



WEST ELEVENTH
RESIDENCES MIAMI

ESPAÑOL

W11

La vida actual es de permanente dinamismo. West Eleventh se creó con esa idea como eje central. La de brindarle a sus propietarios la libertad, la opcionalidad de vivirlo o de alquilarlo a través de Airbnb.



Ser propietario de un apartamento en West Eleventh aparece múltiples ventajas, pero ninguna como la posibilidad de ofrecer su unidad a través de la plataforma de Airbnb los 365 días del año. West Eleventh es la primera torre residencial que ofrece este servicio centralizado a sus propietarios.

W11
WEST ELEVENTH
RESIDENCES MIAMI



EQUIPO

VISIONARIOS

Property Markets Group (PMG)

Lion Development Group

Marc Roberts Companies

ARQUITECTO

Sieger Suarez Architects

DISEÑO DE INTERIORES

Cotofana Designs

CARACTERÍSTICAS DEL EDIFICIO

- Torre de 44 pisos ubicada en el District 11 de Miami.
- Diseñada por la internacionalmente reconocida firma de arquitectura Sieger Suarez Architects.
- Ofrece 659 viviendas de lujo.
- Administración totalmente centralizada y servicios de hospedaje.
- Habilidad de funcionar los 365 días del año en Airbnb. Este hospedaje está sujeto a las leyes locales y otras restricciones.
- Vistas espectaculares de la ciudad de Miami y de la bahía de Biscayne.
- Instalaciones de 30.000 pies cuadrados dedicadas a experiencias de entretenimiento.
- Restaurante de autor.
- Un piso vibrante de amenidades, con una piscina estilo resort y áreas de descanso.
- Centro de ejercicio y bienestar de última generación.
- Lobby moderno y de exclusivo diseño.
- Espacio de coworking.
- Tecnología de punta de edificios inteligentes.

CARACTERÍSTICAS DE LOS APARTAMENTOS

- Apartamentos totalmente terminados y amoblados.
- Armarios empotrados en las habitaciones principales, con estanterías y cajones preinstalados para su conveniencia.
- Cortinas integradas.
- Lavadora y secadora de alta gama.
- Eficiencia sin precedentes, gracias a la experiencia de tecnología de hogar inteligente PMG, que brinda personalización fluida con el toque de un botón. Incluye sistemas integrados de audio video e iluminación.
- La iluminación será de control central con atenuadores de luz y sistemas empotrados.
- Preparadas para comunicación de alta velocidad y televisión por cable.
- Balcones franceses en residencias seleccionadas.

COCINAS Y BAÑOS

- Electrodomésticos de marcas de primera línea que incluyen refrigerador, lavaplatos automático, horno integrado y microondas.
- Gabinetes de baños y cocinas Italkraft, importados y personalizados.
- Accesorios de baño WaterWorks.
- Paredes de baño en zonas húmedas totalmente revestidas.
- Duchas con puertas de cristal.





WEST ELEVENTH

RESIDENCES MIAMI



ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

☞ THIS PROJECT IS BEING DEVELOPED BY BLOCK 17 TRUSTEE, LLC (THE "DEVELOPER" OR THE "SPONSOR"), WHICH HAS A LIMITED RIGHT TO USE THE NAME AND LOGO OF BLOCK 17 RESIDENTIAL OWNER, LLC. ANY AND ALL STATEMENTS, DISCLOSURES AND/OR REPRESENTATIONS SHALL BE DEEMED MADE BY THE DEVELOPER AND NOT BY BLOCK 17 RESIDENTIAL OWNER, LLC. YOU AGREE TO LOOK SOLELY TO THE DEVELOPER (AND NOT TO BLOCK 17 RESIDENTIAL OWNER, LLC OR TO ANY OTHER DEVELOPER PARTY (AS DEFINED BELOW) OTHER THAN THE DEVELOPER WITH RESPECT TO ANY AND ALL MATTERS RELATING TO THE SALES AND MARKETING AND/OR DEVELOPMENT OF THE PROJECT. THE DEVELOPER MAY REVISE THESE TERMS AT ANY TIME BY UPDATING THIS POSTING.

