

ONE BEDROOM

OPERATING SUPPLIES & EQUIPMENT (OS&E)

FURNITURE, FIXTURES & EQUIPMENT (FF&E)

NIKKI  BEACH
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Antigua

DESIGNED TO MAKE
EVERY ARRIVAL
FEEL EFFORTLESS.

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1 BEDROOM
OPERATING SUPPLIES & EQUIPMENT (OS&E)



BEDROOM

QTY	ITEM
4	Mattress 180x200
4	Mattress Topper 180x200
4	Mattress Pad 180x200
1	Flat Sheet 180x200
1	Top Sheet 180x200
2	Rectangular Back Pillow
2	Rectangular Pillowcase
4	Rectangular Pillow Protector
1	Duvet Insert (to match size)
1	Duvet Cover (to match size)
2	Coffee Table Book
2	Coffee Table Amenities bowl (fruit)
1	Flower Vase
1	Bedside Table Jewelry box
1	TV 55-inch
1	TV Mount
1	TV Remote Holder
1	TV 65-inch
1	TV Mount
1	TV Remote Holder

BEDROOM COUNTER

QTY	ITEM
1	Waste Basket
1	Guest Item Tray
1	QR Code
1	NB Magazine
1	Guest Directory Booklet
1	Notepad
1	Pen
2	Telephone Main Salon aux Rooms

CLOSETS

QTY	ITEM
2	Robe
2	Slippers
2	Flip Flop
2	Slippers Bag
1	Luggage Rack
1	Shoe Horn
1	Cloth Brush
1	Lint Brush
1	Shoe Shine Mitt
1	Shoe Bag
1	Shoe Tray
12	Hanger - Coat
12	Hanger - Clip
12	Hanger - Bar
4	Silk Hanger - Padded
1	Steamer
1	Steamer Bag
1	Steamer Box
1	Laundry Bag
1	Laundry Box
1	Wet Bag
1	Safe
1	Safe Tray
1	Cable Tie
1	Tote Beach Bag
1	Umbrella
1	Laundry List
1	Pen
1	Adapter

TERRACE

QTY	ITEM
1	Ashtray



SINK COUNTER AND WALLS

QTY	ITEM
2	Vanity Tray
1	Ring Holder
2	Tissue Box
2	Body Lotion Pump
1	Toilet Roll Bag
2	Soap Pump
2	Hand Soap Dish
1	Amenities Box
1	Face Towel tray
1	Hairdryer
1	Dyson Stand
1	Shower Cap
1	Nail Care Kit
2	Vanity Kit
1	Sanitary Cap
1	Shaving Kit
2	Toothbrush
1	Mosquito Repellent
2	Bathroom Glasses
1	Weight Scale
2	Bath Mats Shower
2	Bath Mats
4	Bath Towels
2	Hand Towels
2	Face Towels
1	Makeup Mirror
1	Wastebasket
1	Small Flower Vase

BATHROOM TOILET

QTY	ITEM
1	Toilet Wastebin

SHOWER

QTY	ITEM
1	Dispenser Brackets
1	Shampoo
1	Conditioner
1	Body Wash

MINIBAR

QTY	ITEM
1	Electric Tea Kettle
1	Coffee Maker
4	Coffee Capsules
2	Decaf Coffee
2	Tea - Earl Gray
2	Tea - English Breakfast
2	Tea - Countess Grey (Citrus)
3	Raw Sugar
3	Splenda Sugar Substitute
3	Equal Sugar Blue Packet
3	Sweet Substitute Packet
2	International Delight Creamer
2	Stirrer
1	Coffee and Tea Box
1	Ice Bucket and Tongs
1	Tongs
1	Minibar Tray
2	Linen Cocktail Napkin
8	Coaster
1	Minibar Tray

