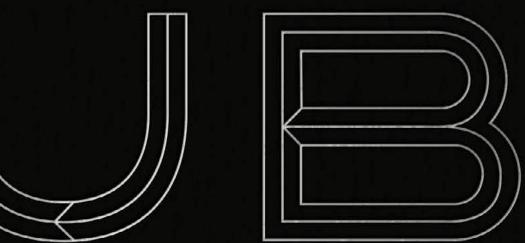


MIAMI RESIDENCES



CONNECTIVITY

CONNECTED TO THE PULSE OF THE CITY.





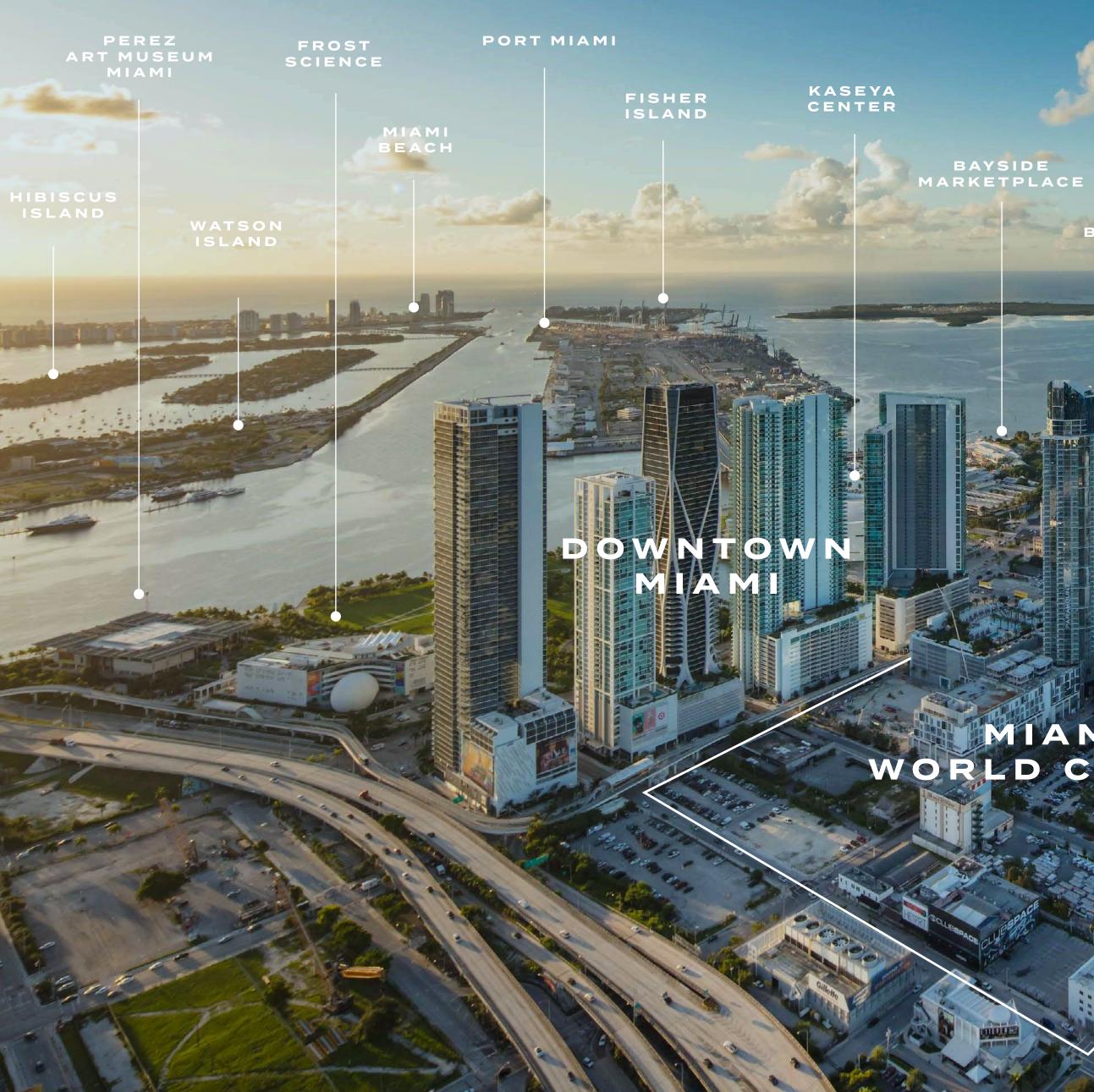
BRAND DNA

CONNECTED INSPIRED PURPOSEFUL

At HUB Miami, sleek architecture meets modern spaces and thoughtfully curated amenities that seamlessly blend work and leisure.

ELEVATED MODERN ENERGIZED







BAYFRONT PARK

MIAMI DADE COLLEGE

BRICKELL

BRIGHTLINE

MIAMI RESIDENCES

METROMOVER

MIAMI WORLD CENTER









A dynamic new destination to experience the best of Miami's shopping, dining and entertainment.



MIAMI WORLDCENTER

At the heart of Miami Worldcenter, you'll find community gatherings, open markets and concerts.

RETAIL & DINING

Lululemon

Lucid Motors

Sephora

RayBan

Brasserie Laurel

Coming soon...

Maple & Ash

Bowlero

Club Studio

Earl's Kitchen and Bar

Museum of Ice Cream

Juvia Restaurant

Anthony's Coal Fire Pizza

BurgerFi

Sports+Social

Luli Fama

Posman Books

Savage x Fenty



SEPHORA







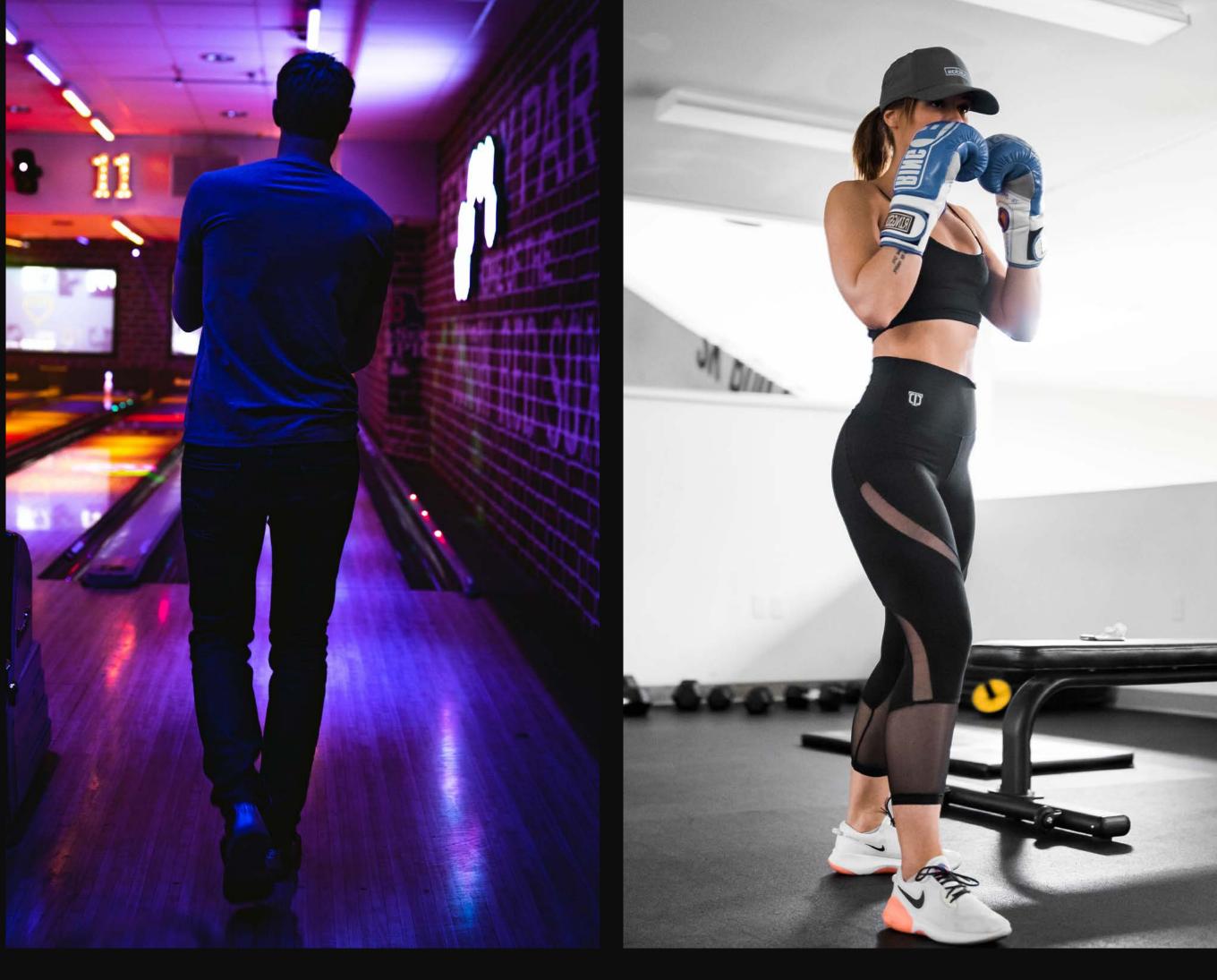
MUSEUM OF





300K SQ FT

Completed Retail Construction



110K SQ FT

of Signed Retail Leases

130K SQ FT

Retail Construction Nearing Completion

TRANSPORTATION CONNECTIONS





MIAMI INTERNATIONAL AIRPORT

WEST OF DOWNTOWN 5 Miles

America's 3rd busiest airport 45 Million passengers annually





The world's leading cruise port 10 Million projected visitors

PORTMIAMI

I-395 SIGNATURE BRIDGE

APPROXIMATE LENGTH 1.4 Miles

I-395 enhancements from the interchange to MacArthur Causeway. Will redefine the Miami skyline with sweeping arches.

TRANSPORTATION CONNECTIONS



BRIGHTLINE



METRORAIL

PROJECTED 10M VISITORS

With Metrorail, Metromover & Tri-rail access, Brightline high-speed rail service is designed to connect South Florida to Central Florida while taking cars off the road centers of Miami International Airport, and offering millions of travelers an ecofriendly way to move.



Florida's rapid transit metro system is currently composed of two lines of 23 stations. Metrorail connects the urban the Civic Center, Downtown Miami, and Brickell with northern developed neighborhoods.



METROMOVER



MIAMI BAYLINK

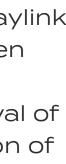
4 Stops IN WALKING DISTANCE

Metromover is a free people mover service that operates seven days a week in the downtown Miami and Brickell area. Major destinations include the Kaseya Center, home of the Miami HEAT, Bayside Marketplace, and Miami Dade College.



With 10 Million riders annually, Miami Baylink will provide greater connectivity between Downtown Miami and the City of Miami Beach attractions. The project is a revival of a plan from the 1980s, now an extension of the existing Metromover service.

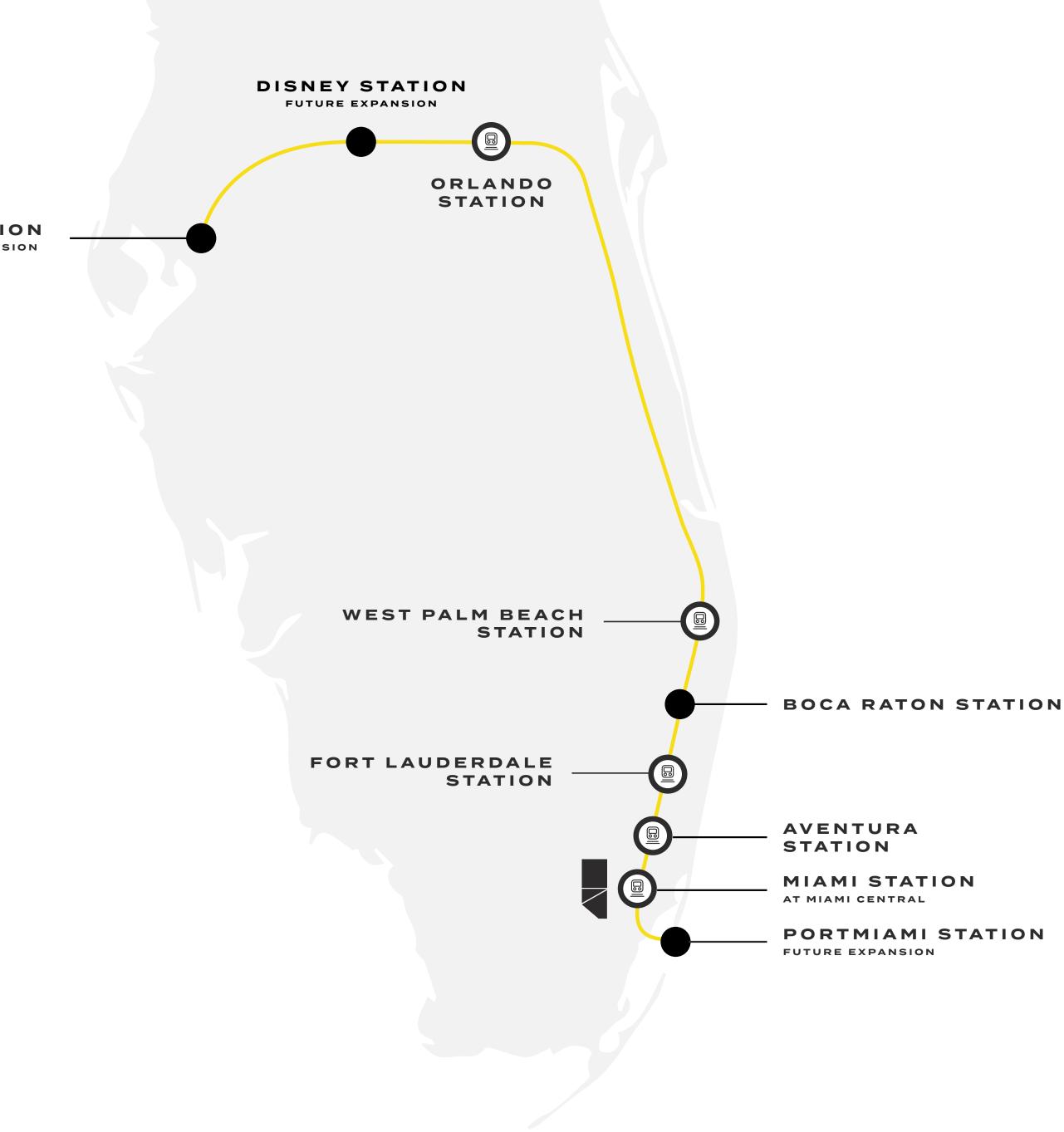




TAMPA STATION FUTURE EXPANSION

BRIGHTLINE

Connecting people, places, and possibilities, the Brightline highspeed train is unparalleled in speed, comfort, and style. Now servicing five destinations from Miami: Aventura, Fort Lauderdale, Boca Raton, West Palm Beach, and Orlando.





THE EPICENTER OF MIAMI LIFESTYLE



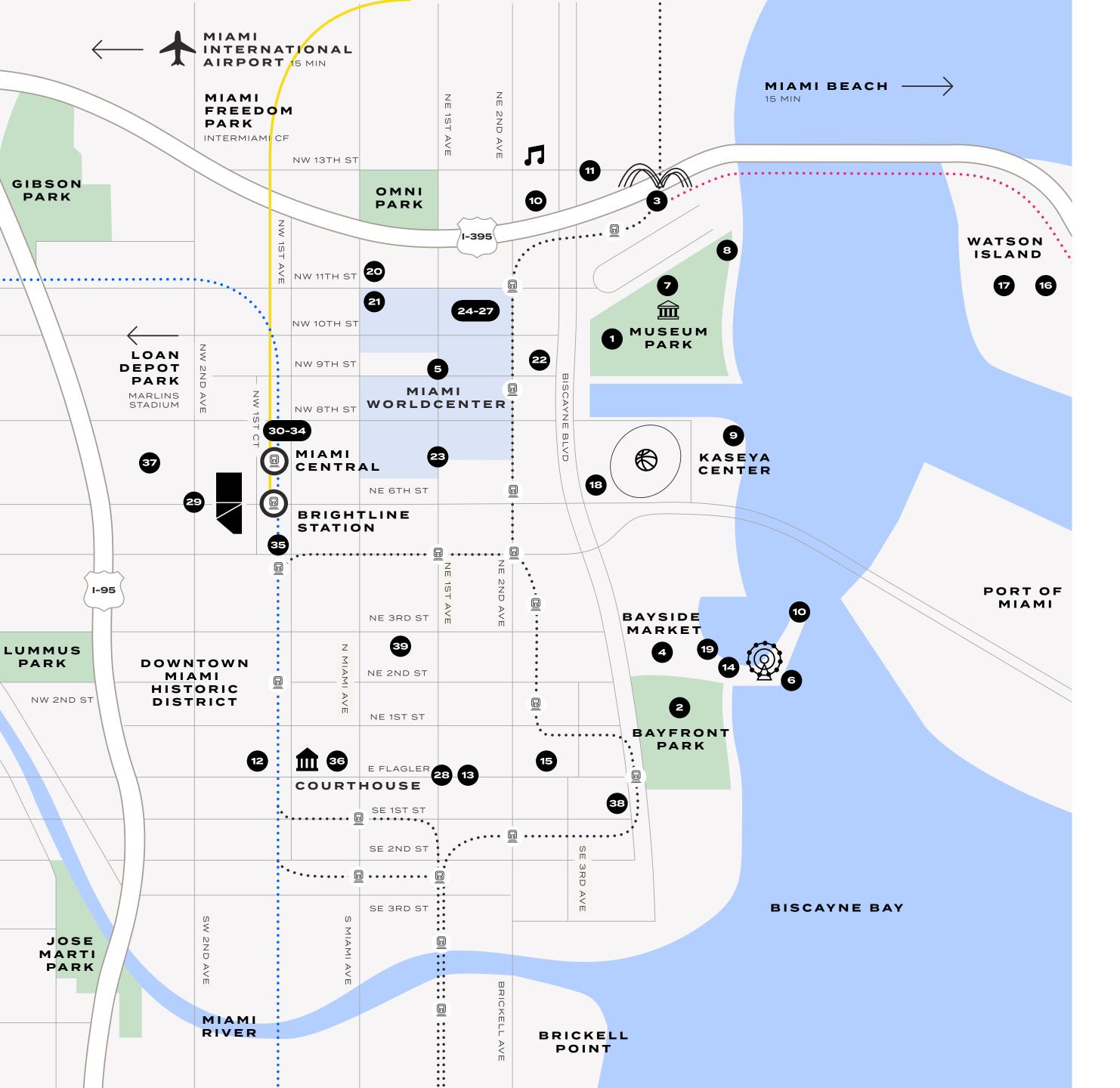


Experience life beyond the building with direct access to the cultural center of Central Miami.

