - PLAN B" UNITS**  
12

**RESIDENCE NUMBERS FOR 3 BEDROOM PLAN B (6 UNITS)**  
205/208/305/308/405/408





- VILLA ENCLAVE:
- |            |              |
|------------|--------------|
| 1. APRA    | 5. ALLAMANDA |
| 2. CASSIA  | 6. MAHOGANY  |
| 3. MARANTA | 7. ZAMIA     |
| 4. ORCHID  |              |

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# MAGNOLIA

3 BEDROOM  
2 BATHROOM

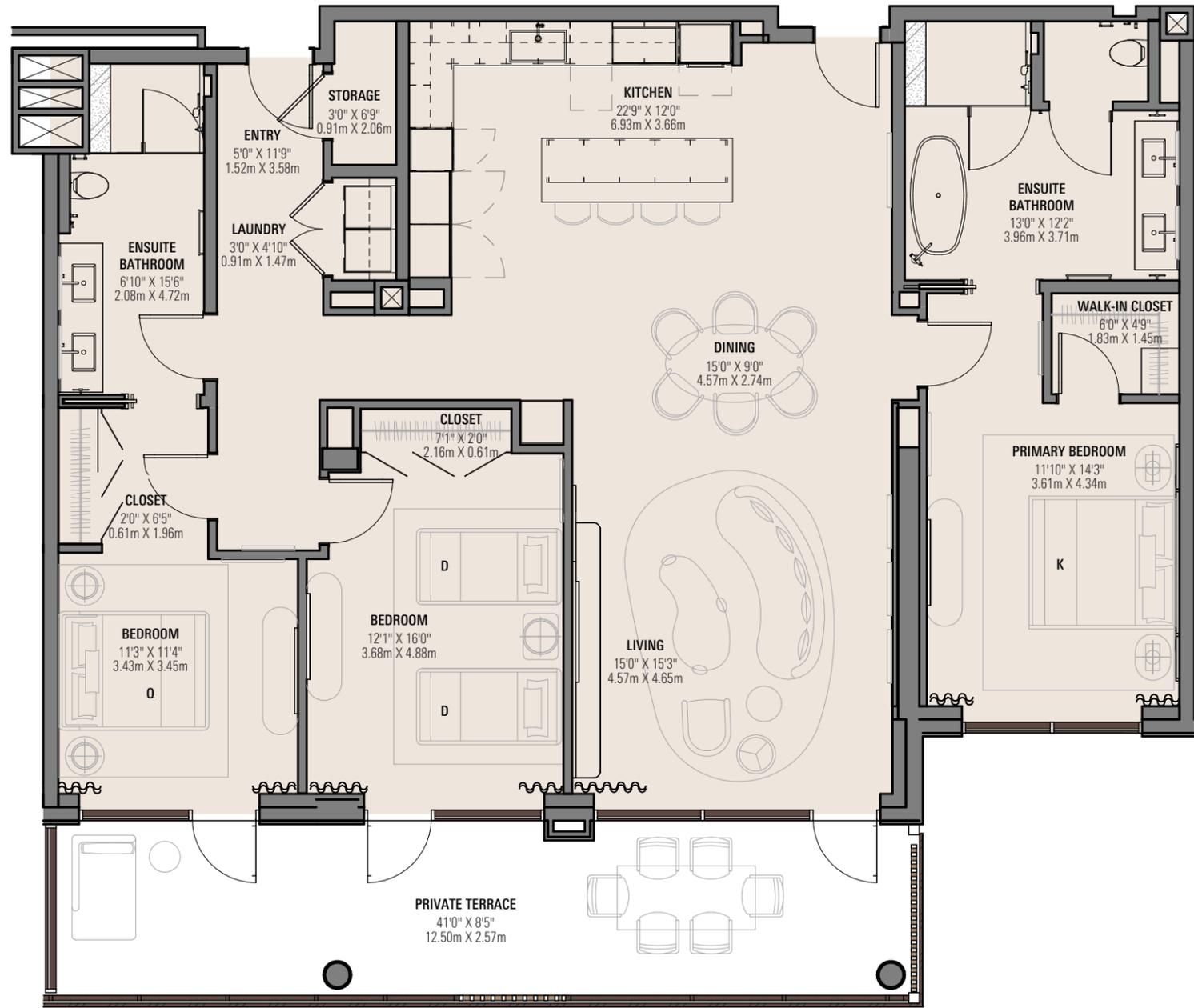
TYPE: PLAN D

A perfect balance between space, views  
and resort-style luxury living.

