

THE LINKS ESTATES

at



THE TEAM

Developer: Fisher Island Holdings

Following the \$1 billion sellout of Fisher Island's first true full-service condominium development, Palazzo Del Sol and Palazzo Della Luna, developer Fisher Island Holdings is pleased to again raise the standard for luxury living with a rarefied collection of modern, private estate homes designed to represent the very best in Fisher Island living. Led by industry veteran, Heinrich von Hanau, Fisher Island Holdings is highly lauded as an award-winning developer of some of the world's finest residences.

General Contractor & Interior Buildouts: ASR Construction & ASR Interiors

As the trusted general contractor and builder on Fisher Island since 1996, ASR Construction - led by Cedrik Denain and Joe Dieppa - leverages unparalleled global resources and the latest technologies to construct the highest quality homes possible. Inside of the home, ASR Interiors creates custom ambiances that express the grandeur and individual character of Fisher Island and its bespoke residents. ASR's commitment to superb quality construction serves as the basis for their continued success delivering incomparable residences to the island time after time.

Italian Interior Architecture & Design: Indelux

European interior design and furniture studio, Indelux, is committed to creating transformative spaces that seek harmony and balance through extraordinary design. Thanks to their experience at Palazzo Del Sol and Palazzo Della Luna, Indelux knows exactly how to deliver exceptional residences with an emphasis on beauty and tranquility.

Architect: Portuonodo Perotti Architects

A vibrant Florida-based architectural studio dedicated to the production of serious, lasting architecture. The firm's primary focus is to produce designs which are intimately sensitive to the needs of the surrounding community.

Landscape Designer: Enzo Enea, Enea Garden Design

One of the world's leading landscape architecture firms, Enea Garden Design, strives to create enduring and contextual outdoor spaces. Continuing in the style of the flowering and verdant landscape architecture design of Palazzo Del Sol and Palazzo Della Luna, Enea will again deliver exceptionally designed outdoor spaces for The Links Estates at Fisher Island.

Sales & Marketing: Dora Puig, Fisher Island Real Estate

Recognized by the Wall Street Journal as the Number One realtor in Miami for the past five years, Dora Puig has been responsible for nearly \$4.5 billion in residential home and condo sales during her 30-year career in luxury residential real estate. Serving as the Director of Sales and Marketing for Palazzo Del Sol and Palazzo Della Luna, Puig and her team of multi-lingual sales professionals have achieved consecutive record-breaking sales and have assisted many families in acquiring their dream home on Fisher Island.



SOLD

LOT 1
26,077
SF

SOLD

LOT 2
18,321
SF

SOLD

LOT 3
15,966
SF

SOLD

LOT 4
15,694
SF

ISLAND
(PRIVATE ROAD)

LOT 8
18,325
SF

LOT 9
13,224
SF

LOT 10
13,909
SF

LOT 11
14,786
SF

LOT 12
15,828
SF

LOT 6
18,700
SF

LOT 5
16,177
SF

LOT 7
23,305
SF

TRACT A
PART OF LOT
7

PARCEL
NOT PART OF
SCOPE

ISLAND
(PRIVATE ROAD)