DOWNTOWN MAM

Plante a statement & server.





The Neighborhood

TRANSPORTATION

MiamiCentral – (Brightline)		
Metromover		
Metrorail		
Miami Baylink (2026)		
I-395 Signature Bridge (2027)		

PARKS

- 1 Maurice A Ferré/Museum Park
- 2 Bayfront Park
- 3 Signature Bridge Park

SHOPPING & ACTIVITES

4 Bayside Marketplace
5 Miami Worldcenter
6 Skyviews Miami Observation Wheel

ARTS, CULTURE AND ENTERTAINMENT

- 7 Philip and Patricia Frost Museum of Science
- 8 Pérez Art Museum Miami
- 9 Kaseya Center (Miami Heat Arena)
- 10 Adrienne Arsht Center for Performing Arts
- 11 Knight Concert Hall
- 12 Main Library
- 13 History Miami Museum
- 14 Silverspot Cinema
- 15 Historic Flagler District
- 16 Jungle Island
- 17 Miami Children's Museum
- 18 The Freedom Tower

DINING

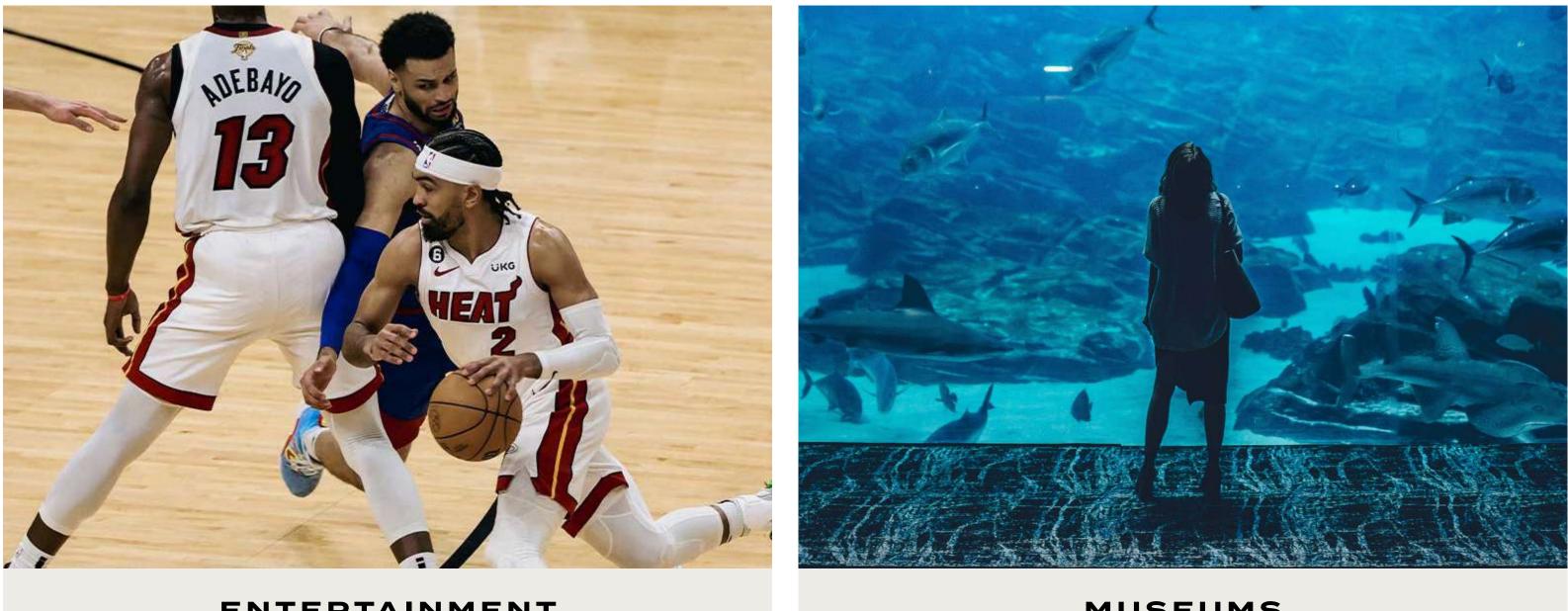
- 19 La Industria
- 20 11th Street Pizza
- 21 Verde
- 22 Sagrado Café
- 23 Brasserie Laurel
- 24 Sports & Social
- 25 Maple & Ash
- 26 Etta
- 27 Earl's Kitchen
- 28 Julia & Henry's

ESSENTIALS

- 29 Publix
- 30 Joe & The Juice
- 31 Chick-fill-A
- 32 GoGreen
- 33 Citizens
- 34 Powerhouse Gym
- 35 Starbucks
- 36 Miami Dade County Courthouse
- 37 Block 55 at Sawyer's Walk
- 38 Whole Foods
- 39 Miami Dade Community College

LIVING IN MIAMI





CULTURE

81,000

Visitors to Art Basel Miami in 2022

Adrienne Arsht Center Miami City Ballet Wynwood Arts District Miami Design District Art Basel Miami



Kaseya Center Hard Rock Stadium Olympia Theater New World Center Adrienne Arsht Center

ENTERTAINMENT

MUSEUMS

Annual Visitors to Kaseya Center

300,000+

Annual Visitors to Perez Art Museum Miami

Frost Museum of Science Perez Art Museum Miami Vizcaya Museum and Gardens Institute of Contemporary Art History Miami Museum

LIVING IN MIAMI

TRAVEL

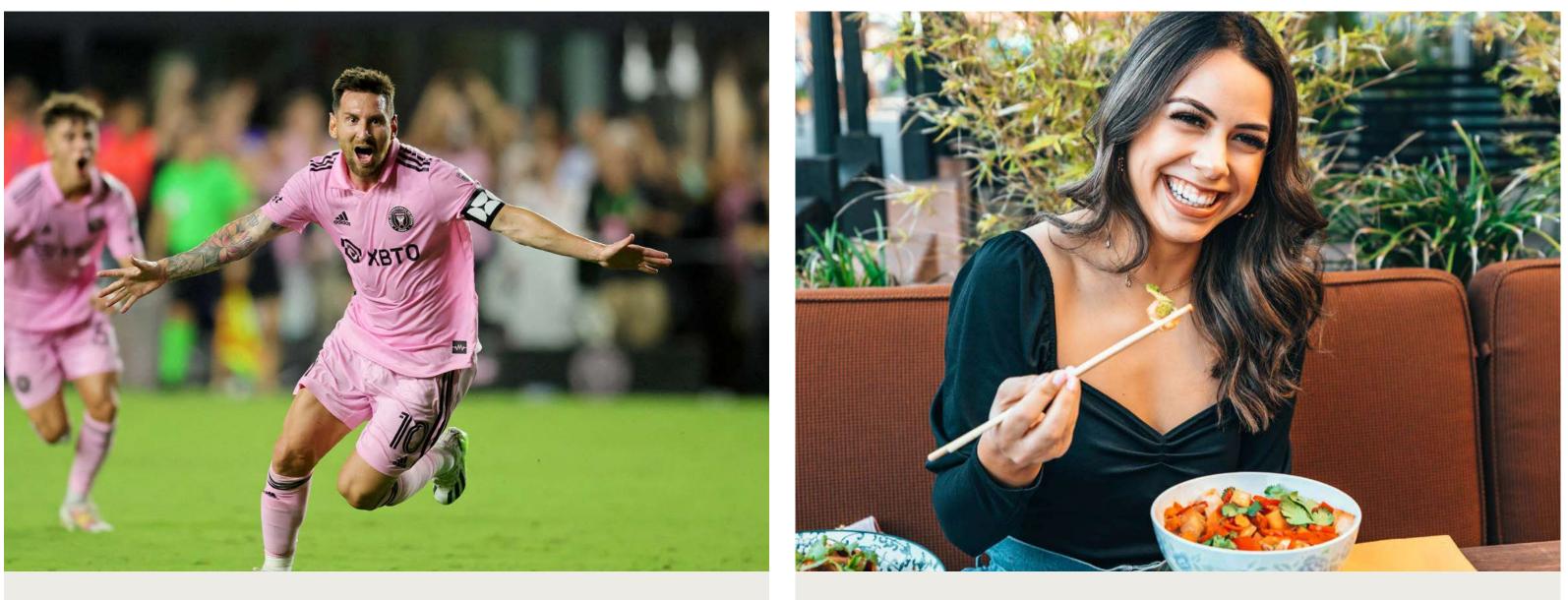
4.2 Million

Brightline Station - 1 min PortMiami - 5 min MetroRail - 3 min Miami Intl Airport - 15 min

PortMiami cruise passengers in 2022



Miami Dolphins Miami FC Miami Heat Miami Marlins





SPORTS & RECREATION

DINING

Average Visitors to Miami Dolphins home games



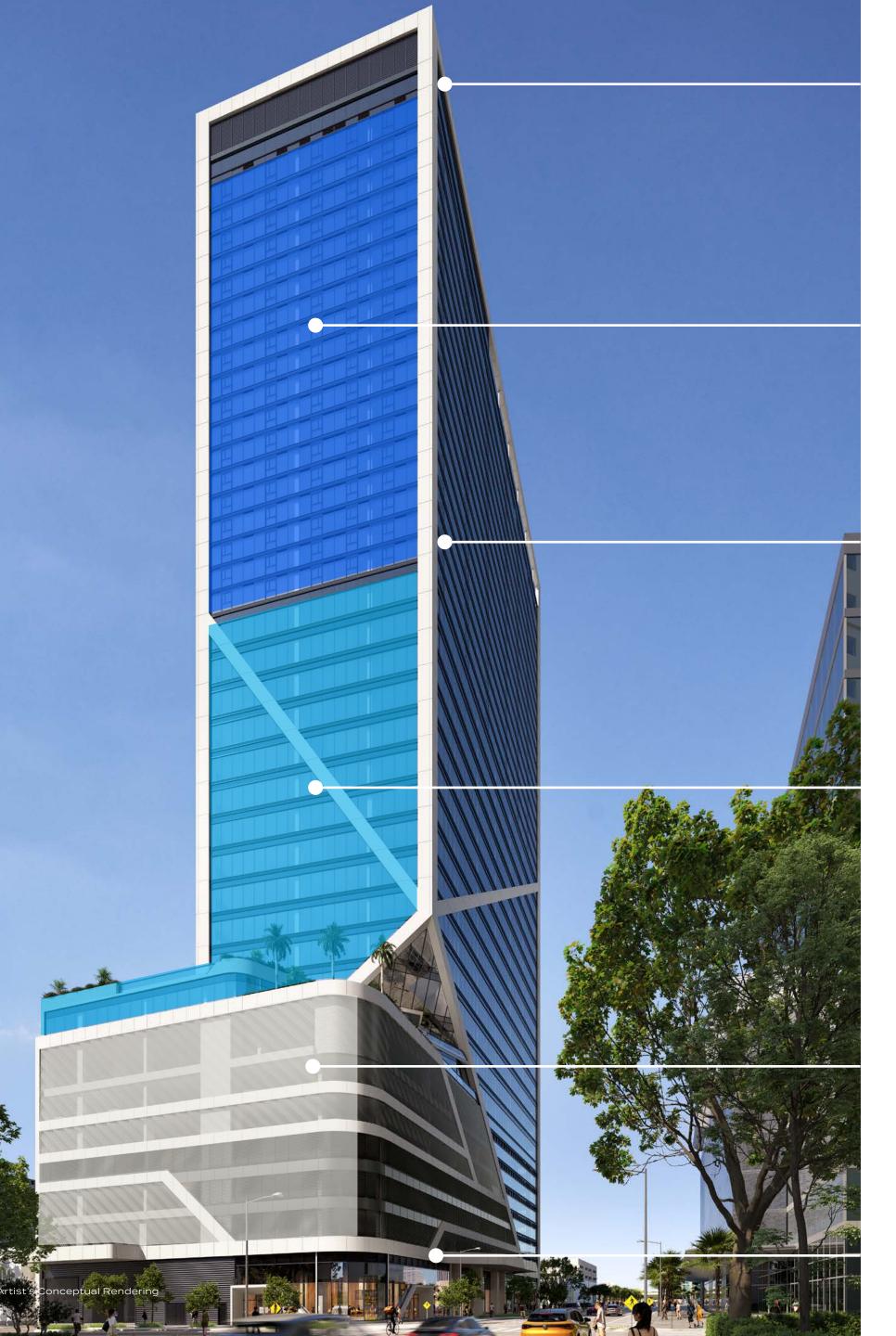
Restaurants in Miami as of September 2023

Cote Miami Brasserie Laurel Le Jardinier La Industria and so much more ARCHITECTURE AND DESIGN

A WORLD-CLASS LANDMARK IN THE CENTER OF MIAMI







Level 41

RESIDENTIAL Levels 23-40

RESIDENTIAL AMENITY SPACES Level 22

OFFICES Levels 8-21

GARAGE Levels 2–7

GROUND FLOOR RETAIL Level 1

RESIDENTIAL OUTDOOR LOUNGE & ROOFTOP POOL

UNDER ONE ROOF

For those with an active lifestyle and a desire to be in the heart of it all. HUB Miami is more than just a residence; it's a gateway to the very best Miami has to offer, with everything you need under one roof.



HUB OFFICES

Discover everything your business needs under one roof and at the center of it all. With over 245,000 square feet of office space and access to the building amenities, working from HUB Miami provides the most elevated life-work balance in Miami.

RESIDENTIAL FEATURES

306 41

RESIDENCES

STORIES

RESIDENTIAL MIX

Studio	394 – 475 SQFT	37 – 44 M ²
Studio + Den	589 SQFT	55 M ²
1 Bedroom	588 SQFT	55 M ²
1 Bedroom + Den	705 – 799 SQFT	65 – 74 M ²
2 Bedroom	750 – 1,048 SQFT	70 – 97 M ²

DEVELOPERS

John Buck Company Florida Value Partners BH Group PEBB Enterprises

ARCHITECTURE ODP Architects

SALES & MARKETING OneWorld Properties

INTERIOR DESIGN

One Line Design Studio





DESIGNED TO ELEVATE EVERYDAY LIFE





Residences with No Minimum Rental Restictions

SERVICES & AMENITIES

Dedicated residential lobby 24/7 concierge services 24/7 security services High-speed elevators Controlled property access

LEVEL 22

Resident lounge and entertainment room Co-working lounge with offices and phone pods State-of-the-art fitness center Yoga and spin room Spa with sauna and cold plunge pool