NO FEDERAL AGENCY HAS JUDGED THE MERITS OR VALUE, IF ANY, OF THIS PROPERTY. THIS IS NOT AN OFFER TO SELL, OR SOLICITATION OF OFFERS TO BUY, THE CONDOMINIUM UNITS IN STATES WHERE SUCH OFFER OR SOLICITATION CANNOT BE MADE. THESE DRAWINGS ARE CONCEPTUAL ONLY AND ARE FOR THE CONVENIENCE OF REFERENCE. THEY SHOULD NOT BE RELIED UPON AS REPRESENTATIONS, EXPRESS OR IMPLIED, OF THE FINAL DETAIL OF THE RESIDENCES. UNITS SHOWN ARE EXAMPLES OF UNIT TYPES AND MAY NOT DEPICT ACTUAL UNITS. STATED SQUARE FOOTAGES ARE RANGES FOR A PARTICULAR UNIT TYPE AND ARE MEASURED TO THE EXTERIOR BOUNDARIES OF THE EXTERIOR WALLS AND THE CENTERLINE OF INTERIOR DEMISING WALLS AND IN FACT ARE LARGER THAN THE AREA THAT WOULD BE DETERMINED BY USING THE DESCRIPTION AND DEFINITION OF THE "UNIT" SET FORTH IN THE DECLARATION OF CONDOMINIUM (WHICH GENERALLY ONLY INCLUDES THE INTERIOR AIR-SPACE BETWEEN THE PERIMETER WALLS AND EXCLUDES INTERIOR STRUCTURAL COMPONENTS). THE AREA OF THE UNIT AS DEFINED IN THE DECLARATION IS LESS THAN THE SQUARE FOOTAGE REFLECTED HERE. ALL DEPICTIONS OF APPLIANCES, PLUMBING FIXTURES, EQUIPMENT, COUNTERS, SOFFITS, FLOOR COVERINGS AND OTHER MATTERS OF DETAIL ARE CONCEPTUAL ONLY AND ARE NOT NECESSARILY INCLUDED IN EACH UNIT. THE FURNISHINGS AND DÉCOR ILLUSTRATED OR DEPICTED ARE NOT INCLUDED WITH THE PURCHASE OF THE UNIT. CONSULT YOUR PURCHASE AGREEMENT AND ANY ADDEN-DA THERETO FOR THE ITEMS INCLUDED WITH THE UNIT. DIMENSIONS AND SQUARE FOOTAGE ARE APPROXIMATE, WILL VARY WITH SPECIFIC UNIT TYPE AND MAY VARY WITH ACTUAL CONSTRUCTION. ADDITIONALLY, MEASUREMENTS OF ROOMS SET FORTH ON ANY FLOOR PLAN ARE NOMINAL AND GENERALLY TAKEN AT THE GREATEST POINTS OF EACH GIVEN ROOM (AS IF THE ROOM WERE A PERFECT RECTANGLE), WITHOUT REGARD FOR ANY CUTOUTS. UNIT ORIENTATION AND WINDOWS (INCLUDING NUMBER, SIZE, ORIENTATION AND AWNINGS), BALCONY/LANAI (INCLUDING CONFIGURATION, SIZE AND RAILING/BALUSTRADE), STRUCTURE AND MECHANICAL CHASES MAY VARY. THE DEVELOPER EXPRESSLY RESERVES THE RIGHT TO MAKE MODIFICATIONS, REVISIONS AND CHANGES IT DEEMS DESIRABLE IN ITS SOLE AND ABSOLUTE DISCRETION AND WITHOUT NOTICE. ALL DRAWINGS ARE CONCEPTUAL RENDERINGS AND THE DEVELOPER EXPRESSLY RESERVES THE RIGHT TO MAKE MODIFICATIONS. ACTUAL VIEWS MAY VARY AND CANNOT BE GUARANTEED. VIEWS SHOWN CANNOT BE RELIED UPON AS THE ACTUAL VIEW FROM ANY PARTICULAR UNIT WITHIN THE CONDOMINIUM. IMPROVEMENTS, LANDSCAPING AND AMENITIES DEPICTED MAY NOT EXIST. PRICES, PLANS, ARCHITECTURAL INTERPRETATIONS AND SPECIFICATIONS ARE SUBJECT TO CHANGE WITHOUT NOTICE. THE INFORMATION PRESENTED WITHIN THIS DOCUMENT IS CONCEPTUAL. THE IMAGES AND FEATURES CONTAINED HEREIN ARE NOT TO BE RELIED UPON OR USED AS A REFERENCE FOR SPECIFICATIONS. THE FOREGOING MATTERS ARE FURTHER ADDRESSED IN THE PURCHASE AGREEMENT AND ANY ADDENDA THERETO AND THE CONDOMINIUM DOCUMENTS.

