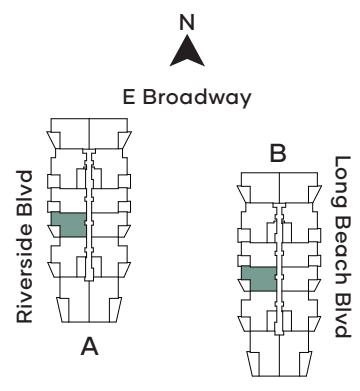
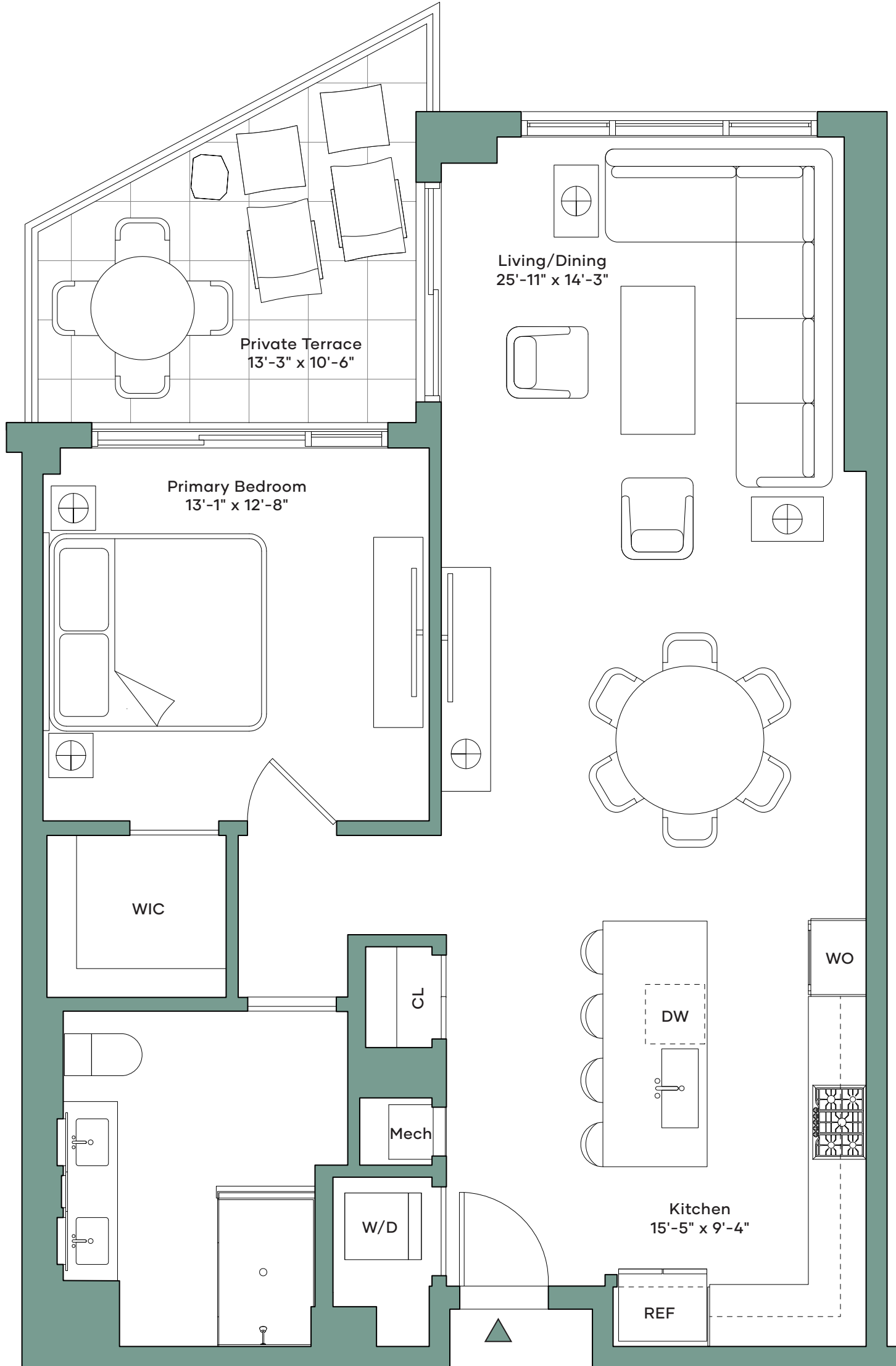


Tower A Residences 405-1005
 Tower B Residences 405. 605-1005

1 Bedroom
 1 Bathroom
 952 SF
 Terrace 135 SF
 West Exposure

the
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The complete offering terms are in an offering plan available from Sponsor. Sponsor: Isla Blu at Long Beach LLC, 300 Jericho Turnpike #100, Jericho, NY 11753. File no. CD22-0254 and CD23-0138. The artist representations and interior decorations, finishes, appliances and furnishings are provided for illustrative purposes only. All residential units are sold unfurnished. Sponsor makes no representations or warranties except as may be set forth in the offering plan. Sponsor reserves the right to substitute materials, appliances, equipment, fixtures and other construction and design details specified herein with similar materials, appliances, equipment and/or fixtures of substantially equal or better quality. All dimensions are approximate and subject to normal construction variances and tolerances. Square footage exceeds the usable floor area. Sponsor reserves the right to make changes in accordance with the terms of the offering plan. Plans and dimensions may contain minor variations from floor to floor. All dimensions and ceiling heights are approximate. Equal housing opportunity.