20'-0" ONE WAY DRIVE

NEW GOLF CART
PATH

ENTRY
ONLY

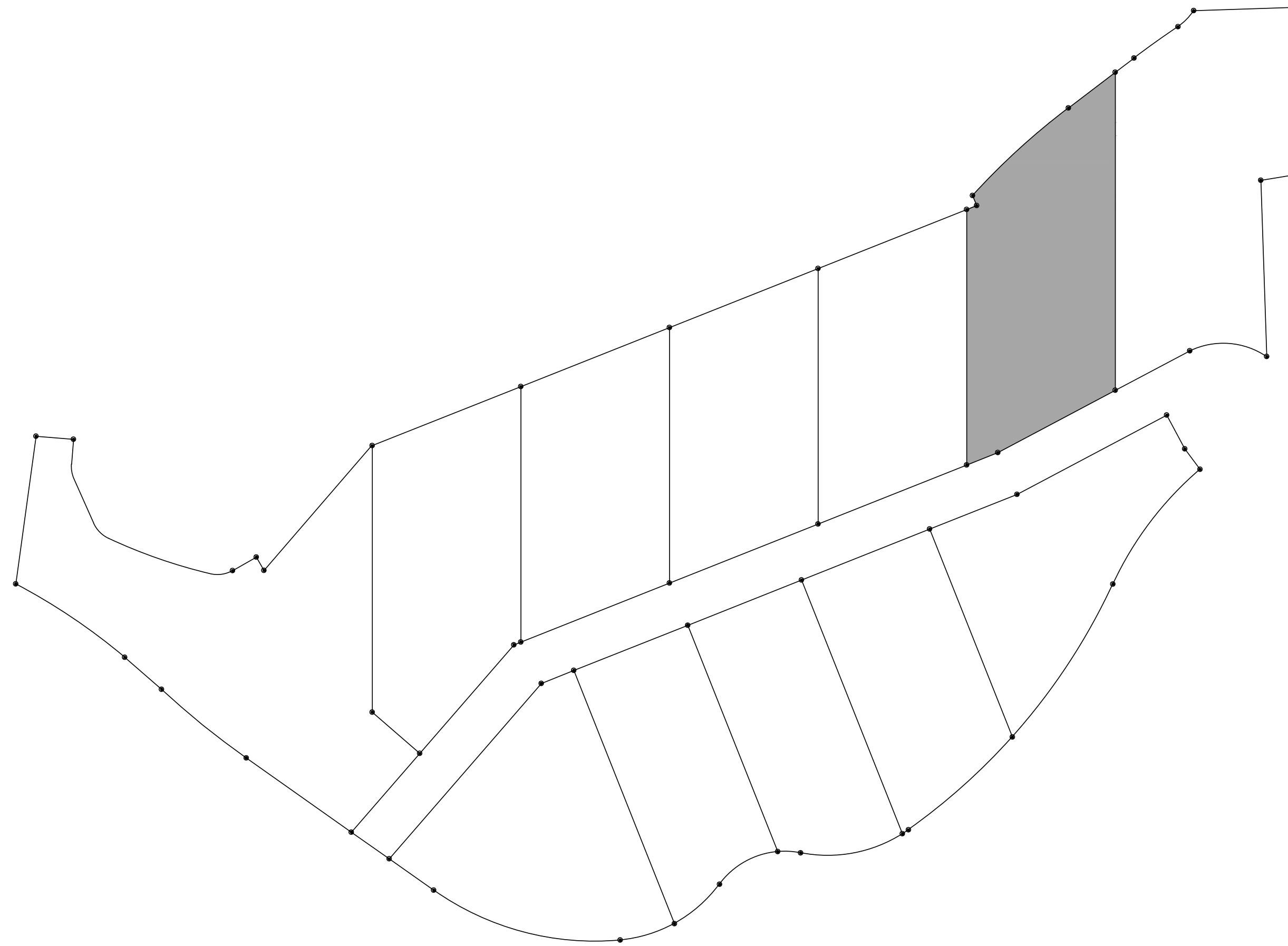
LAKE

GOLF COURSE

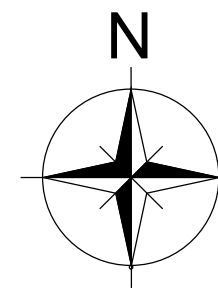
Fisher Island C

LINK ESTATES - LOT 6

FISHER ISLAND - FLORIDA



LOCATION MAP



2021-10A

100% CONSTRUCTION DOCUMENT

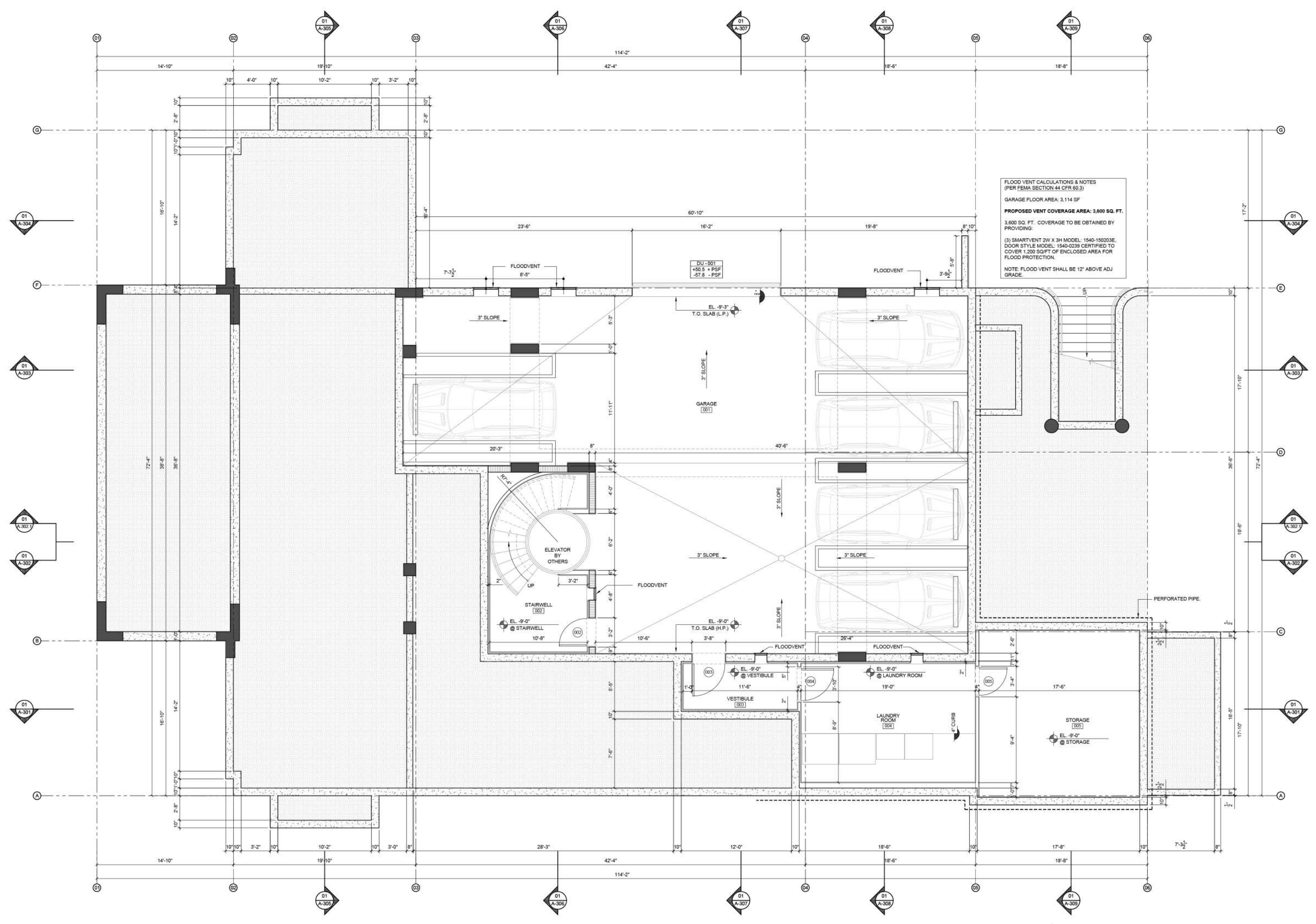
MAY 25TH, 2022



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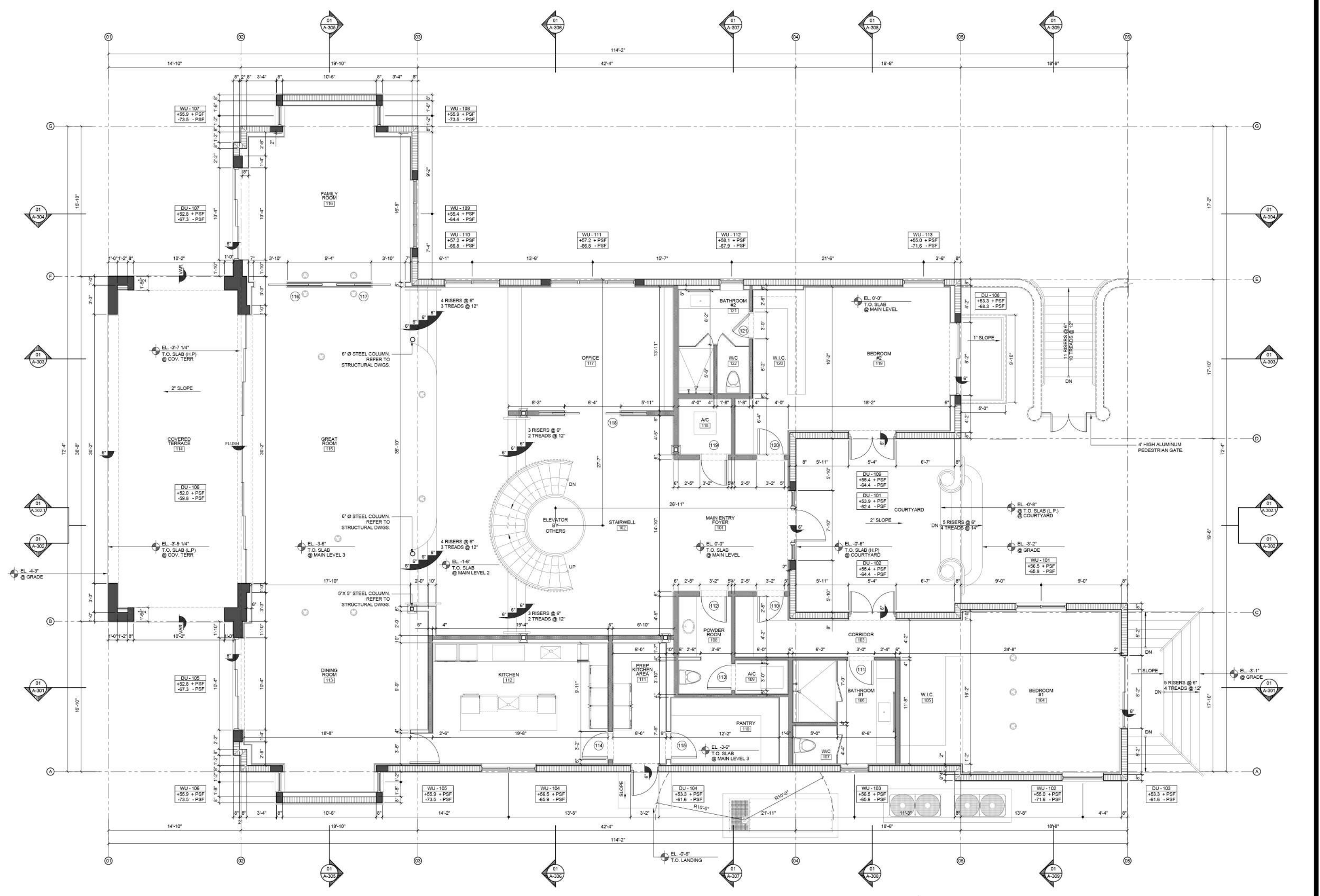


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PROJECT NUMBER: 2021-10A	REVISIONS:
DATE: 04.13.2021	04.13.2021
DRAWN BY: J.L.G.O. & J.V.	J.L.G.O. & J.V.
CHECKED BY: J.L.G.P.	J.L.G.P.
ARCHITECTS: PORTUONDO PEROTTI ARCHITECTS, INC. Architectural, Planning, Interior Design	
5717 S.W. 86th Street, Miami, Florida, 33144, USA Tel: (305) 250-9331 Fax: (305) 250-9318 http://www.portuondo-perotti.com	
LINK STATES LOT 6 RESIDENCE	
OWNER	
TITLE: GARAGE LEVEL FLOOR PLAN	
SCALE: 1/4"=1'-0"	
SHEET: A-101	
OF	
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GARAGE LEVEL PLAN