ENTRANCE DOOR

QTY	ITEM
1	DND Sign
1	MUR Sign



KITCHEN

QTY	ITEM
1	Large Fridge
4	Coffee Cup
4	Tea Cup
4	Tea Spoon
1	Wine Opener
4	Wine Glass
4	Champagne Flute
4	High Ball
4	Double Old Fashion Glass
4	Linen Napkins
4	Napkin Rings
4	Placemat
1	Sugar Bowl
1	Cheese Board
1	Oven Mitt & Small Cloth
4	Chopsticks
1	Condiment Tray
4	Dinner Forks
4	Dinner Knives
4	Steak Knives
4	Soup Spoons
1	Serving Spoon
1	Slotted Spoon
1	Sauce Pan
1	Casserole 22 cm with Lid
1	Sauté Pan

QTY	ITEM
1	Pan Non-stick with Lid Size 24 x 7.0cm
1	Multipurpose Kitchen Scissors
1	Stainless Steel Swivel Peeler
1	Cheese Grater
1	Whisk
1	Tongs 23cm / Spatula
1	Tongs
1	Slotted Turner
1	Spoonula
1	Slotted Spoon
1	Pepper Mill
1	Salt Mill
1	Knife Holder (small under counter)
1	Knife Set (small)
1	Double Roll Foil Cutter
1	Cutting Board
1	Bread Basket
1	Strainer
4	Dinner Plates
4	Coupe Plate
4	Side Plates
4	Bowls (Cereal/Soup)
4	Dessert Plates
1	Serving Platter (Medium)
1	Salad Bowl (Large)
4	Soup Bowl

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1 BEDROOM (L)

TYPE: PLAN A

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



AREA RUG

CODE	ITEM NAME	QTY
RES-103A-AR	Area Rug Pad	1
RES-103-AR	Kidney Bean Area Rug - Left	1
RES-108A-AR	Area Rug Pad	1
RES-108-AR	12' x 9' King Bedroom Rug	1

ART

CODE	ITEM NAME	QTY
RES-701-ART	Art Pair	1
RES-704-ART	Square Art Type B	1
RES-705A-ART	Tryptic Art Type C (1 of 3)	1

CASEGOOD

CODE	ITEM NAME	QTY
RES-200-CG	King Nightstand	2
RES-201-CG	King Dresser	1
RES-210-CG	40" Outdoor Dining Table	1
RES-215-CG	Coffee Table - Small	1
RES-216-CG	Side Table at Sofa	1
RES-217-CG	30" Outdoor Dining Table	1
RES-219A-CG	40" Indoor Dining Table	1
RES-220-CG	Side Table at Lounge Chair	1
RES-221-CG	7' Double Vanity	1
RES-223-CG	King Bed Plinth Base	1
RES-226-CG	Outdoor Side Table	1

WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Drapery Fabrication - One Way Draw	1
RES-602-WT	Drapery Fabrication - Split Draw	1



LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-204R	Resi King Bedside Pendant	2
LT-205R	Vanity Electric Mirror	2
LT-212R	Resi Ceiling Fan at Terrace	1
LT-213RA	5' Kitchen Island Pendant Short	1
LT-218R	Headboard Sconce	2

SEATING

CODE	ITEM NAME	QTY
RES-300-SG	Lounge Chair at Living	2
RES-301-SG	Counter Stool	4
RES-303-SG	Freestanding Indoor Dining Chair	4
RES-305-SG	Straight Sofa	1
RES-308-SG	Outdoor Dining Chair	4
RES-310-SG	Outdoor Lounge Chair	1
RES-312-SG	Lounge Chair at Bedroom	1
RES-316-SG	Ottoman at Lounge Chair	1

PORTABLE LIGHTING

CODE	ITEM NAME	QTY
RES-500-LT	Table Lamp	1
RES-501-LT	Floor Lamp	1

MIRROR

CODE	ITEM NAME	QTY
RES-800-MR	Organic Mirror Over Sofa	1
RES-803-MR	Full Length Wood Mirror	1



APPLIANCES

CODE	ITEM NAME
AP-310	Bosch 24" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator/Freezer
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-315	Gaggenau 24" Wine Climate Cabinet
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

NOTES:

- * REFERENCE UNIT PLANS & ELEVATIONS FOR OVEN & MICROWAVE LOCATIONS
- * GC TO CONSULT WITH OWNERSHIP REGARDING APPLIANCE ACCESSORY OPTIONS