ROOFTOP

Sky Lounge bar Resort-style pool with lounge seating



Picnic Area & Fire Pit

Summer Kitchen

Club Lounge

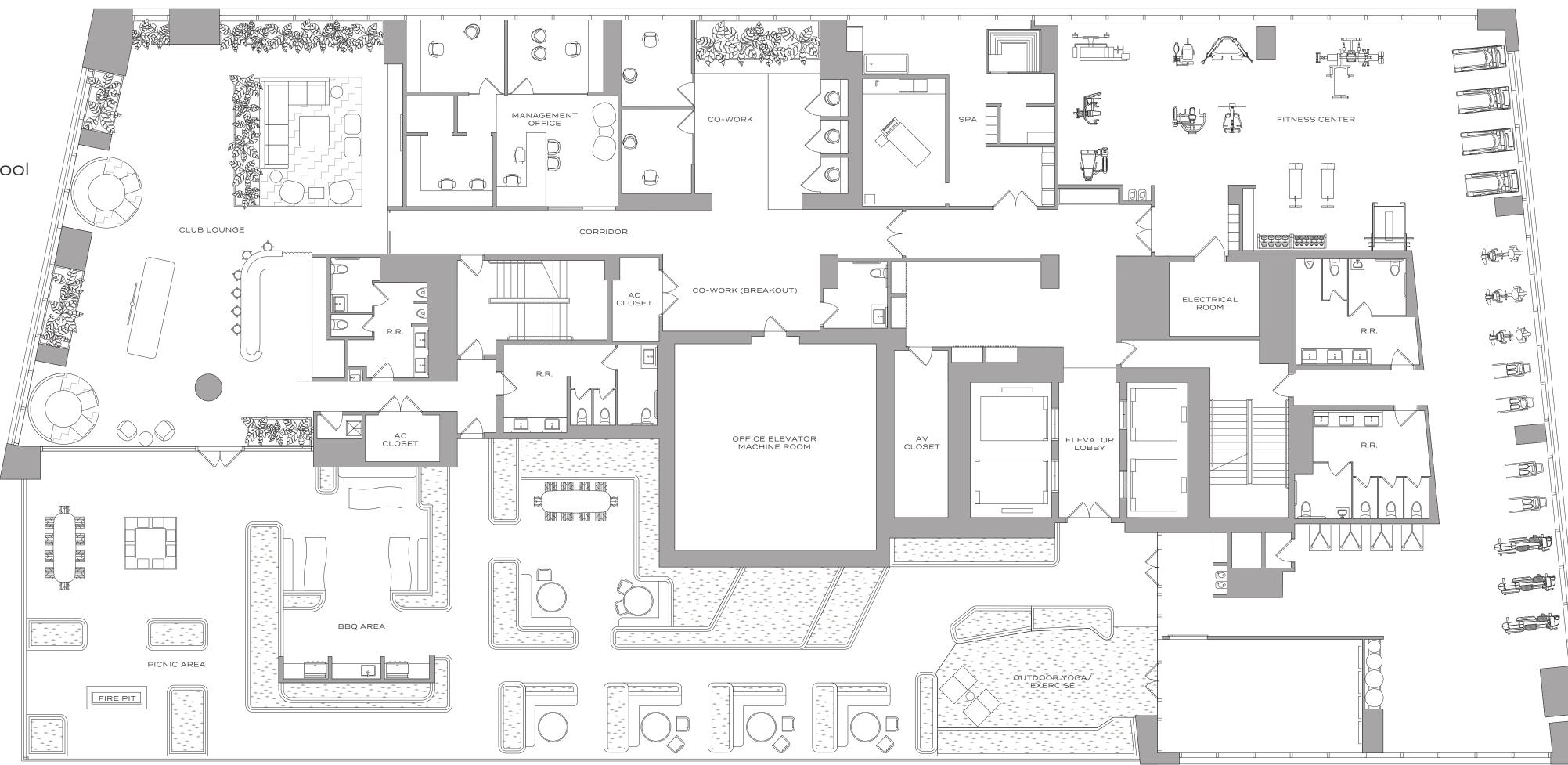
Co-working

Spa with Sauna & Plunge Pool

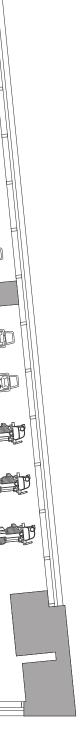
Fitness Center

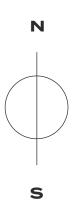
Indoor Yoga

Outdoor Yoga



Level 22 Social Areas





Rooftop Pool

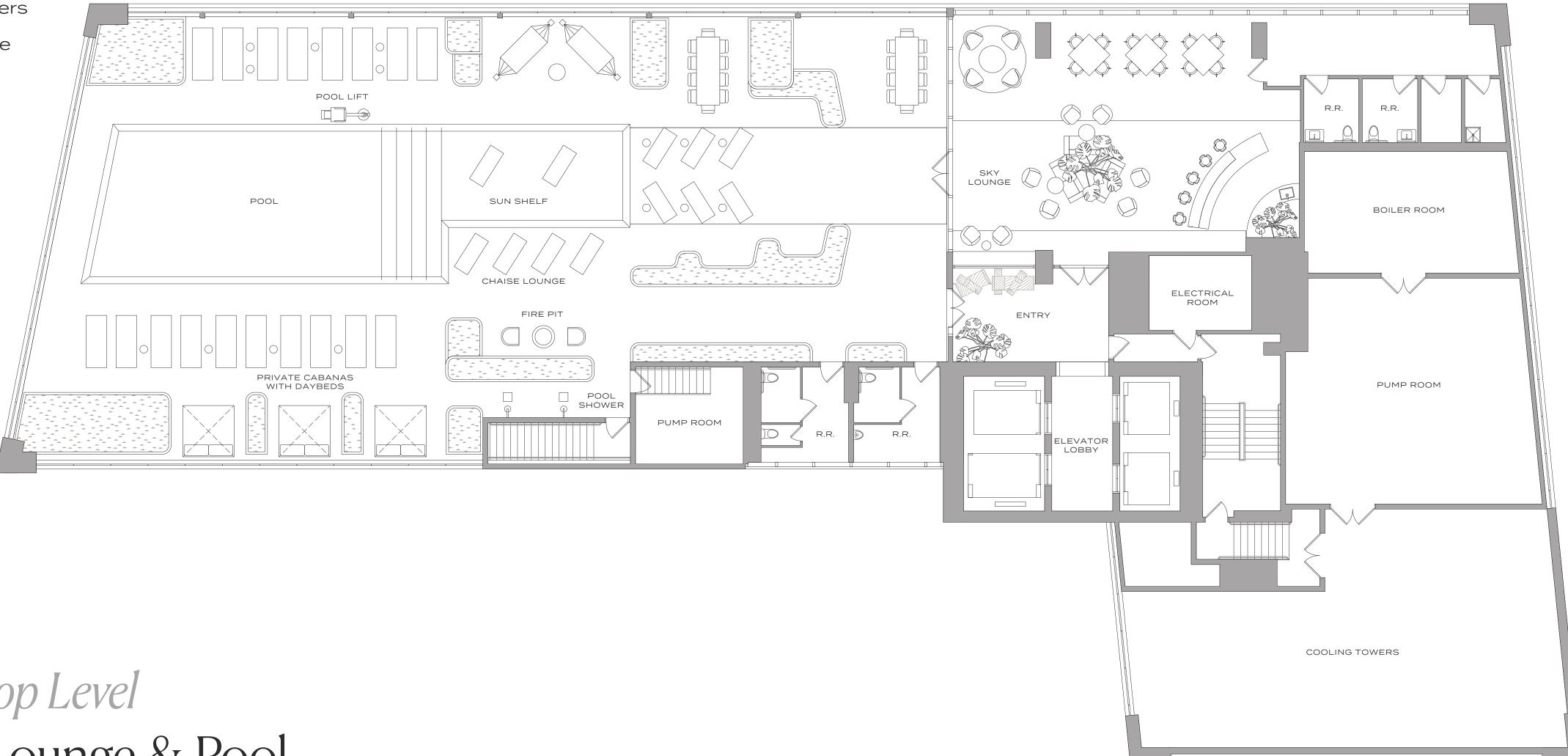
Sun Shelf

Cabanas

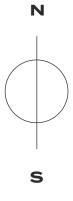
Outdoor Dining Area

Pool Showers

Sky Lounge



Rooftop Level Sky Lounge & Pool







Sky Lounge

·

CAR ISTON



THE RESIDENCES

A THOUGHTFULLY CURATED LIVING EXPERIENCE



NO MINIMUM RENTAL RESTRICTIONS

Miami is one of the hottest vacation destinations, and has the strongest hotel market in the world.

24.2M

Annual visitors to the city of Miami

MANAGEMENT OPTIONS

OneFineStay	Execustay	Orbitz
AirBnB	Turnkey	Trivago
VRBO	Roomarama	LateRooms.com
TripAdvisor	Hotels.com	Hotwire
Booking.com	Housetrip	Kayak
Home Away	Bedycasa	Travelocity
Flipkey	Roomkey	LastMinute.com
Homestay	Thirdhome	Agoda
House Sitting	Expedia	Splendia
Villas Direct	9Flats	VacationRentals.com
Wimdu	Priceline	and many more