MAIN LEVEL PLAN

01 MAIN LEVEL FLOOR PLAN
SCALE: 1/4" = 1'-0"

ARCHITECTS
POR TUONDO PEROTTI ARCHITECTS, INC.
Architecture, Planning, Interior Design
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http://www.por-tundo-perotti.com

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DATE: 04.13.2021
DRAWN BY: J.L.G.O. & J.V.
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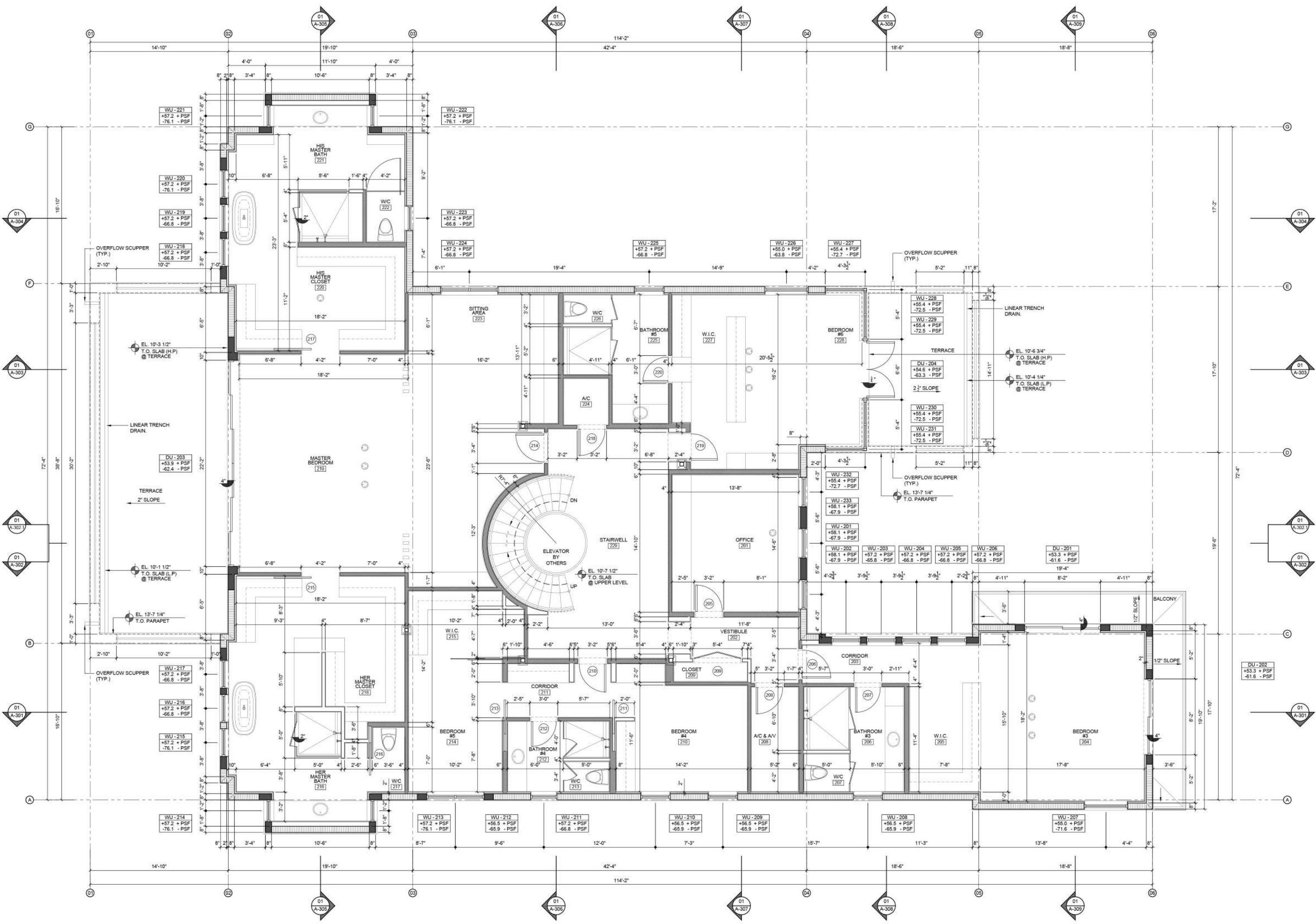
REVISIONS:

OWNER

TITLE: MAIN LEVEL FLOOR PLAN
SCALE: 1/4" = 1'-0"

