

# STUDIO

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OPERATING SUPPLIES & EQUIPMENT (OS&E)

FURNITURE, FIXTURES & EQUIPMENT (FF&E)

NIKKI  BEACH  
RESIDENCES  
*Antigua*

DESIGNED TO MAKE  
EVERY ARRIVAL  
FEEL EFFORTLESS.

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## ENTRANCE DOOR

QTY	ITEM
1	DND Sign
1	MUR Sign

## BEDROOM

QTY	ITEM
1	Mattress 180x200
1	Mattress Topper 180x200
1	Mattress Pad 180x200
1	Flat Sheet 180x200
1	Top Sheet 180x200
4	Rectangular Back Pillow
4	Rectangular Pillowcase
4	Rectangular Pillow Protector
1	Duvet Insert (to match size)
1	Duvet Cover (to match size)
1	Coffee Table Book
1	Coffee Table Amenities Bowl (Fruit)
1	Bedside Table Jewelry Box
1	TV 55-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
1	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
6	Hanger - Coat
6	Hanger - Clip
6	Hanger - Bar
2	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



## SINK COUNTER AND WALLS

QTY	ITEM
1	Vanity Tray
1	Ring Holder
1	Tissue Box
1	Toilet Roll Bag
1	Soap Pump
1	Hand Soap Dish
1	Bath Salt Container
1	Amenities Box
1	Face Towel tray
1	Hairdryer Box
1	Hairdryer
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
2	Bath Towels
2	Hand Towels
2	Face Towels
1	Makeup Mirror
1	Wastebasket

## 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
1	Cocktail Set
2	Linen Cocktail Napkin
8	Coaster
1	Minibar Tray



## KITCHEN

QTY	ITEM
1	Large Fridge
2	Coffee Cup
2	Tea Cup
4	Tea Spoon
1	Wine Opener
2	Wine Glass
2	Champagne Flute
2	High Ball
2	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	Knives 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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STUDIO

TYPE: PLAN A (ACCESSIBLE)  
FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



## AREA RUG

CODE	ITEM NAME	QTY
RES-101A-AR	Area Rug Pad	1
RES-101-AR	10' x 8' Queen Bedroom Rug	1

## ART

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

## CASEGOOD

CODE	ITEM NAME	QTY
RES-202-CG	Queen Bed	1
RES-203-CG	Queen Nightstand	2
RES-204-CG	Queen Dresser	1
RES-213A-CG	Accessible 4' Vanity	1
RES-217-CG	30" Outdoor Dining Table	1
RES-226-CG	Outdoor Side Table	1

## WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-601-WT	Motorized Drapery and Sheer Fabrication - One Way Draw	1

## LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-202R	Resi Pendant at Queen Bed	2
LT-205R	Vanity Electric Mirror	1
LT-212R	Resi Ceiling Fan at Terrace	1





## SEATING

CODE	ITEM NAME	QTY
RES-301-SG	Counter Stool	2
RES-308-SG	Outdoor Dining Chair	2
RES-311R-SG	Single Outdoor Chaise - Right Arm Seated	1
RES-312-SG	Lounge Chair at Bedroom	1
RES-316-SG	Ottoman at Lounge Chair	1

## PORTABLE LIGHTING

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

## MIRROR

CODE	ITEM NAME	QTY
RES-803-MR	Full Length Wood Mirror	1

## APPLIANCES

CODE	ITEM NAME
AP-300	Bosch 18" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
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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STUDIO

TYPE: PLAN B

FURNITURE, FIXTURES AND EQUIPMENT (FF&E)



## AREA RUG

CODE	ITEM NAME	QTY
RES-101A-AR	Area Rug Pad	1
RES-101-AR	10' x 8' Queen Bedroom Rug	1

## ART

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

## CASEGOOD

CODE	ITEM NAME	QTY
RES-202-CG	Queen Bed	1
RES-203-CG	Queen Nightstand	2
RES-204A-CG	Queen Dresser	1
RES-213-CG	4' Vanity	1
RES-217-CG	30" Outdoor Dining Table	1
RES-226-CG	Outdoor Side Table	1

## LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-202R	Resi Pendant at Queen Bed	2
LT-205R	Vanity Electric Mirror	1
LT-212R	Resi Ceiling Fan at Terrace	1
LT-213RB	5' Kitchen Island Pendant Long	1

## SEATING

CODE	ITEM NAME	QTY
RES-301-SG	Counter Stool	2
RES-308-SG	Outdoor Dining Chair	2
RES-311L-SG	Single Outdoor Chaise - Left Arm Seated	1

## MIRROR

CODE	ITEM NAME	QTY
RES-803-MR	Full Length Wood Mirror	1



## WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-600-WT	Draperies Fabrication - One Way Draw	1

## APPLIANCES

CODE	ITEM NAME
AP-300	Bosch 18" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

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TYPE: PLAN C (ACCESSIBLE)  
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

## CASEGOOD

CODE	ITEM NAME	QTY
RES-202-CG	Queen Bed	1
RES-203-CG	Queen Nightstand	2
RES-204-CG	Queen Dresser	1
RES-213A-CG	Accessible 4' Vanity	1
RES-226-CG	Outdoor Side Table	2

## LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-202R	Resi Pendant at Queen Bed	2
LT-205R	Vanity Electric Mirror	1
LT-212R	Resi Ceiling Fan at Terrace	1

## SEATING

CODE	ITEM NAME	QTY
RES-300-SG	Lounge Chair at Living	2
RES-301-SG	Counter Stool	2
RES-310-SG	Outdoor Lounge Chair	2
RES-316-SG	Ottoman at Lounge Chair	1

## MIRROR

CODE	ITEM NAME	QTY
RES-803-MR	Full Length Wood Mirror	1



### WINDOW TREATMENT

CODE	ITEM NAME	QTY
RES-603	Motorized Drapery and Sheer Fabrication - Split Draw	1

### PORTABLE LIGHTING

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

### APPLIANCES

CODE	ITEM NAME
AP-300	Bosch 18" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

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STUDIO

TYPE: PLAN C

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

## ART

CODE	ITEM NAME	QTY
RES-700-ART	Small Sculptural Art	1

## CASEGOOD

CODE	ITEM NAME	QTY
RES-202-CG	Queen Bed	1
RES-203-CG	Queen Nightstand	2
RES-204-CG	Queen Dresser	1
RES-213A-CG	5' Vanity	1
RES-226-CG	Outdoor Side Table	2

## WINDOW TREATMENT

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

## LIGHTING (HARDWIRE)

CODE	ITEM NAME	QTY
LT-202R	Resi Pendant at Queen Bed	2
LT-205R	Vanity Electric Mirror	1
LT-212R	Resi Ceiling Fan at Terrace	1



## SEATING

CODE	ITEM NAME	QTY
RES-300-SG	Lounge Chair at Living	2
RES-301-SG	Counter Stool	2
RES-310-SG	Outdoor Lounge Chair	2
RES-316-SG	Ottoman at Lounge Chair	1

## PORTABLE LIGHTING

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

## MIRROR

CODE	ITEM NAME	QTY
RES-803-MR	Full Length Wood Mirror	1

## APPLIANCES

CODE	ITEM NAME
AP-300	Bosch 18" Dishwasher
AP-311	Bosch 24" Built-In Refrigerator
AP-312	Bosch 24" Induction Cooktop
AP-313	Bosch 24" Custom Insert Vent Hood
AP-314	Bosch 24" Speed Oven
AP-350	Bosch 24" Compact Washer
	Bosch 24" Compact Heat Pump Dryer

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