Interhome





FINISHED AND FURNISHED RESIDENCES

Up to 9-foot ceilings

Floor-to-ceiling glass windows with custom window treatments

European Style Cabinetry

Quartz countertops

Porcelain tile flooring throughout

Gourmet kitchens featuring integrated Bosch appliances and custom cabinetry

Custom bathroom vanities

In-unit washer and dryer

Built-out closets

Contemporary lighting packages, including recessed lighting

Keyless entry system allowing access via smartphone app, door code, or keycard



Primary Bedroom





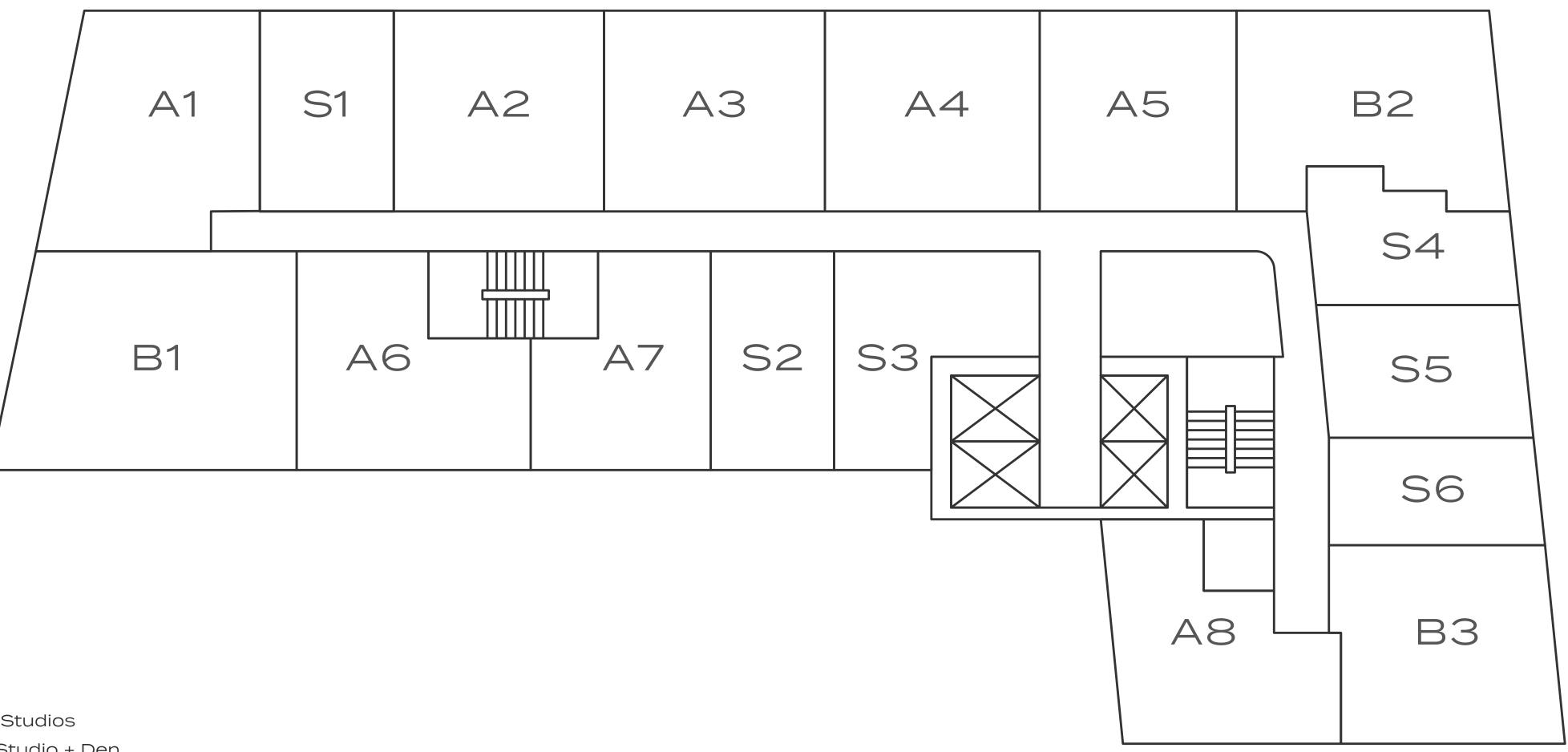


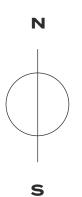


Primary Bathroom



RESIDENTIAL FLOORPLATE





5 x Studios

1 x Studio + Den

1 x One Bedroom

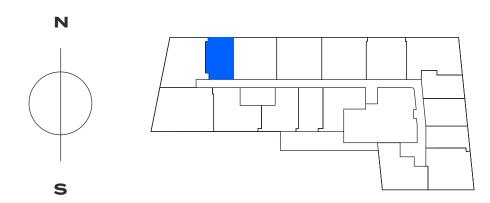
7 x One Bedroom + Den

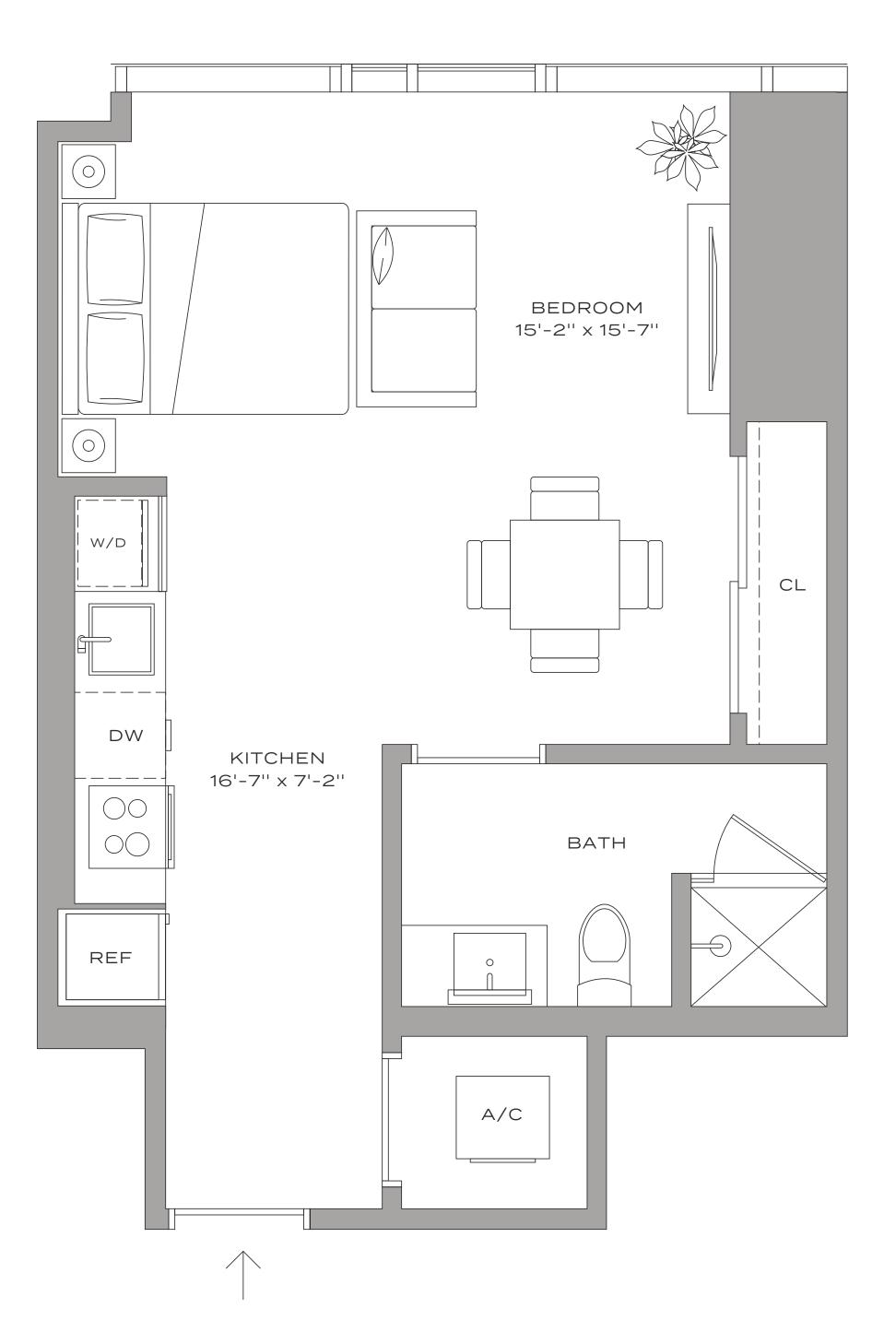
3 x Two Bedroom

Residence S1 – 11

STUDIO / 1 BATHROOM

475 SQFT / 44 M²

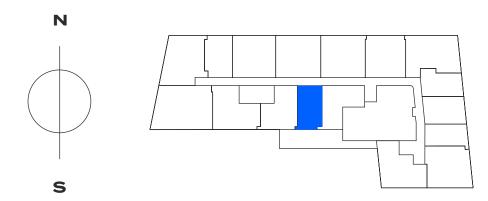


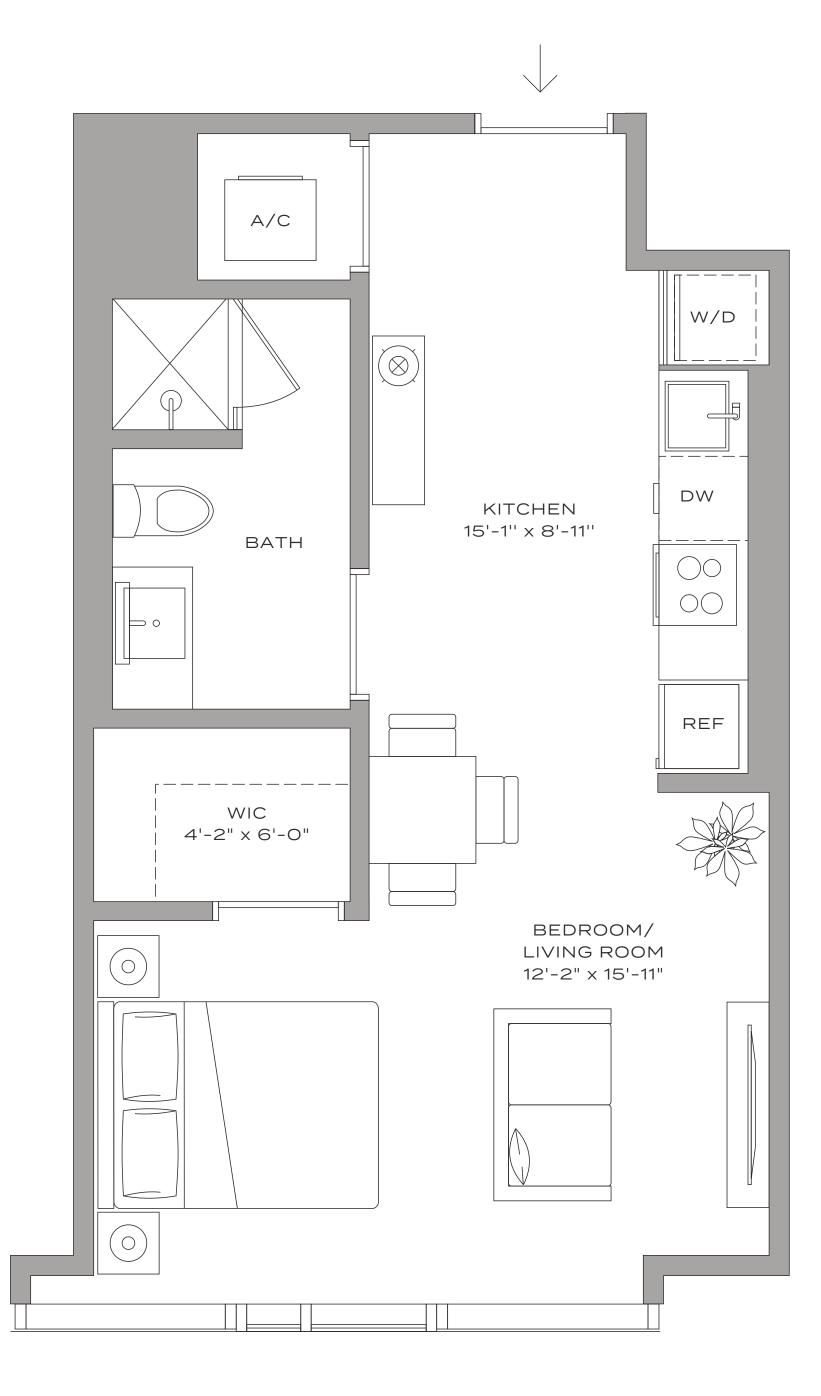


Residence S2 – 16

STUDIO / 1 BATHROOM

462 SQFT / 43 M²