SHEET: A-102
OF

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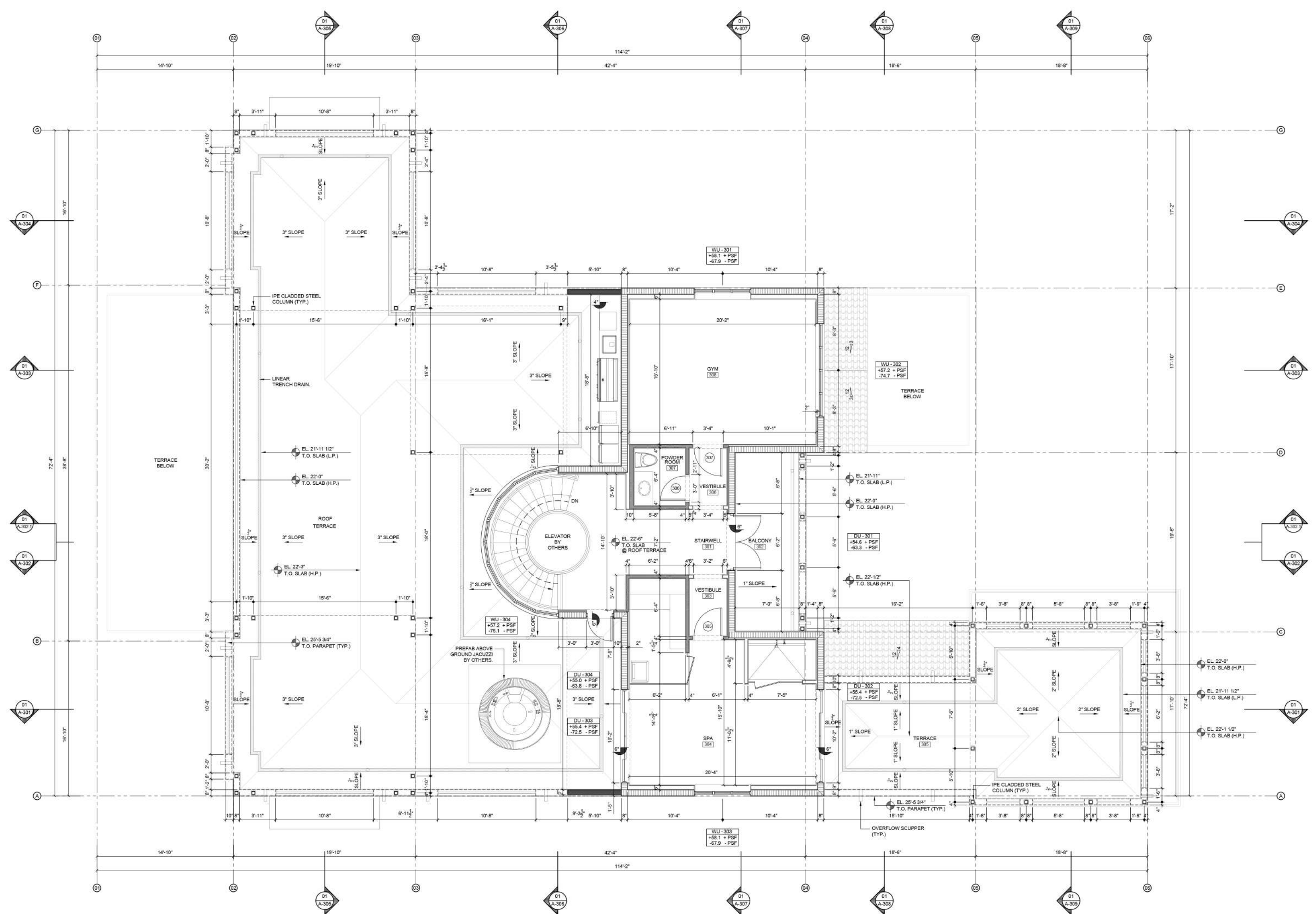
UPPER LEVEL PLAN



01 SCALE: 1/4" = 1'-0"
UPPER LEVEL FLOOR PLAN

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5717 S.W. 8th Street, Miami, Florida, 33144, USA Tel: (305) 250-9331 Fax: (305) 250-9318 http://www.portuondo-perotti.com	
OWNER: LINKSTATES LOT 6 RESIDENCE	
TITLE: UPPER LEVEL FLOOR PLAN	
SCALE: 1/4" = 1'-0"	
SHEET: A-103	
OF: 01	
COPYRIGHT: 2009	

MAIN LEVEL TOP OF SLAB
EL. 0'-0" = 18.15' N.G.V.D.



ROOF TERRACE PLAN



01
SCALE: 1/4" = 1'-0"

01
A-104
OF

TITLE
ROOF TERRACE FLOOR PLAN
SCALE
1/4" = 1'-0"