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MARINA SUNRISE VIEW





**3 BEDROOM  
2 BATHROOM**

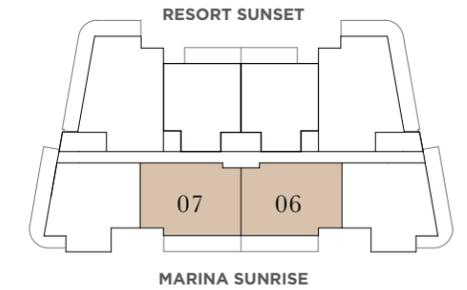
**TYPE: PLAN D**

MARINA SUNRISE VIEW

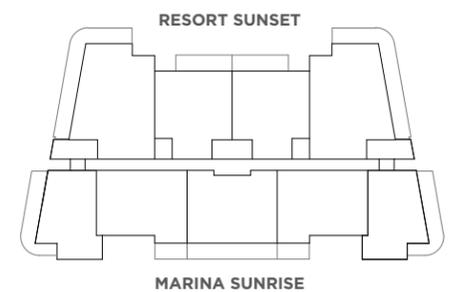
	SQ.FT.	SQ.M
INTERIOR	1,937	179.9
EXTERIOR	351	32.6
<b>TOTAL</b>	<b>2,288</b>	<b>212.5</b>

**MAGNOLIA**

FLOORS 2, 3, & 4



GROUND FLOOR



**BUILDING**  
MAGNOLIA (R2)

**PLAN**  
D

**3 AVAILABLE PLANS OF THIS TYPE**  
B, D, E

**TOTAL NUMBER OF  
"3 BEDROOM  
- PLAN D"  
UNITS** 12

**RESIDENCE NUMBERS FOR 3 BEDROOM PLAN D (6 UNITS)**  
206/207/306/307/406/407



- VILLA ENCLAVE:
- |            |              |
|------------|--------------|
| 1. APRA    | 5. ALLAMANDA |
| 2. CASSIA  | 6. MAHOGANY  |
| 3. MARANTA | 7. ZAMIA     |
| 4. ORCHID  |              |

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# MAGNOLIA

3 BEDROOM  
3 BATHROOM

TYPE: PLAN A

One of the largest residences in our collection offering ocean, resort and marina views.

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RESORT SUNSET VIEW





**3 BEDROOM  
3 BATHROOM**

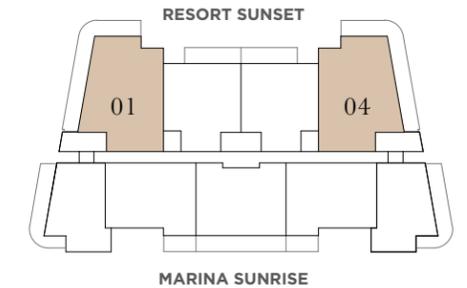
**TYPE: PLAN A**

RESORT SUNSET VIEW

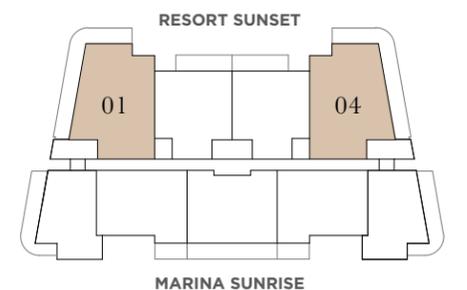
	SQ.FT.	SQ.M
INTERIOR	2,279	211.7
EXTERIOR	700	65
<b>TOTAL</b>	<b>2,979</b>	<b>276.7</b>

**MAGNOLIA**

FLOORS 2, 3, & 4



GROUND FLOOR



**BUILDING**  
MAGNOLIA (R2)

**PLAN**  
A

**1 AVAILABLE PLAN OF THIS TYPE**  
A

**TOTAL NUMBER OF "3 BEDROOM - PLAN A" UNITS**  
8

**RESIDENCE NUMBERS FOR 3 BEDROOM PLAN A (8 UNITS)**  
101/104/201/204/301/304/401/404