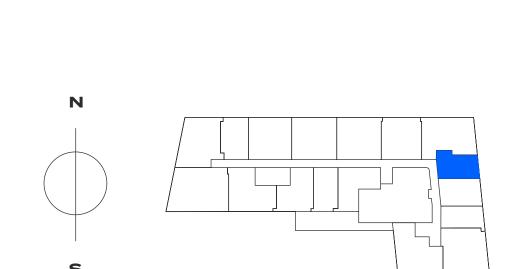


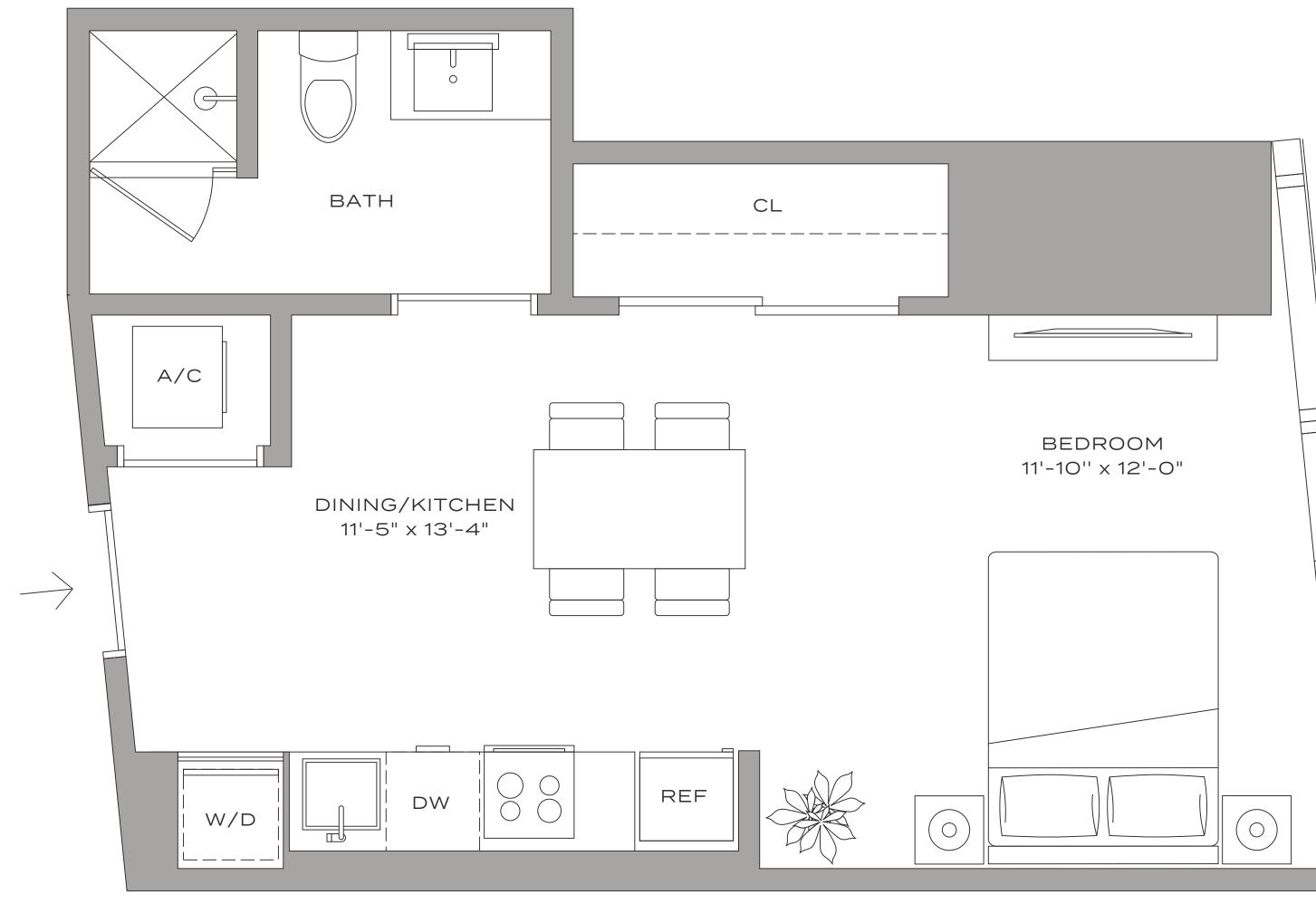


Residence S4 – O5

STUDIO / 1 BATHROOM

439 SQFT / 41 M²



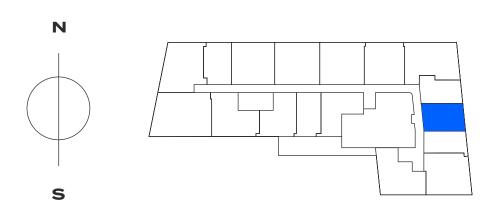


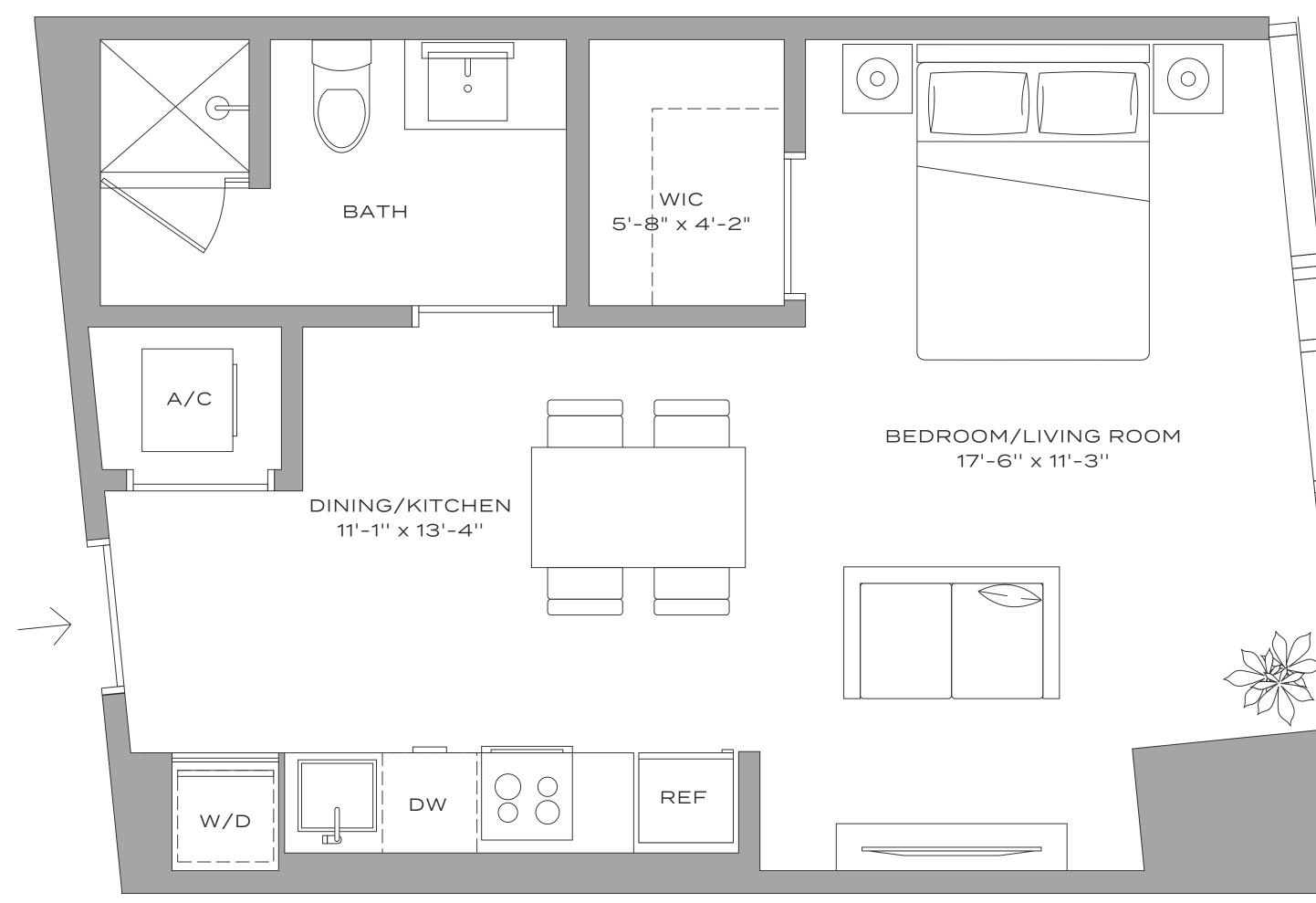


Residence S5 – O4

STUDIO / 1 BATHROOM

469 SQFT / 44 M²



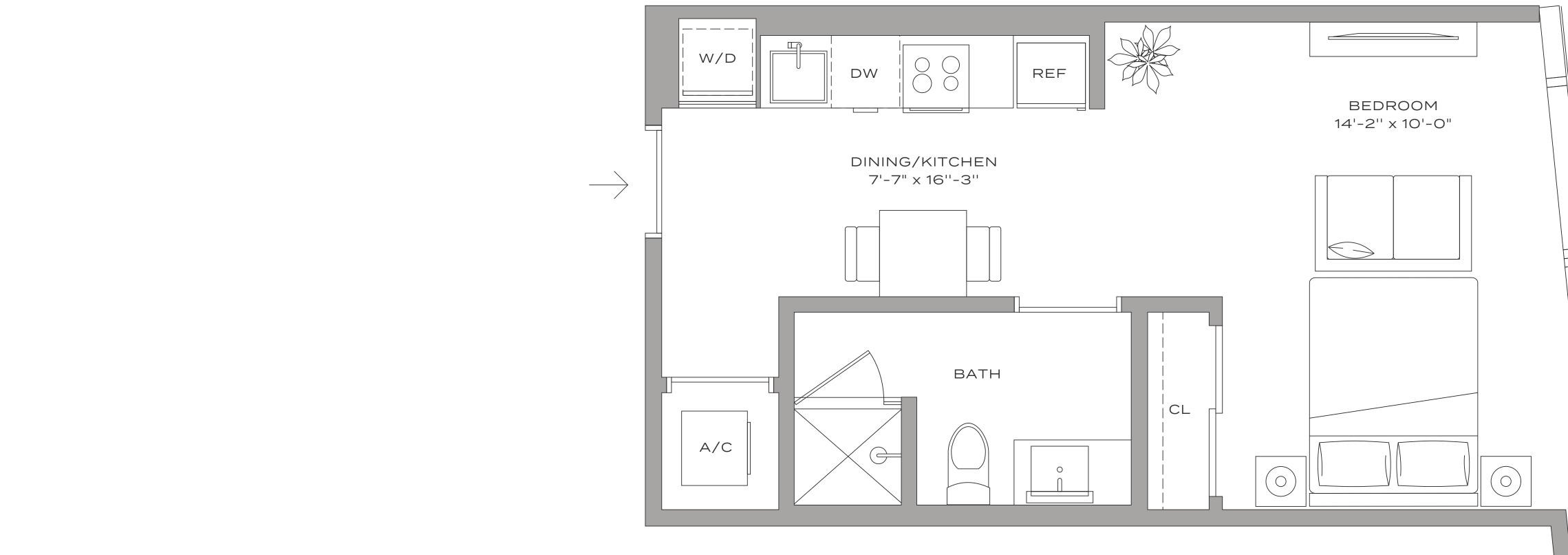


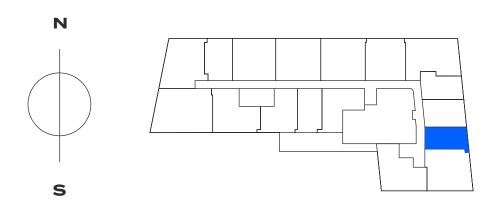


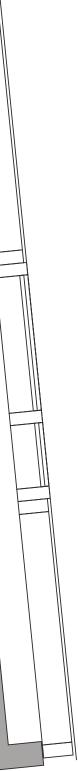


STUDIO / 1 BATHROOM

394 SQFT / 37 M²



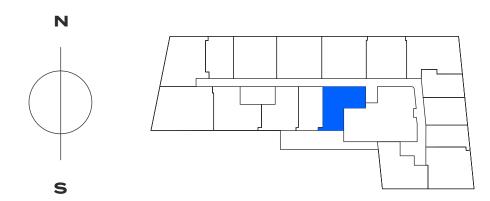


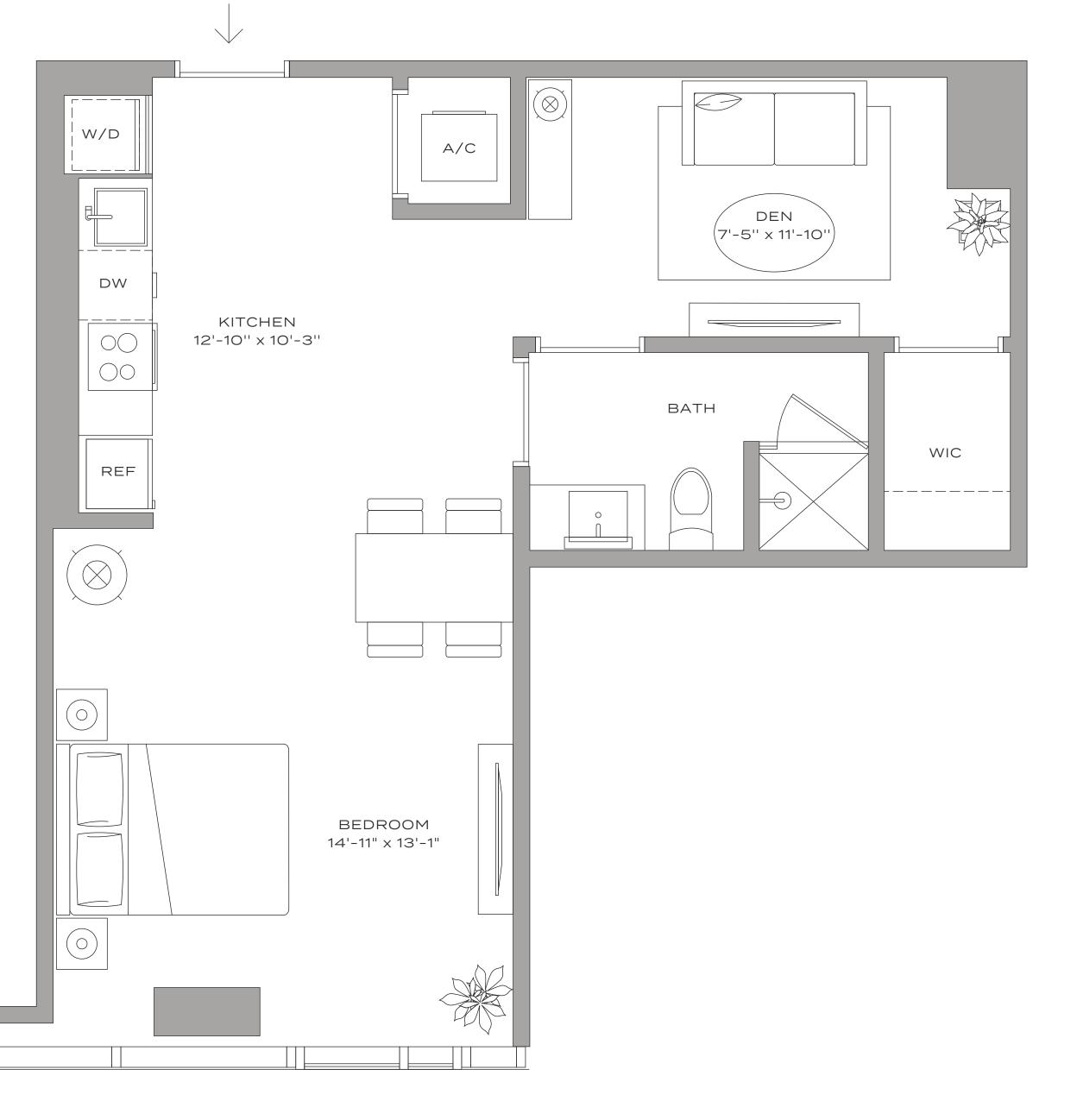


Residence S3 – 17

STUDIO + DEN / 1 BATHROOM

589 SQFT / 55 M²

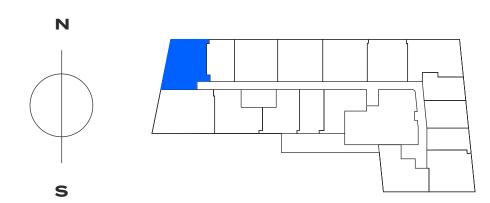


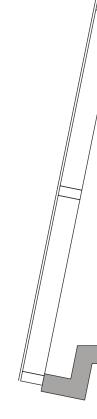


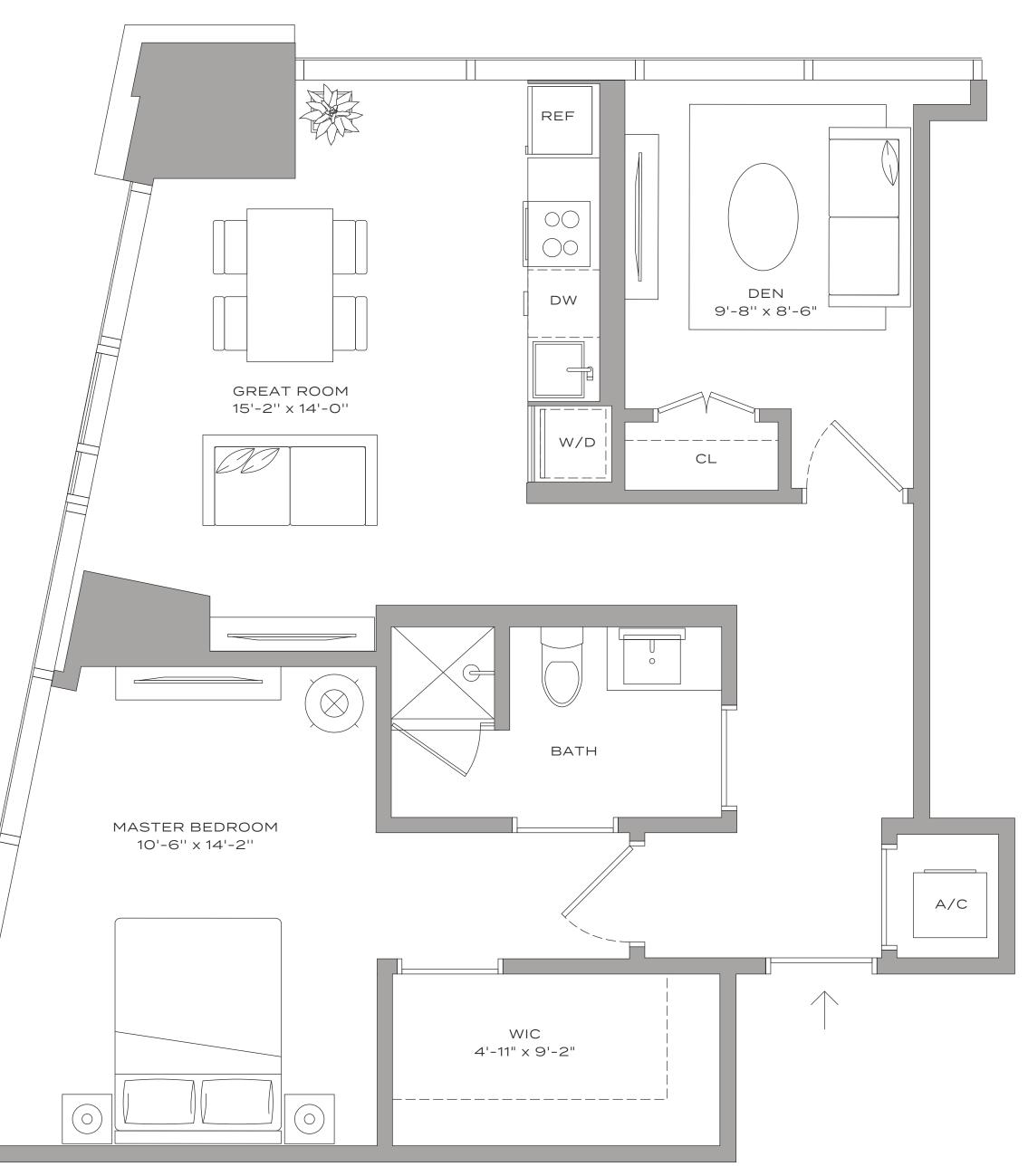
Residence A1 – 12

1 BEDROOM + DEN / 1 BATHROOM

799 SQFT / 74 M²



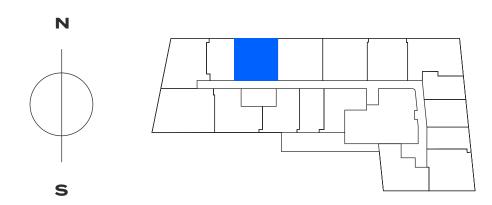


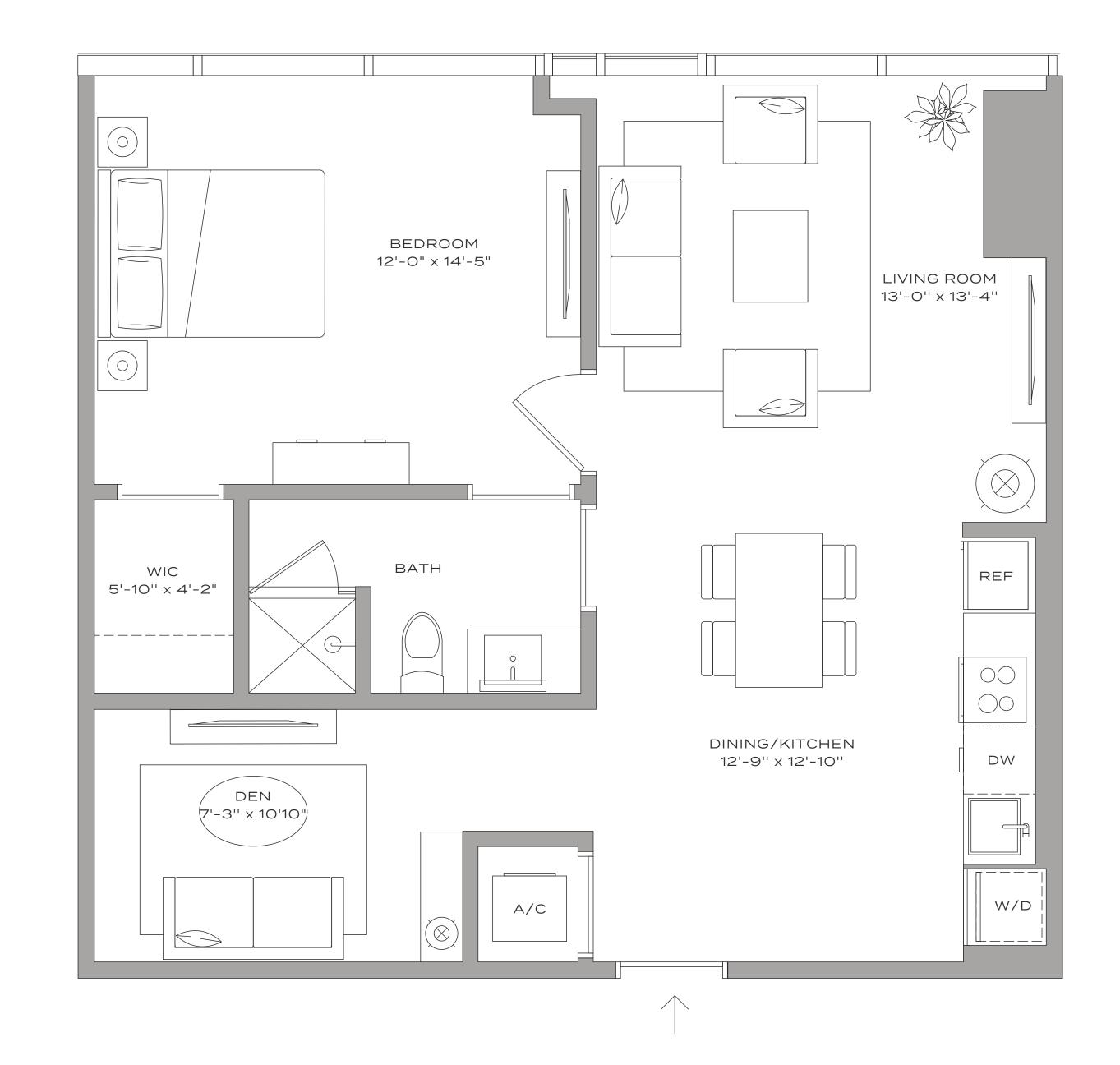


Residence A2 – 10

1BEDROOM + DEN / 1BATHROOM

757 SQFT / 70 M²

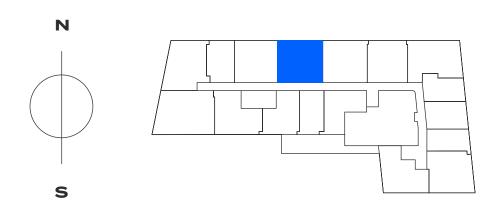


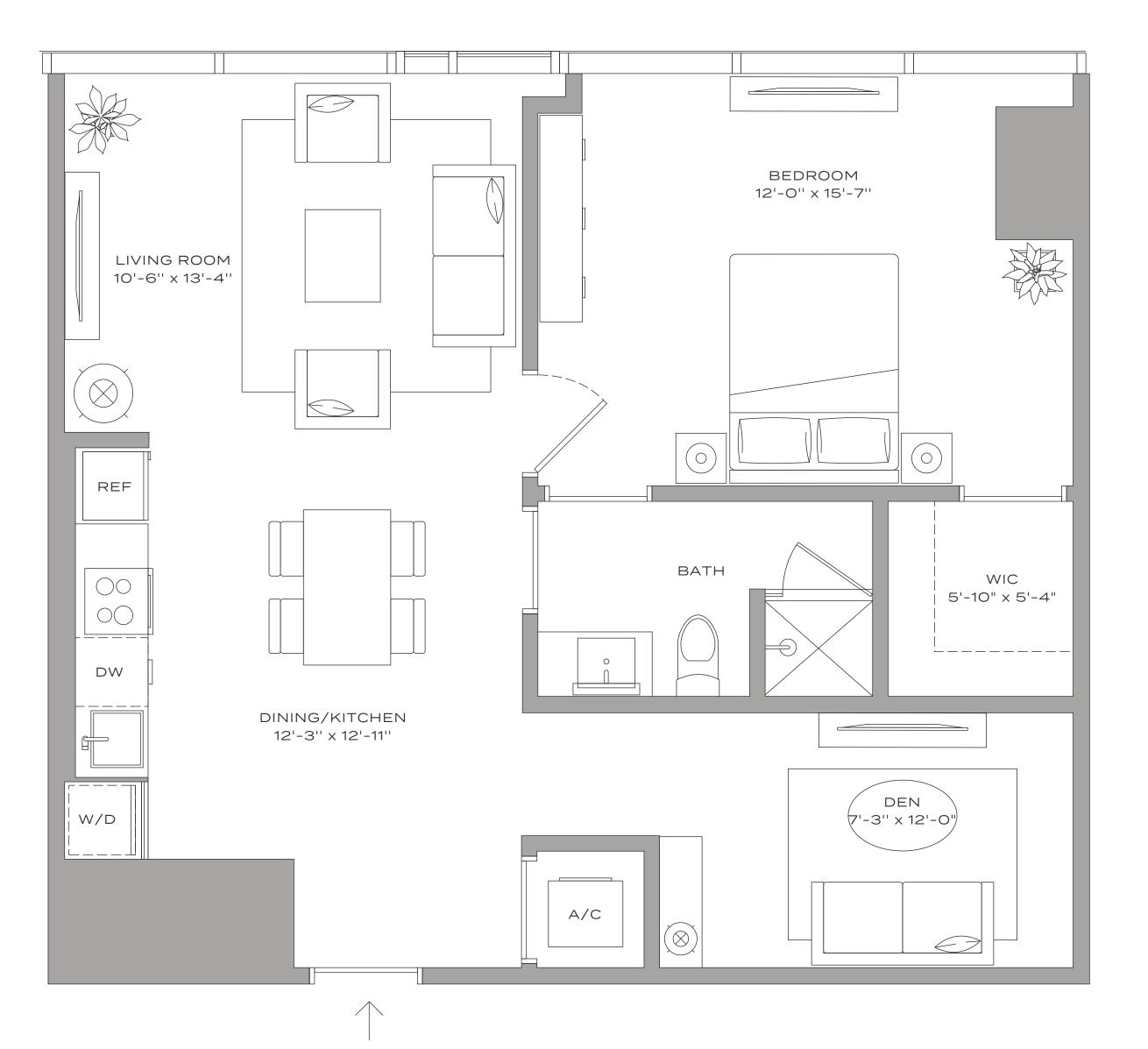


Residence A3 – 09