OWNER

LINKSTATES
LOT 6 RESIDENCE

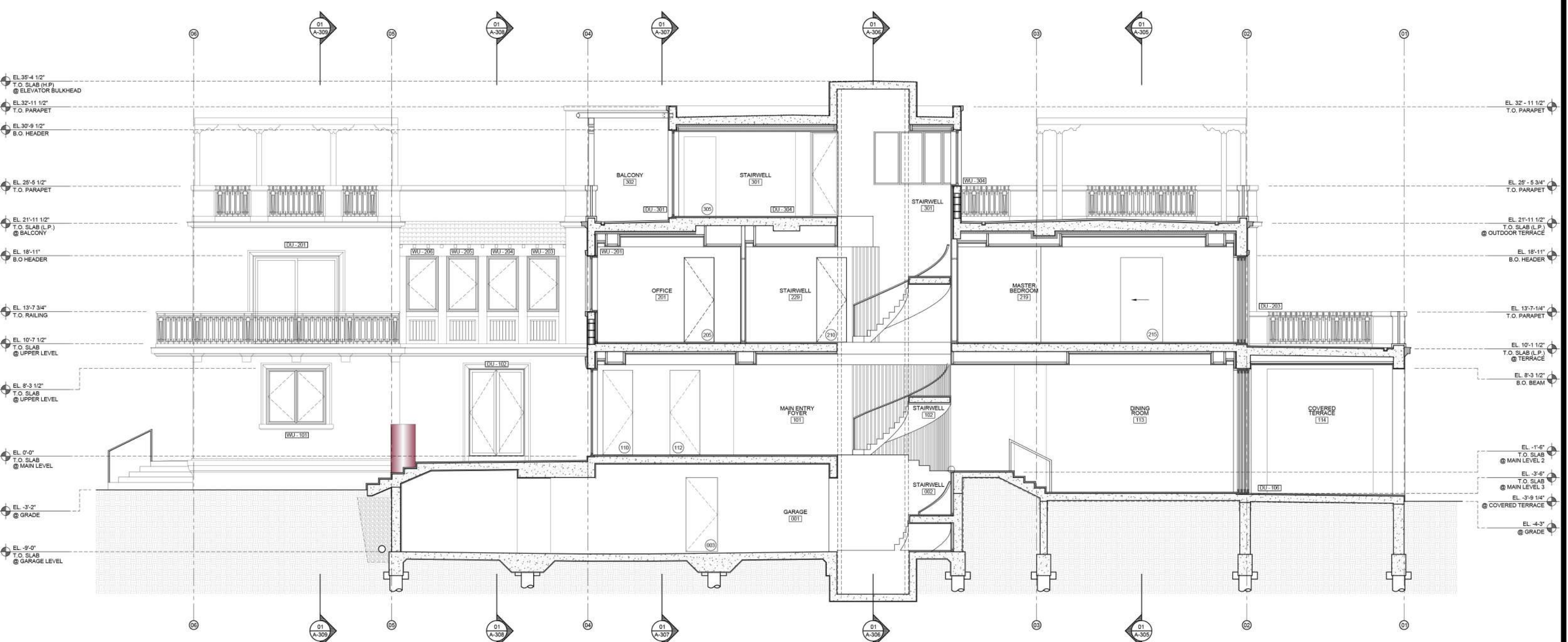
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REVISIONS

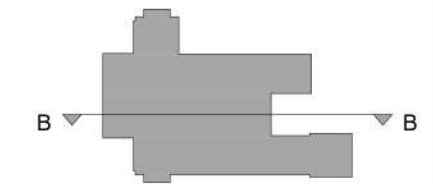
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MAIN LEVEL TOP OF SLAB
EL. 0'-0" = 18.15' N.G.V.D.



01 SECTION BB
Scale: 1/4" = 1'-0"

SECTION PLAN



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**LINK ESTATES
LOT 6 RESIDENCE**