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1 BEDROOM (M)

TYPE: PLAN C

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



AREA RUG

CODE	ITEM NAME	QTY
RES-107A-AR	Area Rug Pad	1
RES-107-AR	12' x 9' Living Room Rug	1
RES-109A-AR	Area Rug Pad	1
RES-109-AR	11' x 8' King Bedroom Rug	1

ART

CODE	ITEM NAME	QTY
RES-701-ART	Art Pair	1

CASEGOOD

CODE	ITEM NAME	QTY
RES-200-CG	King Nightstand	2
RES-201-CG	King Dresser	1
RES-214-CG	5' Vanity	2
RES-215-CG	Coffee Table - Small	1
RES-216-CG	Side Table at Sofa	1
RES-217-CG	30" Outdoor Dining Table	1
RES-220-CG	Side Table at Lounge Chair	1
RES-223-CG	King Bed Plinth Base	1
RES-226-CG	Outdoor Side Table	1

WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Draperies Fabrication - One Way Draw	2



LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-204R	Resi King Bedside Pendant	2
LT-205R	Vanity Electric Mirror	2
LT-212R	Resi Ceiling Fan at Terrace	1
LT-213RA	5' Kitchen Island Pendant Short	1
LT-218R	Headboard Sconce	2

SEATING

CODE	ITEM NAME	QTY
RES-300-SG	Lounge Chair at Living	1
RES-301-SG	Counter Stool	2
RES-305-SG	Straight Sofa	1
RES-308-SG	Outdoor Dining Chair	2
RES-311L-SG	Single Outdoor Chaise Left/Right Arm - Seated	1
RES-315-SG	Indoor Dining Chair	4

PORTABLE LIGHTING

CODE	ITEM NAME	QTY
RES-500-LT	Table Lamp	1
RES-501-LT	Floor Lamp	1

MIRROR

CODE	ITEM NAME	QTY
RES-800-MR	Organic Mirror Over Sofa	1
RES-803-MR	Full Length Wood Mirror	1



APPLIANCES

CODE	ITEM NAME
AP-310	Bosch 24" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator/Freezer
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-315	Gaggenau 24" U.C. Wine Cooler
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

NOTES:

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1 BEDROOM (M)

TYPE: PLAN D

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



AREA RUG

CODE	ITEM NAME	QTY
RES-107A-AR	Area Rug Pad	1
RES-107-AR	12' x 9' Living Room Rug	1
RES-109A-AR	Area Rug Pad	1
RES-109-AR	11' x 8' King Bedroom Rug	1

ART

CODE	ITEM NAME	QTY
RES-700-ART	Small Sculptural Art	1
RES-704-ART	Square Art Type B	1

CASEGOOD

CODE	ITEM NAME	QTY
RES-200-CG	King Nightstand	2
RES-201A-CG	King Dresser	1
RES-214-CG	5' Vanity	2
RES-215-CG	Coffee Table - Small	1
RES-216-CG	Side Table at Sofa	1
RES-217-CG	30" Outdoor Dining Table	1
RES-220-CG	Side Table at Lounge Chair	1
RES-223-CG	King Bed Plinth Base	1

WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Drapery Fabrication - One Way Draw	2



LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-204R	Resi King Bedside Pendant	2
LT-205R	Vanity Electric Mirror	2
LT-212R	Resi Ceiling Fan at Terrace	1
LT-213RA	5' Kitchen Island Pendant Short	1
LT-218R	Headboard Sconce	2

SEATING

CODE	ITEM NAME	QTY
RES-300-SG	Lounge Chair at Living	1
RES-301-SG	Counter Stool	2
RES-305-SG	Straight Sofa	1
RES-308-SG	Outdoor Dining Chair	2
RES-315-SG	Indoor Dining Chair	4

PORTABLE LIGHTING

CODE	ITEM NAME	QTY
RES-500-LT	Table Lamp	1
RES-501-LT	Floor Lamp	1

MIRROR

CODE	ITEM NAME	QTY
RES-800-MR	Organic Mirror Over Sofa	1
RES-801-MR	Full Length Metal Framed Mirror	1