1BEDROOM + DEN / 1BATHROOM

791 SQFT / 73 M²

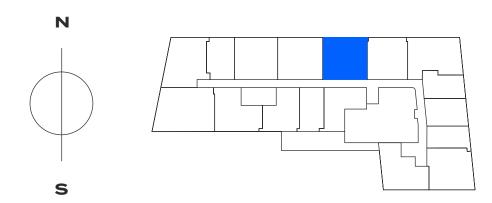


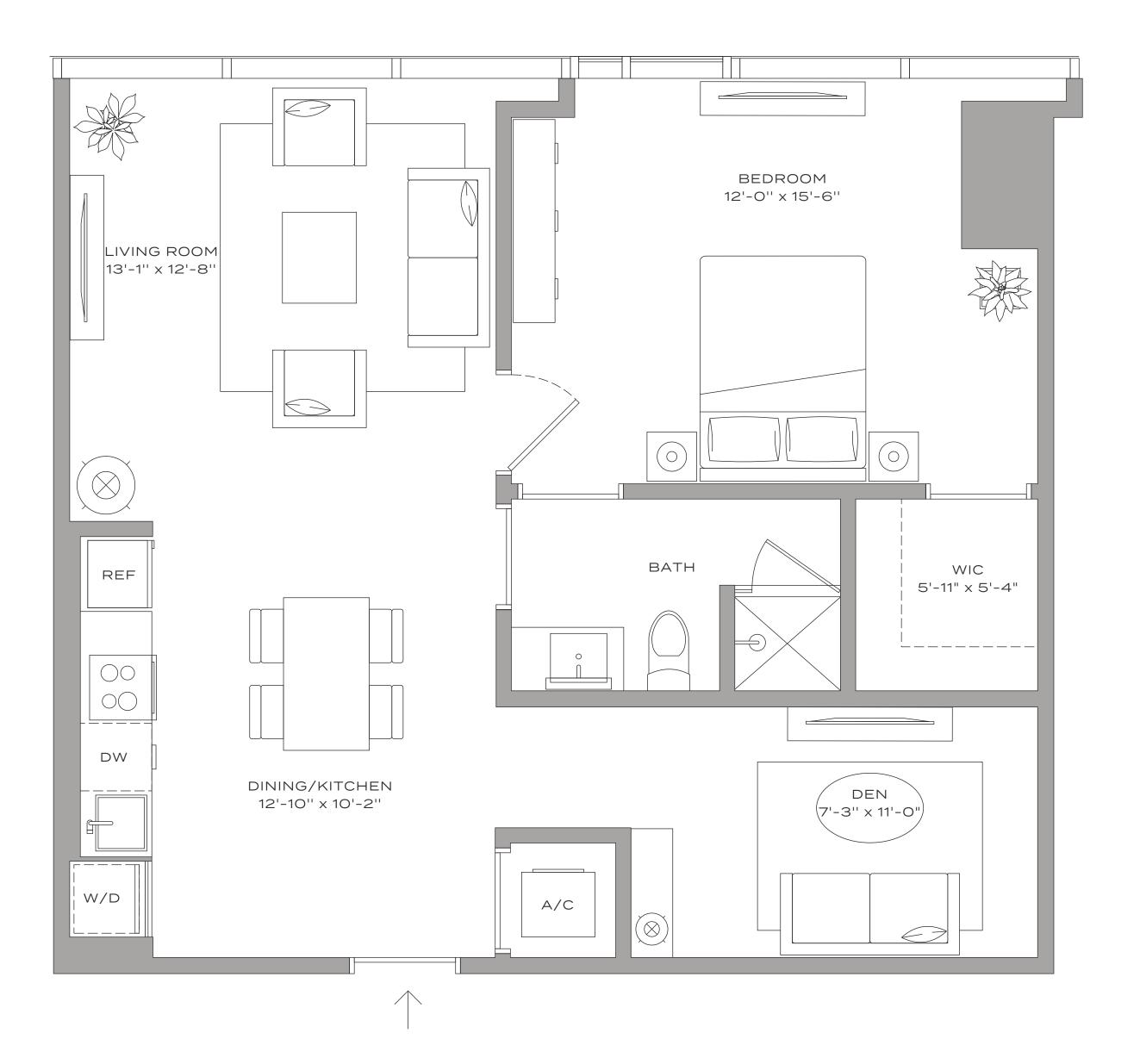


Residence A4 – O8

1BEDROOM + DEN / 1BATHROOM

774 SQFT / 72 M²

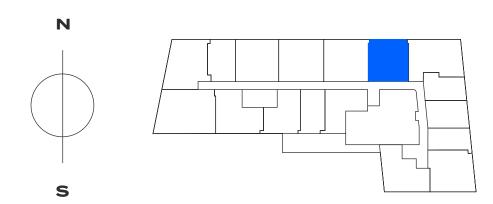


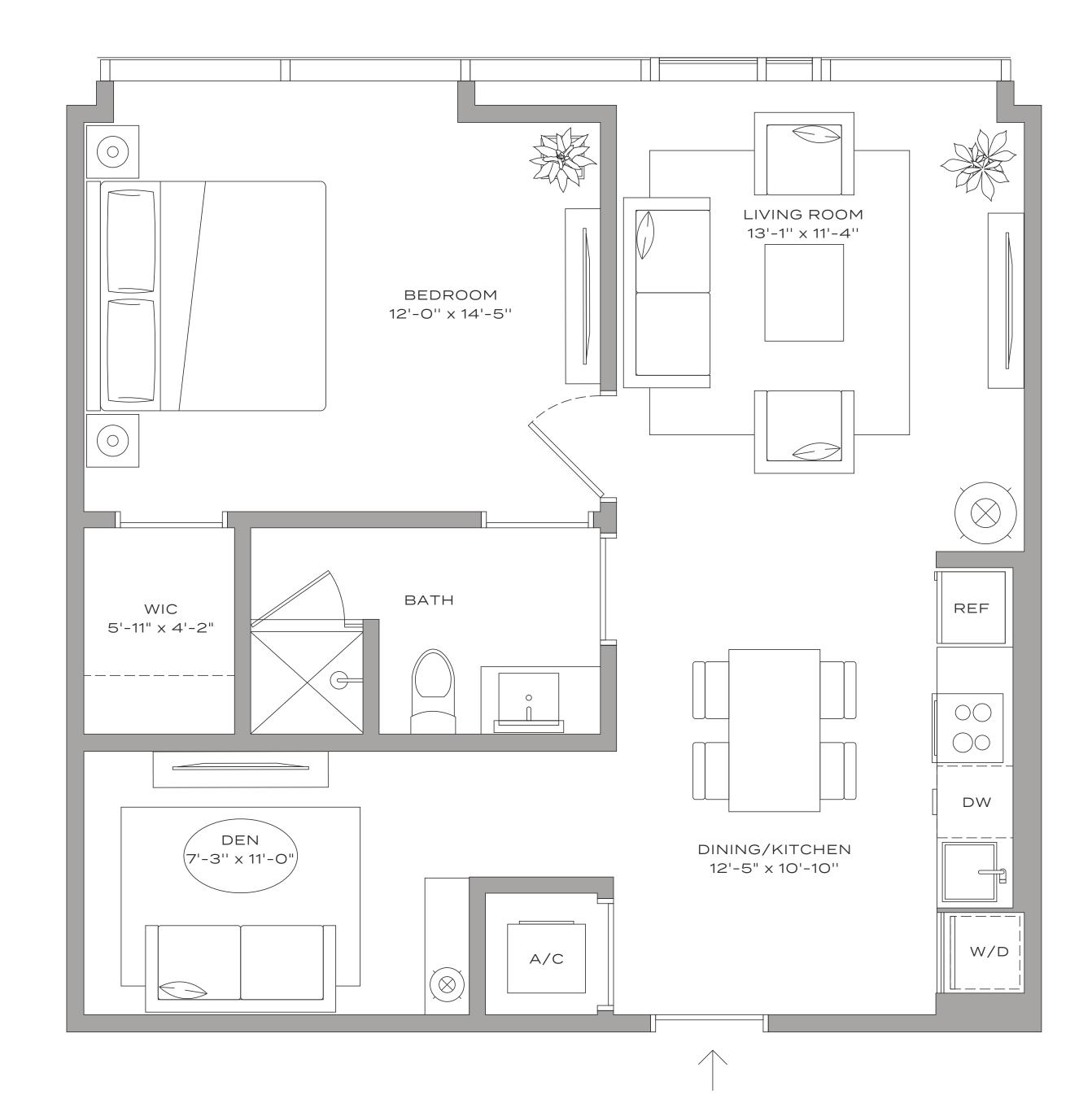


Residence A5 – O7

1 BEDROOM + DEN / 1 BATHROOM

705 SQFT / 65 M²

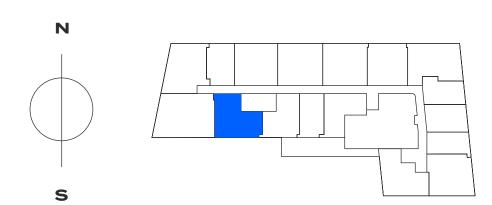




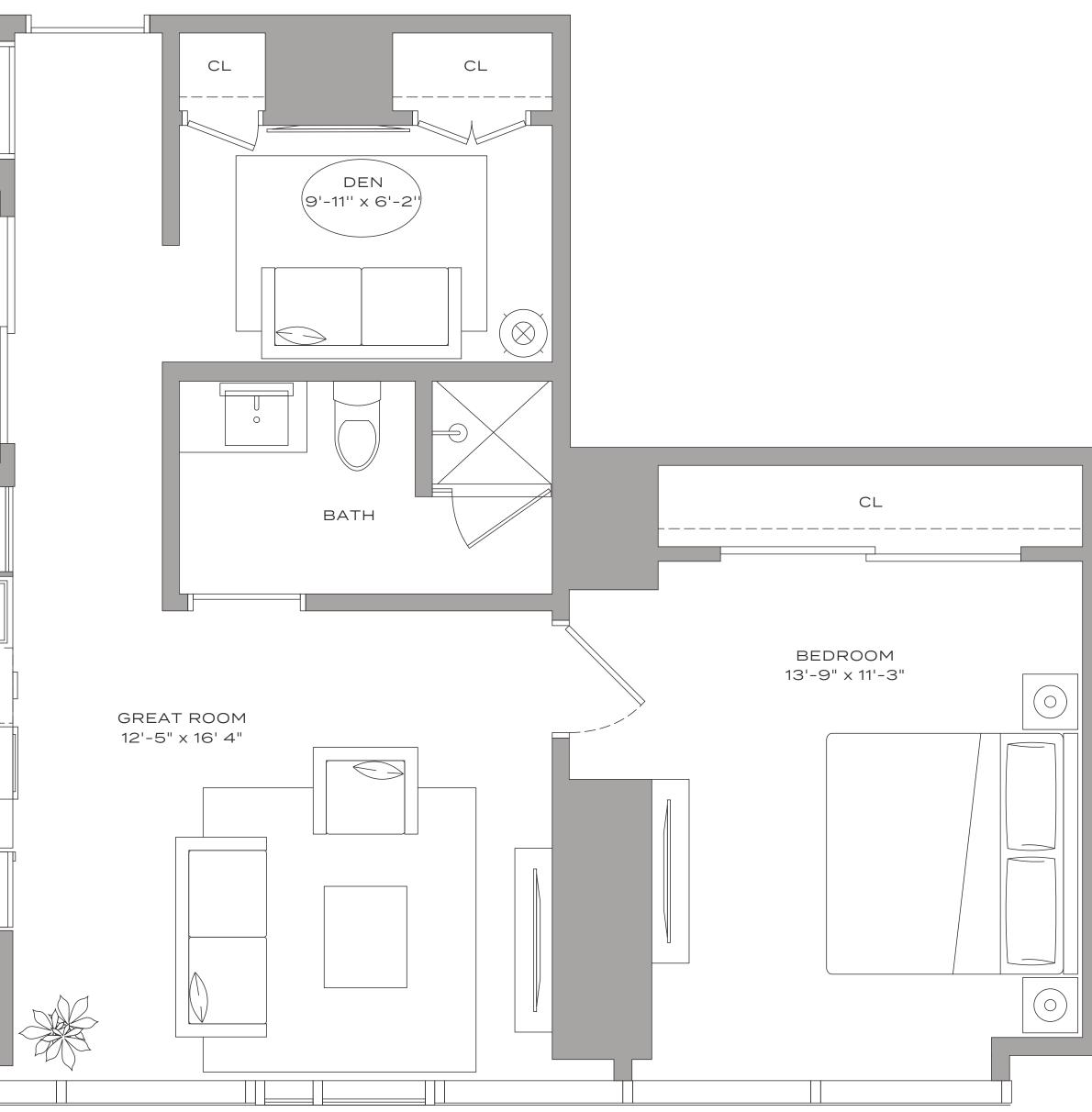
Residence A6 – 14

1 BEDROOM + DEN / 1 BATHROOM

732 SQFT / 68 M²





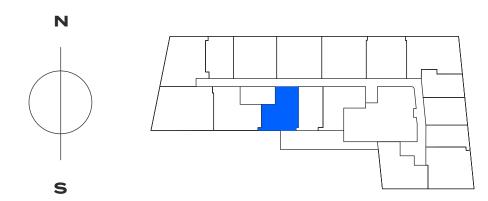


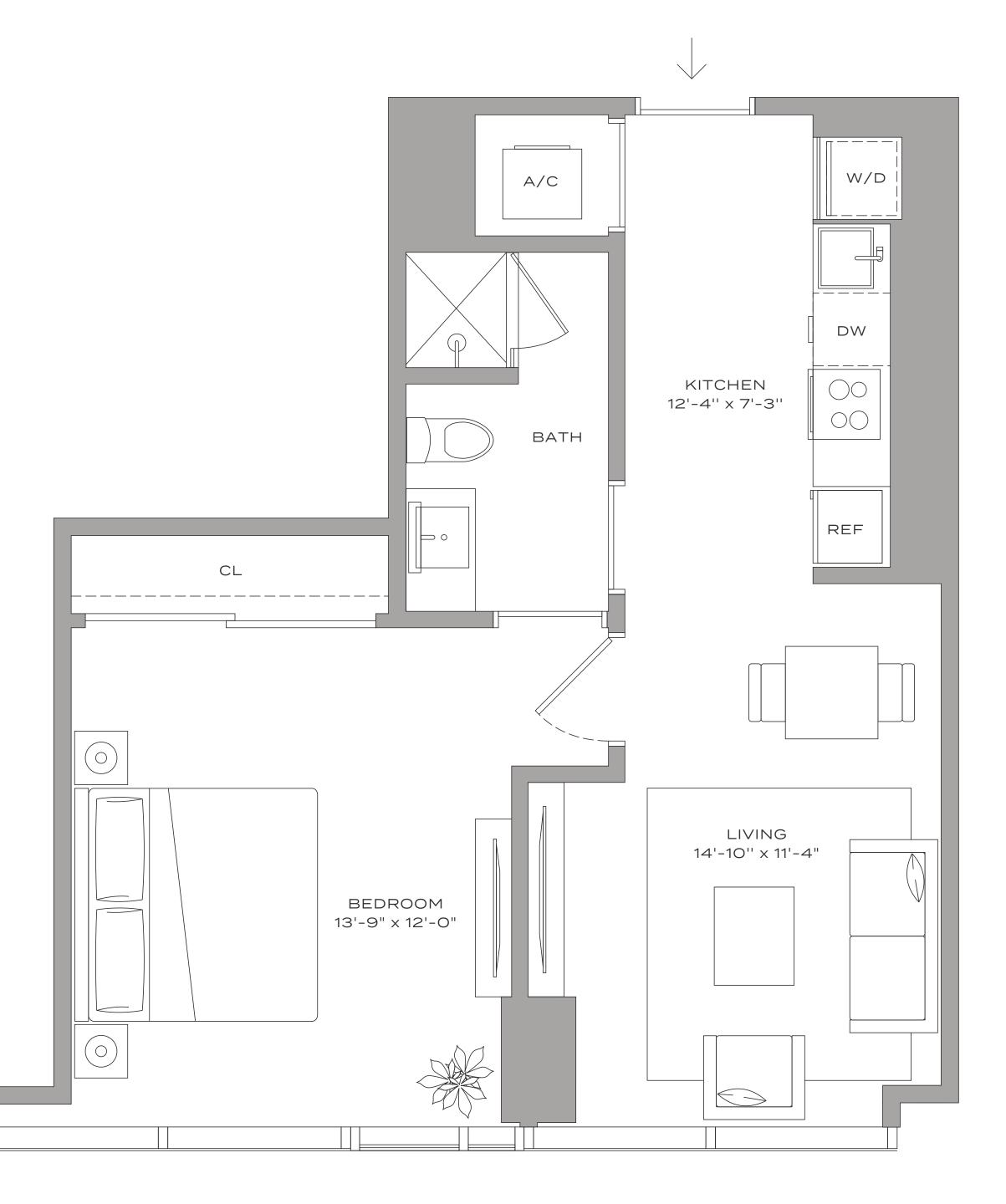


Residence A7 – 15

1 BEDROOM / 1 BATHROOM

588 SQFT / 55 M²

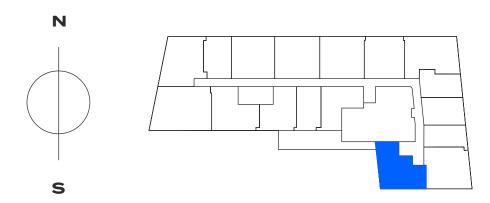


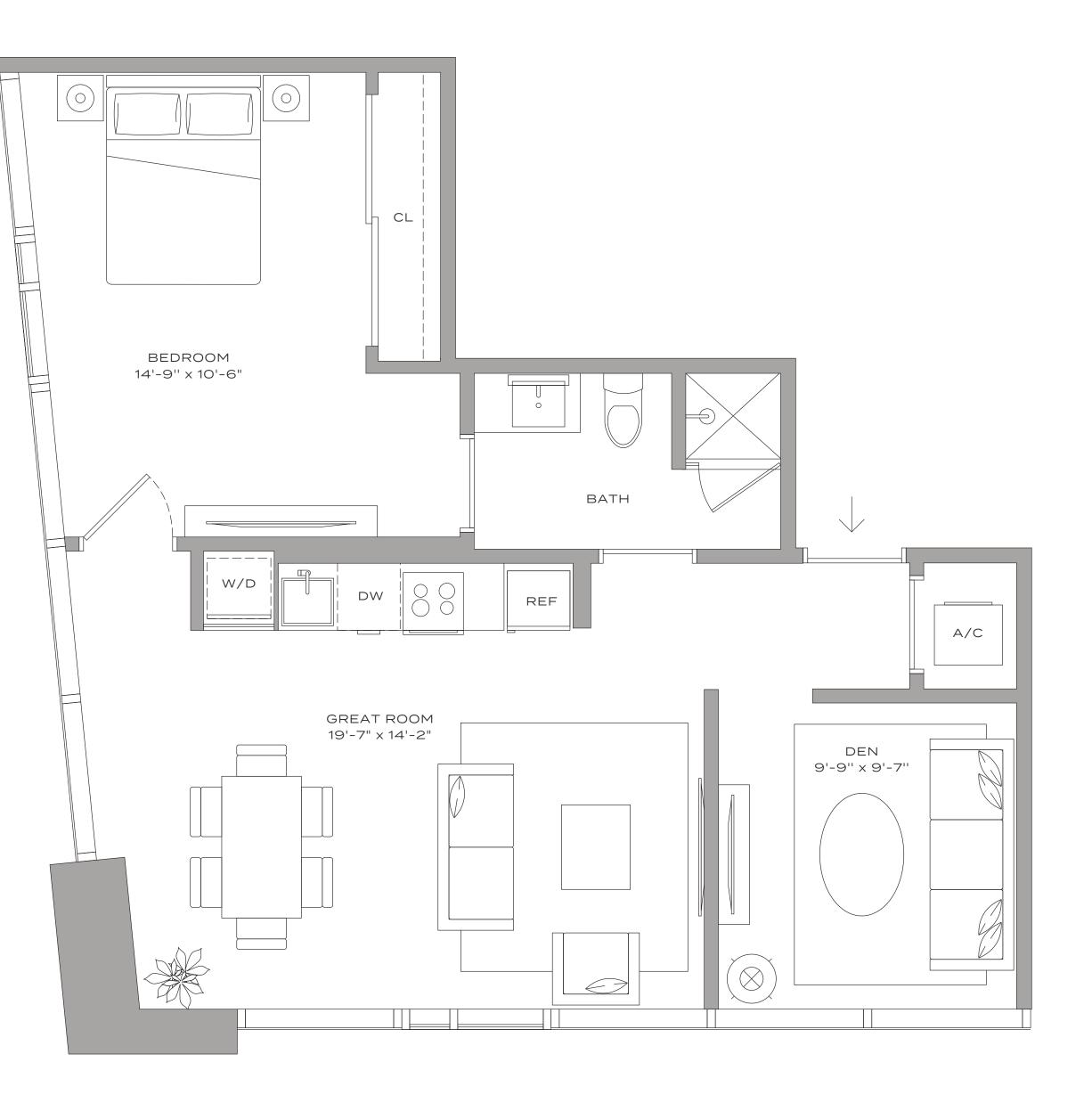


Residence A8 – O1

1 BEDROOM + DEN / 1 BATHROOM

713 SQFT / 66 M²

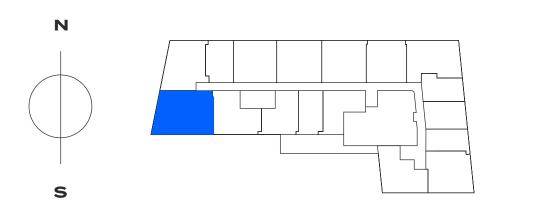




Residence B1 – 13

2 BEDROOMS / 1 BATHROOM

1,046 SQFT / 97 M²

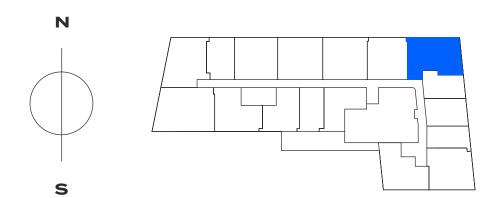


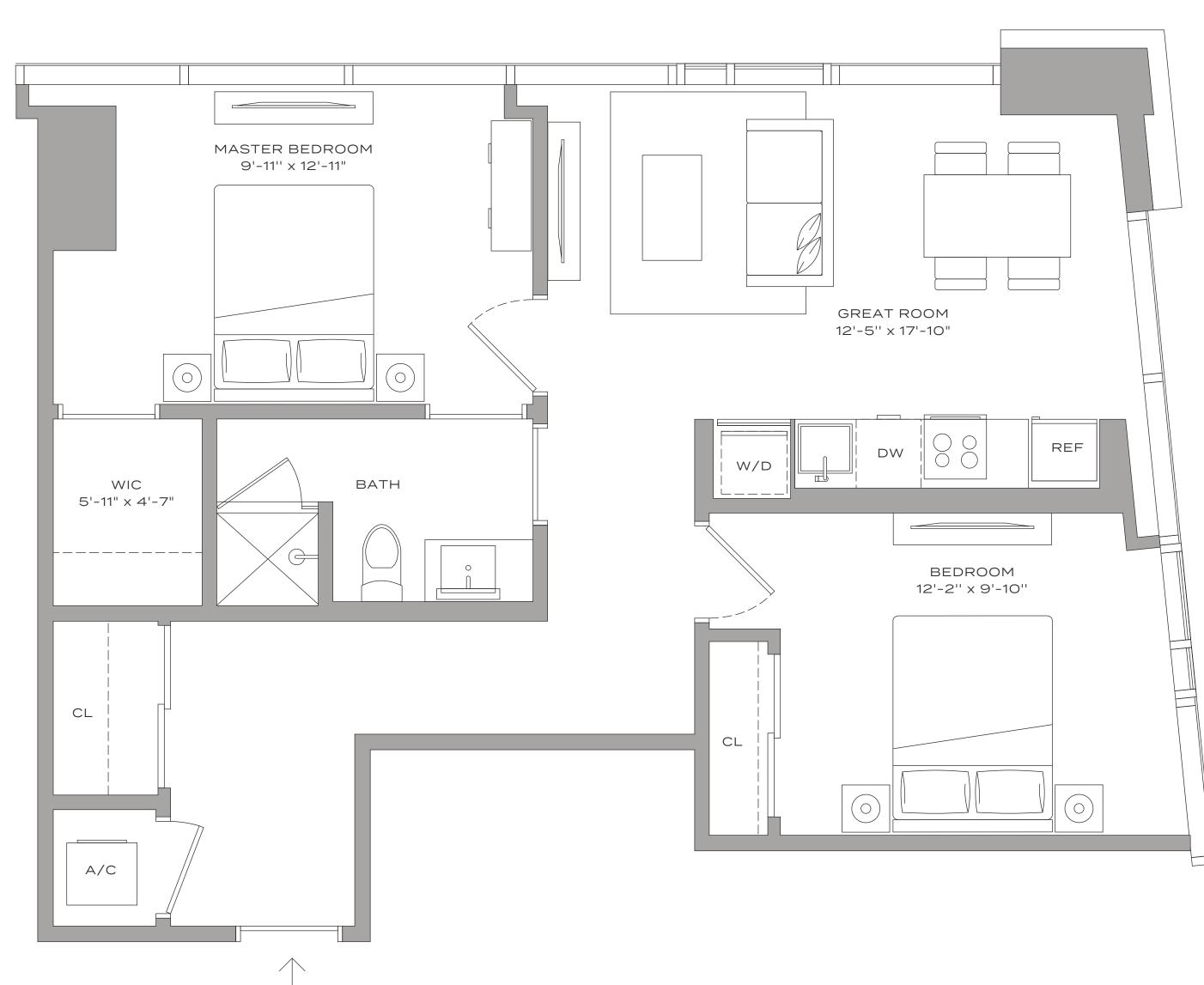


Residence B2 – O6

2 BEDROOMS / 1 BATHROOM

804 SQFT / 75 M²