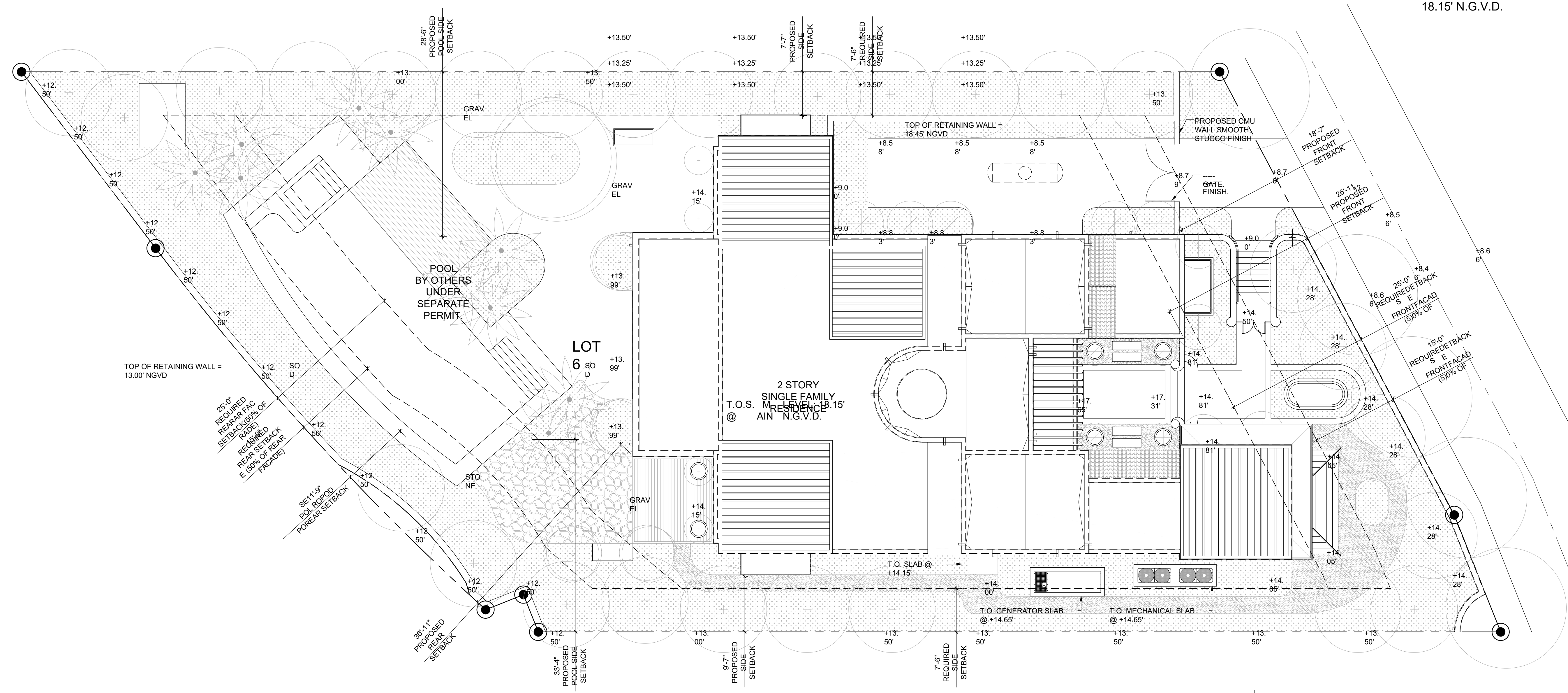
OWNER

TITLE: SECTION BB
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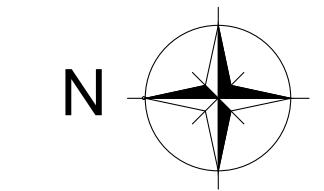
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MAIN LEVEL TOP OF SLAB EL. 0'-0" = 18.15' N.G.V.D.



SITE PLAN

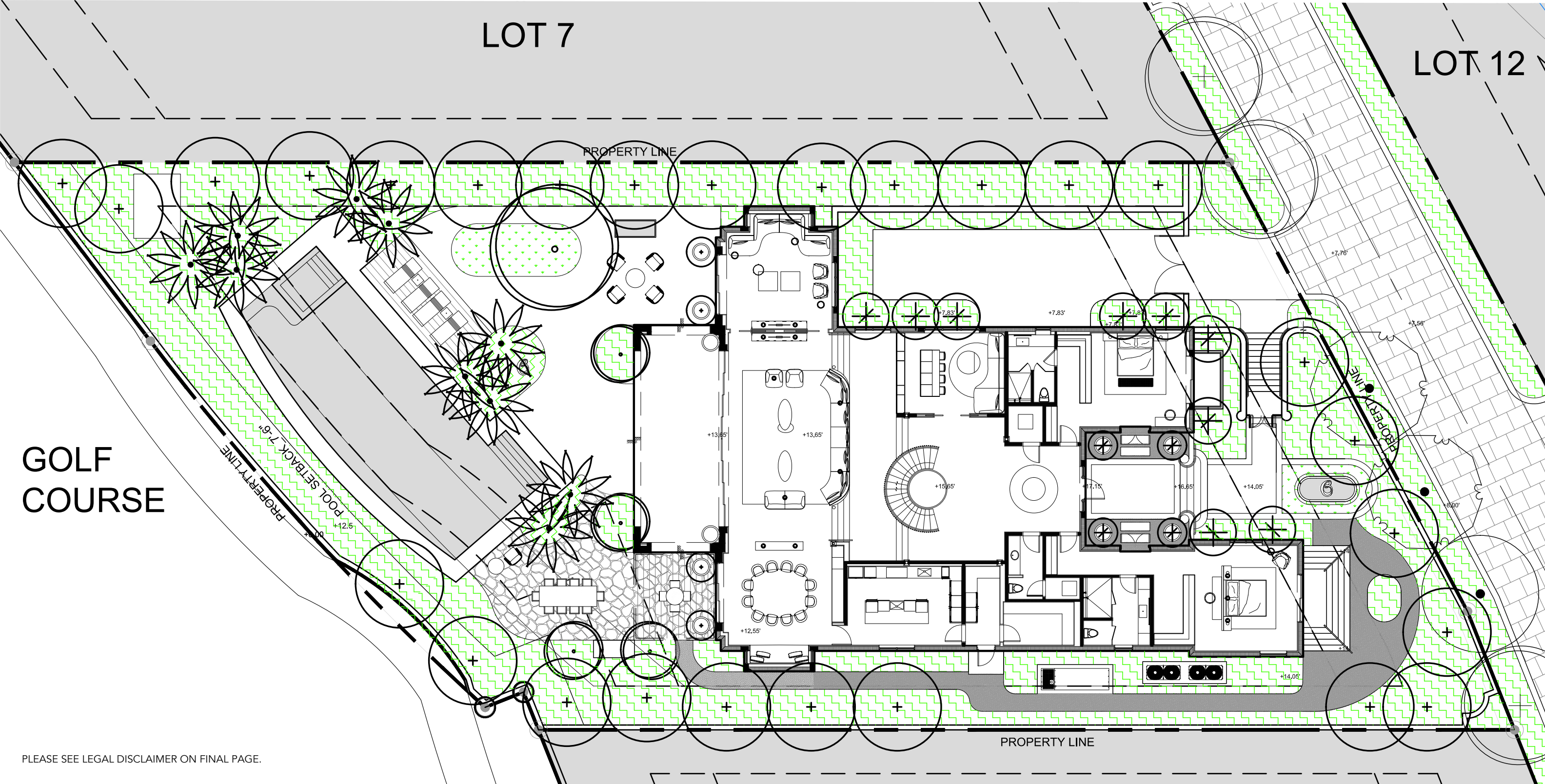


SCALE: 1/8" = 1'-0"