APPLIANCES

CODE	ITEM NAME
AP-310	Bosch 24" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator/Freezer
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-315	Gaggenau 24" U.C. Wine Cooler
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

NOTES:

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1 BEDROOM (M)

TYPE: PLAN E

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



AREA RUG

CODE	ITEM NAME	QTY
RES-102A-AR	Area Rug Pad	1
RES-102-AR	11' x 8' Queen Bedroom Rug	1
RES-105A-AR	Area Rug Pad	1
RES-105-AR	8' Round Area Rug	1

ART

CODE	ITEM NAME	QTY
RES-700-ART	Small Sculptural Art	1
RES-704-ART	Square Art Type B	1

CASEGOOD

CODE	ITEM NAME	QTY
RES-200-CG	King Nightstand	2
RES-201A-CG	King Dresser	1
RES-214-CG	5' Vanity	1
RES-215-CG	Coffee Table - Small	1
RES-219-CG	36" Indoor Dining Table	1
RES-223-CG	King Bed Plinth Base	1

WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Drapery Fabrication - One Way Draw	3

LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-204R	Resi King Bedside Pendant	2
LT-205R	Vanity Electric Mirror	1
LT-218R	Headboard Sconce	2

ACCESSORY

CODE	ITEM NAME	QTY
RES-901-AC	TV POLE	1



SEATING

CODE	ITEM NAME	QTY
RES-301-SG	Counter Stool	3
RES-304L-SG	"L" Sectional - Left	1
RES-315-SG	Indoor Dining Chair	4

PORTABLE LIGHTING

CODE	ITEM NAME	QTY
RES-501-LT	Floor Lamp	1

MIRROR

CODE	ITEM NAME	QTY
RES-800-MR	Organic Mirror Over Sofa	1
RES-803-MR	Full Length Wood Mirror	1

APPLIANCES

CODE	ITEM NAME
AP-310	Bosch 24" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator/Freezer
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-315	Gaggenau 24" U.C. Wine Cooler
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

NOTES:

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1 BEDROOM (M)

TYPE: PLAN F

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



AREA RUG

CODE	ITEM NAME	QTY
RES-106A-AR	Area Rug Pad	1
RES-106-AR	12' x 8' Living Room Rug	1
RES-109A-AR	Area Rug Pad	1
RES-109-AR	11' x 8' King Bedroom Rug	1

ART

CODE	ITEM NAME	QTY
RES-701-ART	Art Pair	1

CASEGOOD

CODE	ITEM NAME	QTY
RES-200-CG	King Nightstand	2
RES-201A-CG	King Dresser	1
RES-214-CG	5' Vanity	1
RES-215-CG	Coffee Table - Small	1
RES-216-CG	Side Table at Sofa	1
RES-217-CG	30" Outdoor Dining Table	1
RES-220-CG	Side Table at Lounge Chair	1
RES-223-CG	King Bed Plinth Base	1
RES-226-CG	Outdoor Side Table	1

WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Drapery Fabrication - One Way Draw	2

LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-204R	Resi King Bedside Pendant	2
LT-205R	Vanity Electric Mirror	2
LT-212R	Resi Ceiling Fan at Terrace	1
LT-213RA	5' Kitchen Island Pendant Short	1
LT-218R	Headboard Sconce	2



SEATING

CODE	ITEM NAME	QTY
RES-300-SG	Lounge Chair at Living	1
RES-301-SG	Counter Stool	2
RES-305-SG	Straight Sofa	1
RES-308-SG	Outdoor Dining Chair	2
RES-311R-SG	Single Outdoor Chaise - Right Arm Seated	1
RES-315-SG	Indoor Dining Chair	4

PORTABLE LIGHTING

CODE	ITEM NAME	QTY
RES-500-LT	Table Lamp	1
RES-501-LT	Floor Lamp	1

MIRROR

CODE	ITEM NAME	QTY
RES-800-MR	Organic Mirror Over Sofa	1

APPLIANCES

CODE	ITEM NAME
AP-310	Bosch 24" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator/Freezer
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-315	Gaggenau 24" U.C. Wine Cooler
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