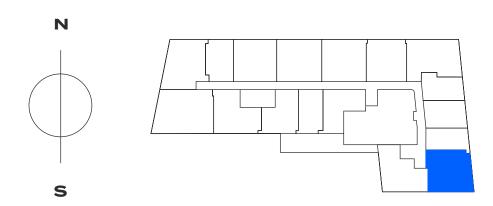


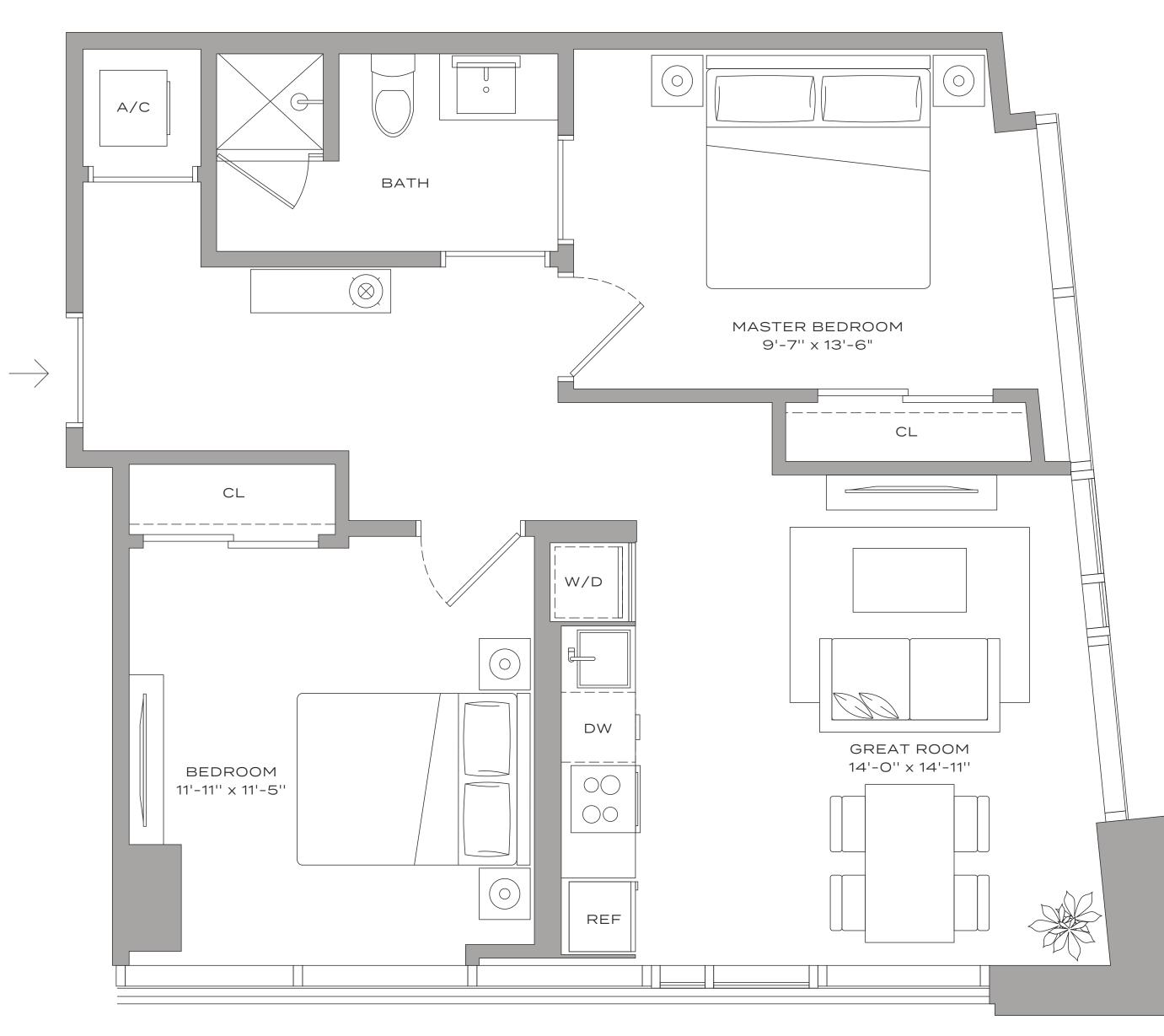


Residence B3 – O2

2 BEDROOMS / 1 BATHROOM

750 SQFT / 70 M²







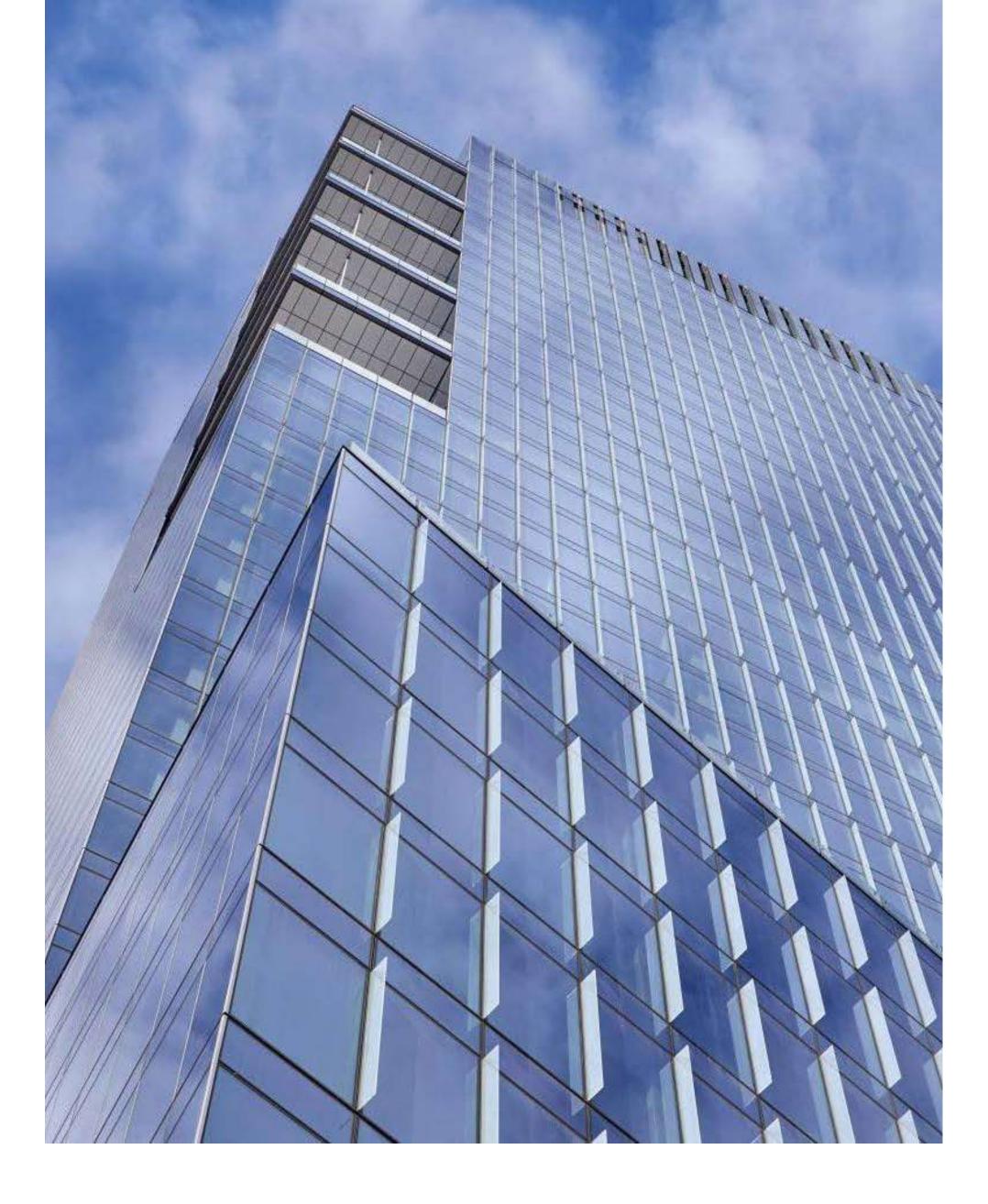


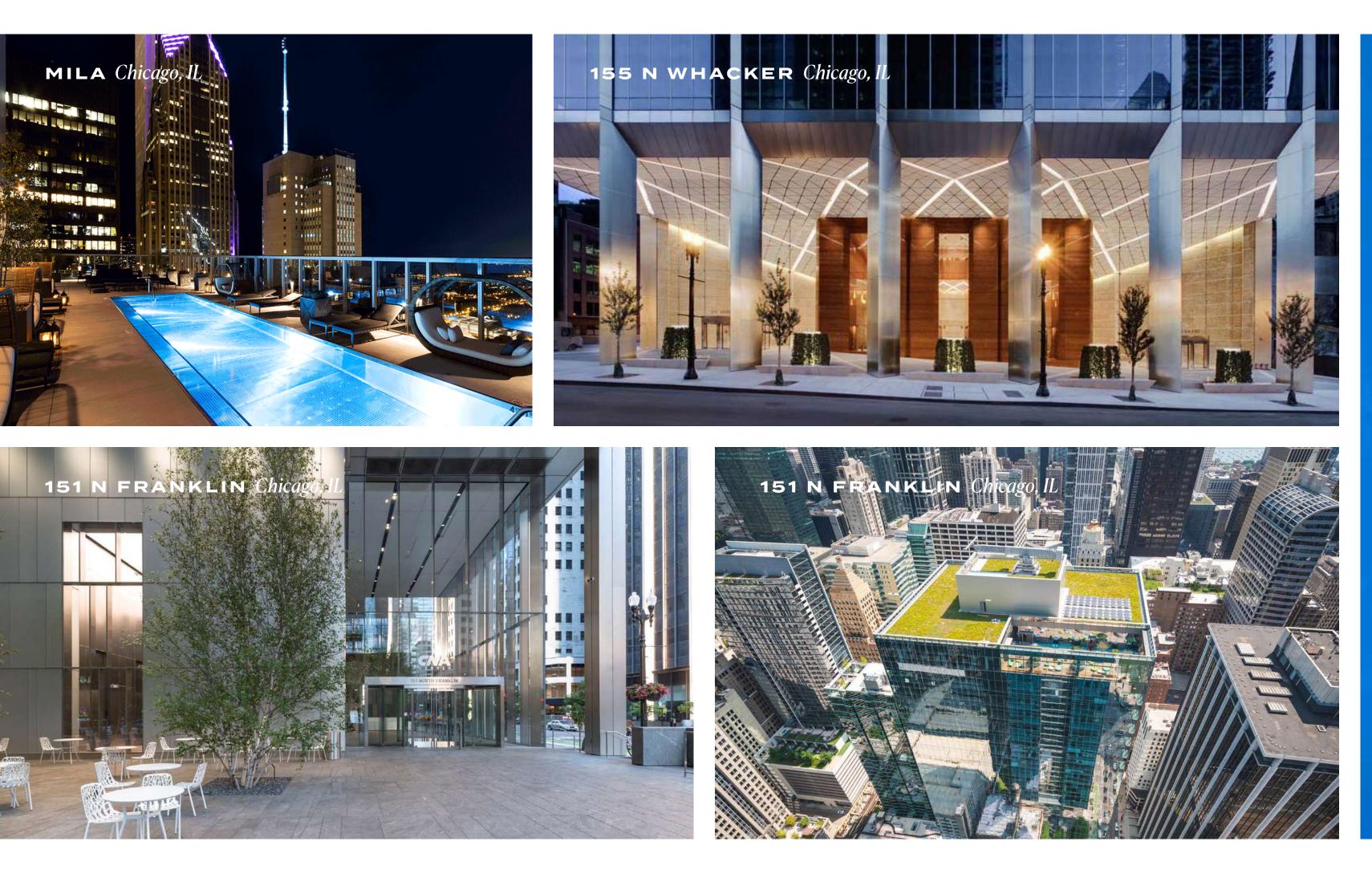
A COLLECTION OF INDUSTRY EXPERTS



JOHN BUCK COMPANY

Founded in 1981, The John Buck Company is a premier, vertically integrated real estate investment, development, and operating company focused on major U.S. urban markets. JBC has successfully acquired, developed, or redeveloped over 47 million square feet of office, residential, hotel, retail, and mixed-use properties, including 5,500+ residential units.











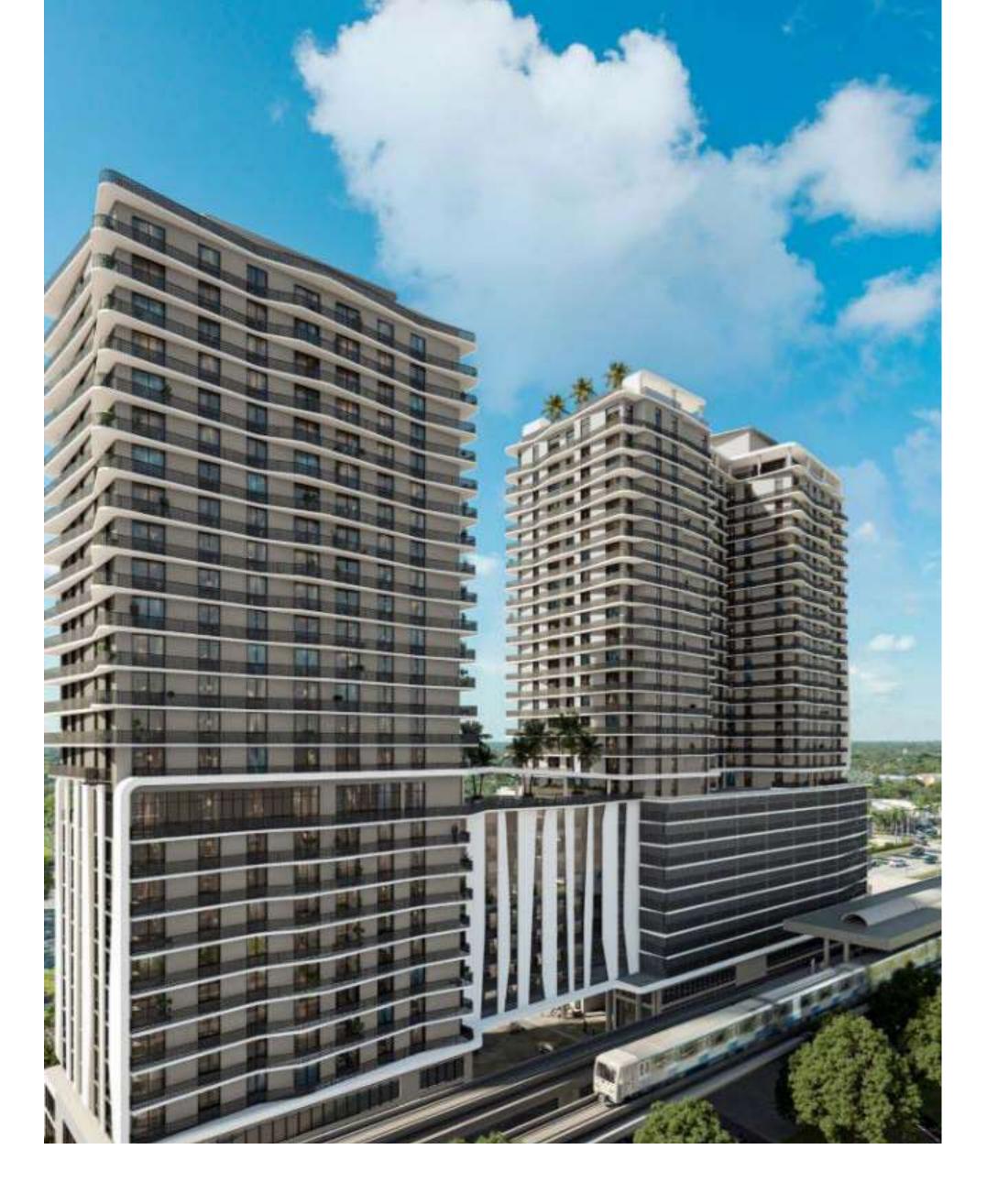






FLORIDA VALUE PARTNERS

Founded in 2008 in Miami. Florida Value Partners is a real estate private equity platform. The principals of FVP have designed and executed opportunistic investment programs nationally and have managed over \$1 billion across land development, multifamily, commercial, and alternative real estate strategies.