LOT 7

LOT 12

GOLF COURSE







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DEVELOPER: Fisher Island Holdings, LLC
ARCHITECT: Portuonodo Perotti Architects
GENERAL CONTRACTOR: ASR Construction
LANDSCAPE ARCHITECT: Enzo Enea/Enea Garden Design
INTERIOR ARCHITECTURE & DESIGN: Indelux
INTERIOR BUILDOUTS: ASR Interiors
SALES & MARKETING: Dora Puig/ Fisher Island Real Estate
MAXIMUM TOTAL ESTATES: 12
LOT SIZE RANGE: 13,224 - 26,077 Sq. Ft.
PRICING: Upon Request
COMPLETION: 18 - 22 Months from Contract
(Designer Estate No. 6 - March 2025)

ESTATE AMENITIES

Contemporary Floorplan Design
Impact Resistant Insulated Window Systems
Custom European Designed Kitchen
Luxuriously Appointed His & Hers Master Bathroom
Glass Enclosed Elevator
Zero-Edge Inground Heated Pool and Spa*
Enzo Enea-Landscaped Outdoor Spaces*
Private Rooftop Terrace with Summer Kitchen
Private Parking for Minimum of 4 Vehicles and a Golf Cart
Air-Conditioned Storage in Garage

*Maintenance of asterisk-designated amenities managed by HOA as part of HOA assessment. Additional costs related to estate maintenance in accordance with community guidelines may be the responsibility of the estate owner.



FISHER ISLAND CLUB AMENITIES

THE FISHER ISLAND CLUB

Fisher Island Club is one of the world's most exclusive private clubs. With a storied history spanning over 100 years, this 216-acre members-only private island boasts world-class amenities & unsurpassed privileges including:

THE HISTORIC VANDERBILT MANSION CLUBHOUSE

Built in 1935 to the design of famed Palm Beach architect Maurice Fatio, the Mansion is home to the Garwood Lounge, the City View & Library, the Snooker Club, and the Ballroom.

THE FISHER ISLAND CLUB HOTEL

Reserved for the exclusive use of Fisher Island Club members and their guests, this 15-room boutique hotel is a member of "The Leading Hotels of the World" collection, and it boasts four historic cottages, six courtyard villas and a guest house with five junior suites.

THE LINKS GOLF COURSE

This par 35 championship nine-hole golf course designed by P.B. Dye includes a double-ended driving range, putting green, clubhouse, pro shop and the Greenside Restaurant.

THE RACQUET CLUB

Enjoy play on 17 tennis courts and 4 pickleball courts at The Racquet Club. Learn with the best pros on four types of tennis playing surfaces including all 4 "Grand Slam" surfaces: 2 grass courts, 5 European red clay courts, 3 hard courts and 7 Har-Tru courts, with lighted courts for day and night play.

SPA INTERNAZIONALE & FITNESS CENTER

The Mediterranean-style spa retreat has an international staff, specially trained to provide the highest level of service and the latest in therapeutic spa techniques. The fitness center is outfitted with state-of-the-art Technogym equipment, extensive group exercise classes, including a designated spin studio and indoor lap pool with aqua classes, and specialized personal training programs.

MARINAS

Fisher Island features over 100 total slips between two state-of-the-art marinas including one of the few existing deep-water marinas in Miami. The recently renovated deep-water Vanderbilt Marina offers concrete floating docks that can accommodate luxury yachts up to 250 feet.

BEACH CLUB & PRIVATE BEACHES

Fisher Island has over one mile of pristine white sand beaches, with a full-service restaurant, beach-side service, and elegant seaside pavilions at the Beach Club.

DINING VENUES

Several unique dining establishments range from casual to elegant, for every palate and occasion: Beach Club, Porto Cervo, City View & Library, Garwood Lounge, Greenside Golf Grill, Sunset Bar and La Trattoria.

TOWN CENTER

A waterfront dining and retail destination set alongside the Island's resident marina. The Town Center includes the Island Market, La Trattoria, Porto Cervo, Regions Bank and Rey's Dry Cleaners.

CONFERENCE CENTER

Located at the Tennis Center, this fully equipped corporate board room comfortably accommodates up to 40 people and is equipped with audio-visual technology.

VANDERBILT THEATRE

A venue for elite musicians, inspiring lectures, live entertainment, family movie nights, and parties, the Vanderbilt Theater is the center of activity at the Club.

ADDITIONAL ISLAND SERVICES & FACILITIES

MAIL FACILITY

Full-service mail room and postal facility serving only the residents of Fisher Island.

FIRE RESCUE STATION

Miami Dade Fire Rescue Department Station No. 42 is located on Fisher Island and it is equipped with emergency personnel and life-saving services.

AUTO-FERRY SERVICE

A fleet of new ferry boats, which transports cars and passengers, services the island 24-hours a day, 7 days a week. The ferry ride duration is 7-and-a-half minutes on the water, and ferries depart every 10-15 minutes.

FISHER ISLAND DAY SCHOOL

This fully accredited private day school serves students from early education through middle school. Inquire for availability.

UHEALTH MEDICAL CLINIC

A branch of the University of Miami Health System, UHealth at Fisher Island, is a concierge medical service but is available to all Island residents, if immediate medical attention is needed.

THE LINKS ESTATES

at



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