NOTES:

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1 BEDROOM (M)

TYPE: PLAN G

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



AREA RUG

CODE	ITEM NAME	QTY
RES-106A-AR	Area Rug Pad	1
RES-106-AR	12' x 8' Living Room Rug	1
RES-109A-AR	Area Rug Pad	1
RES-109-AR	11' x 8' King Bedroom Rug	1

ART

CODE	ITEM NAME	QTY
RES-701-ART	Art Pair	1

CASEGOOD

CODE	ITEM NAME	QTY
RES-200-CG	King Nightstand	2
RES-201A-CG	King Dresser	1
RES-214-CG	5' Vanity	2
RES-215-CG	Coffee Table - Small	1
RES-216-CG	Side Table at Sofa	1
RES-217-CG	30" Outdoor Dining Table	1
RES-220-CG	Side Table at Lounge Chair	1
RES-223-CG	King Bed Plinth Base	1
RES-226-CG	Outdoor Side Table	1

WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Drapery Fabrication - One Way Draw	2



LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-204R	Resi King Bedside Pendant	2
LT-205R	Vanity Electric Mirror	2
LT-212R	Resi Ceiling Fan at Terrace	1
LT-213RA	5' Kitchen Island Pendant Short	1
LT-218R	Headboard Sconce	2

SEATING

CODE	ITEM NAME	QTY
RES-300-SG	Lounge Chair at Living	1
RES-301-SG	Counter Stool	2
RES-305-SG	Straight Sofa	1
RES-308-SG	Outdoor Dining Chair	2
RES-311R-SG	Single Outdoor Chaise - Right Arm Seated	1
RES-315-SG	Indoor Dining Chair	4

PORTABLE LIGHTING

CODE	ITEM NAME	QTY
RES-500-LT	Table Lamp	1
RES-501-LT	Floor Lamp	1

MIRROR

CODE	ITEM NAME	QTY
RES-800-MR	Organic Mirror Over Sofa	1
RES-803-MR	Full Length Wood Mirror	1



APPLIANCES

CODE	ITEM NAME
AP-310	Bosch 24" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator/Freezer
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-315	Gaggenau 24" U.C. Wine Cooler
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

NOTES:

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1 BEDROOM (S)

TYPE: PLAN B

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



AREA RUG

CODE	ITEM NAME	QTY
RES-102A-AR	Area Rug Pad	1
RES-102-AR	11' x 8' Queen Bedroom Rug	1
RES-105A-AR	Area Rug Pad	1
RES-105-AR	8' Round Area Rug	1

ART

CODE	ITEM NAME	QTY
RES-704-ART	Square Art Type B	1

CASEGOOD

CODE	ITEM NAME	QTY
RES-200-CG	King Nightstand	2
RES-201-CG	King Dresser	1
RES-214-CG	5' Vanity	1
RES-215-CG	Coffee Table - Small	1
RES-219-CG	36" Indoor Dining Table	1
RES-223-CG	King Bed Plinth Base	1

WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Drapery Fabrication - One Way Draw	3

LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-204R	Resi King Bedside Pendant	2
LT-205R	Vanity Electric Mirror	1
LT-218R	Headboard Sconce	2



ACCESSORY

CODE	ITEM NAME	QTY
RES-901-AC	TV Pole	1

SEATING

CODE	ITEM NAME	QTY
RES-301-SG	Counter Stool	3
RES-304L-SG	"L" Sectional - Left	1
RES-315-SG	Indoor Dining Chair	4

MIRROR

CODE	ITEM NAME	QTY
RES-800-MR	Organic Mirror Over Sofa	1
RES-803-MR	Full Length Wood Mirror	1

APPLIANCES

CODE	ITEM NAME
AP-310	Bosch 24" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator/Freezer
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-315	Gaggenau 24" U.C. Wine Cooler
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

NOTES:

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