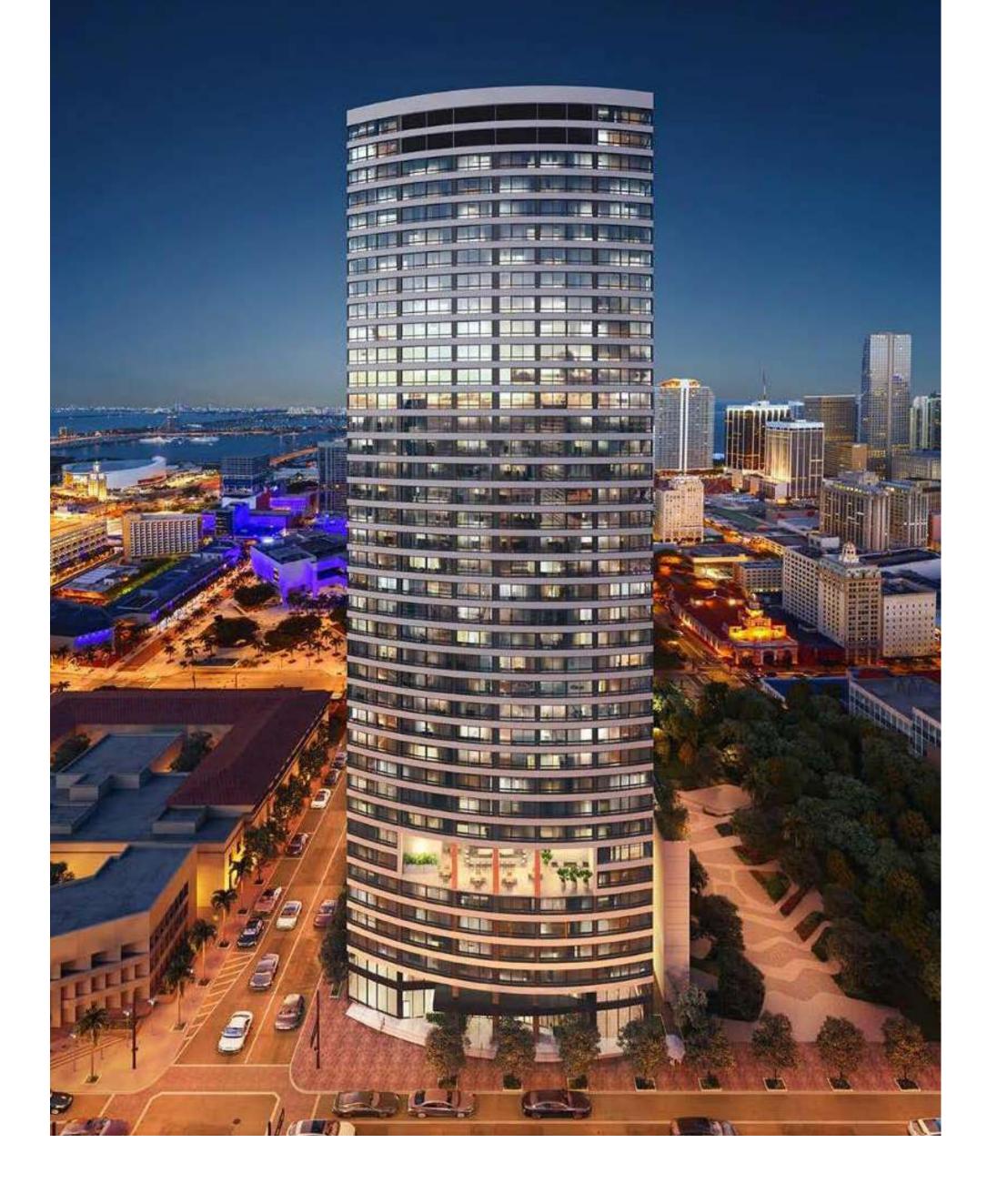






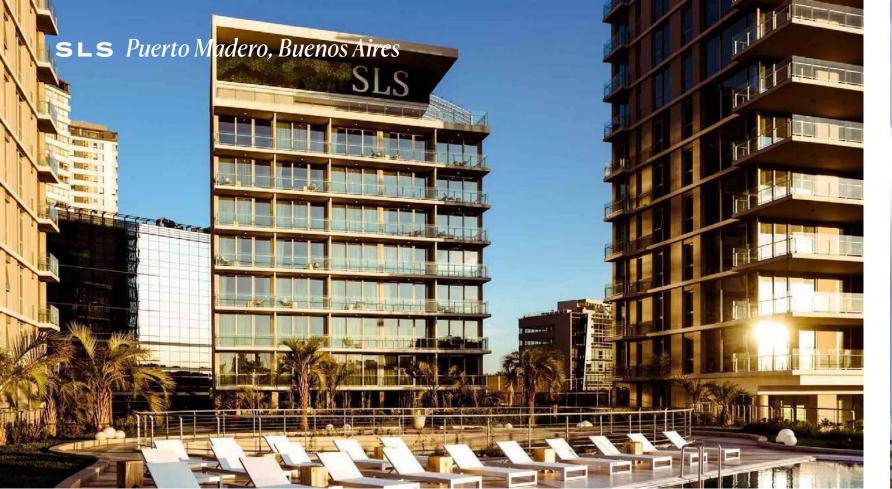
BH GROUP

BH Group is a real estate private equity platform headquartered in Aventura that focuses on luxury residential, land, office, and mixed-use assets in prime locations. BH Group has completed more than 1,000 luxury residential units with marketleading real estate companies.





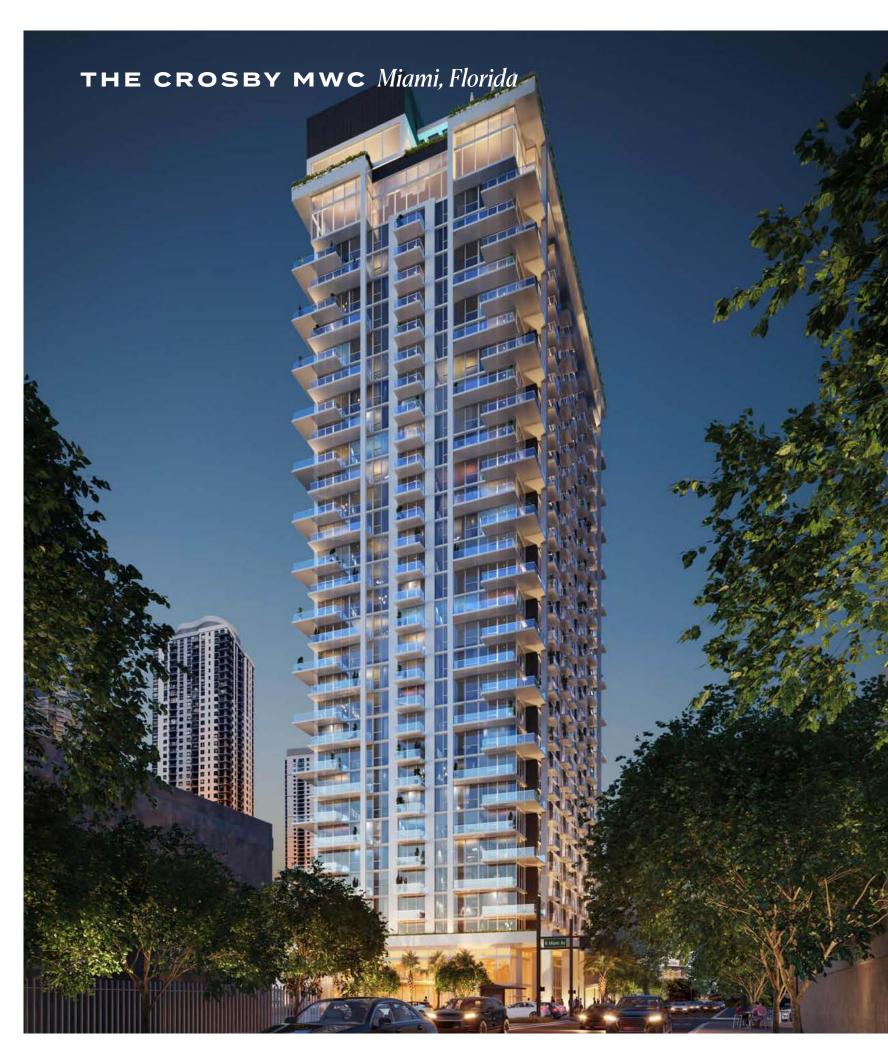






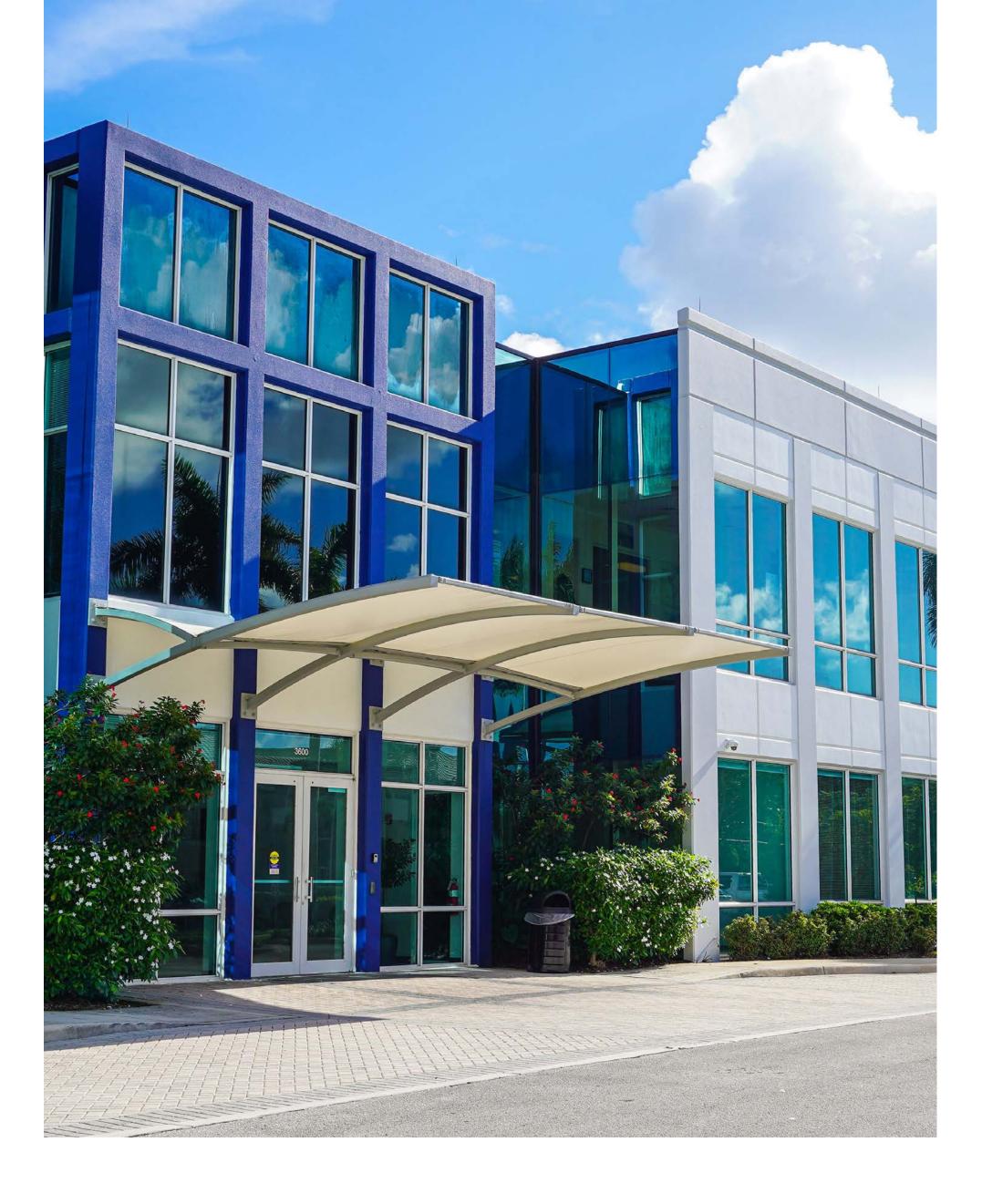


HYDE HOTEL AND RESIDENCES Miami, Florida



PEBB ENTERPRISES

Founded in 1973, PEBB Enterprises is a full-service private equity family office focused on the investment and development of high-quality shopping centers, office buildings, and mixed-use developments across the country.

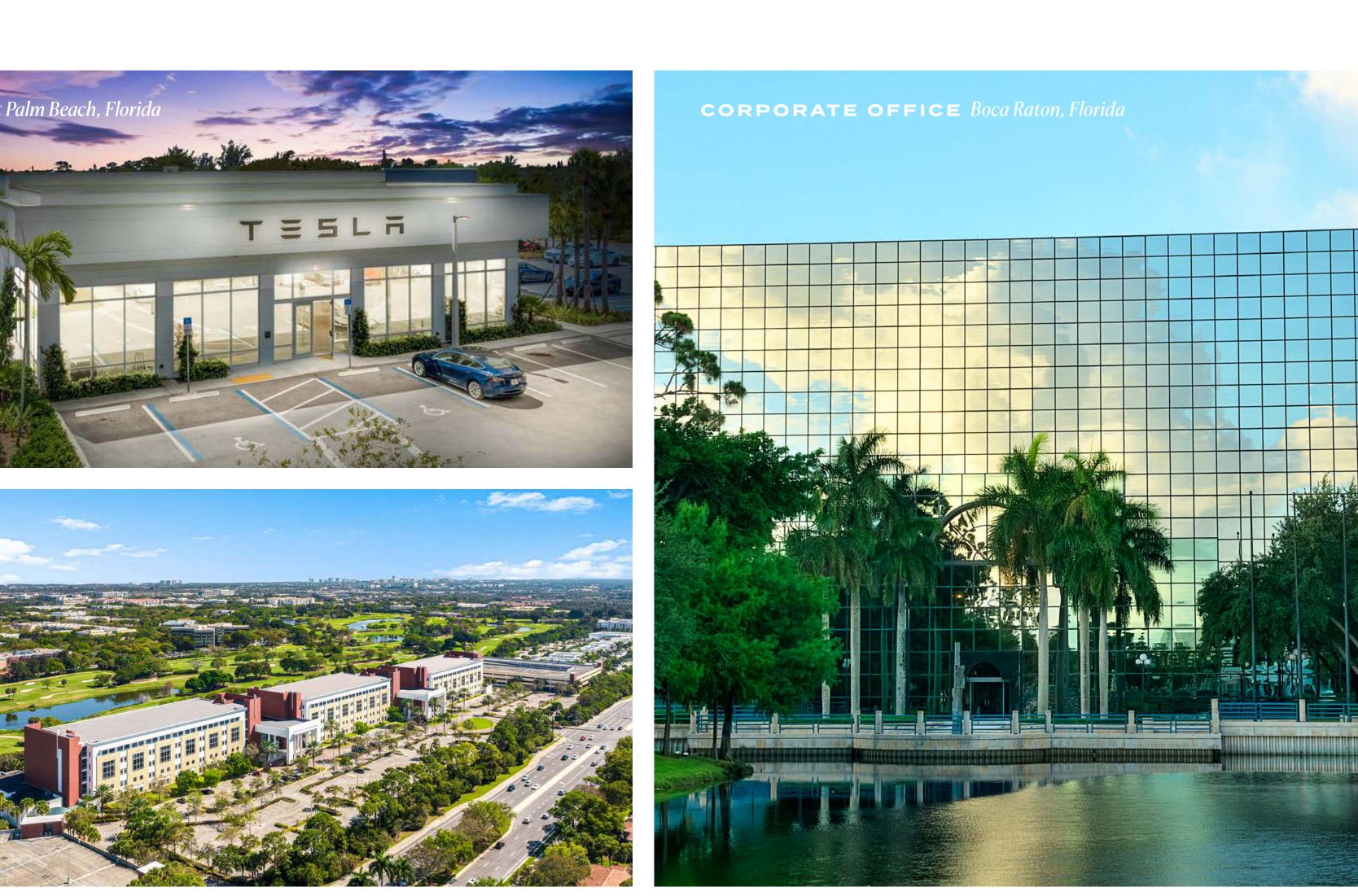






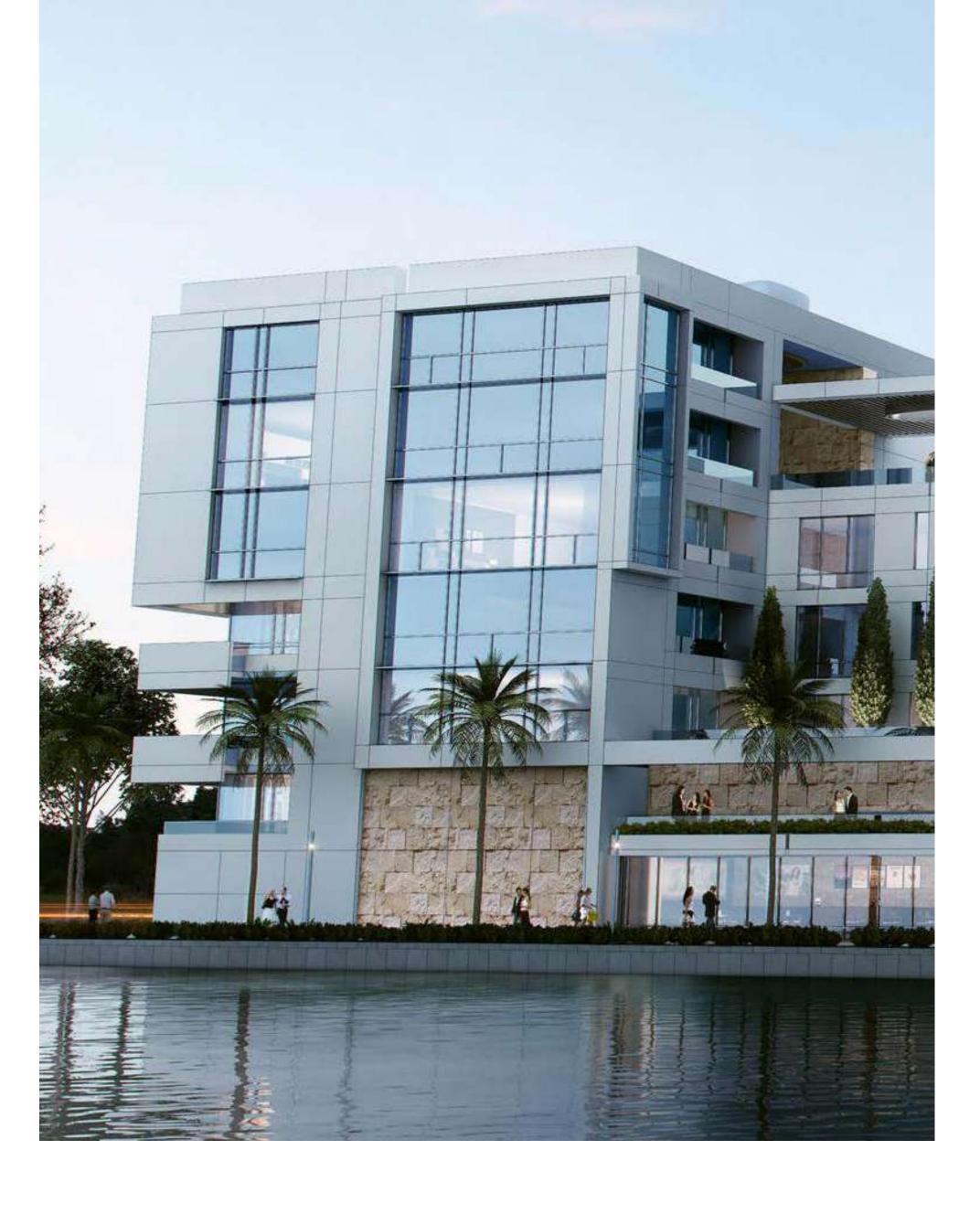




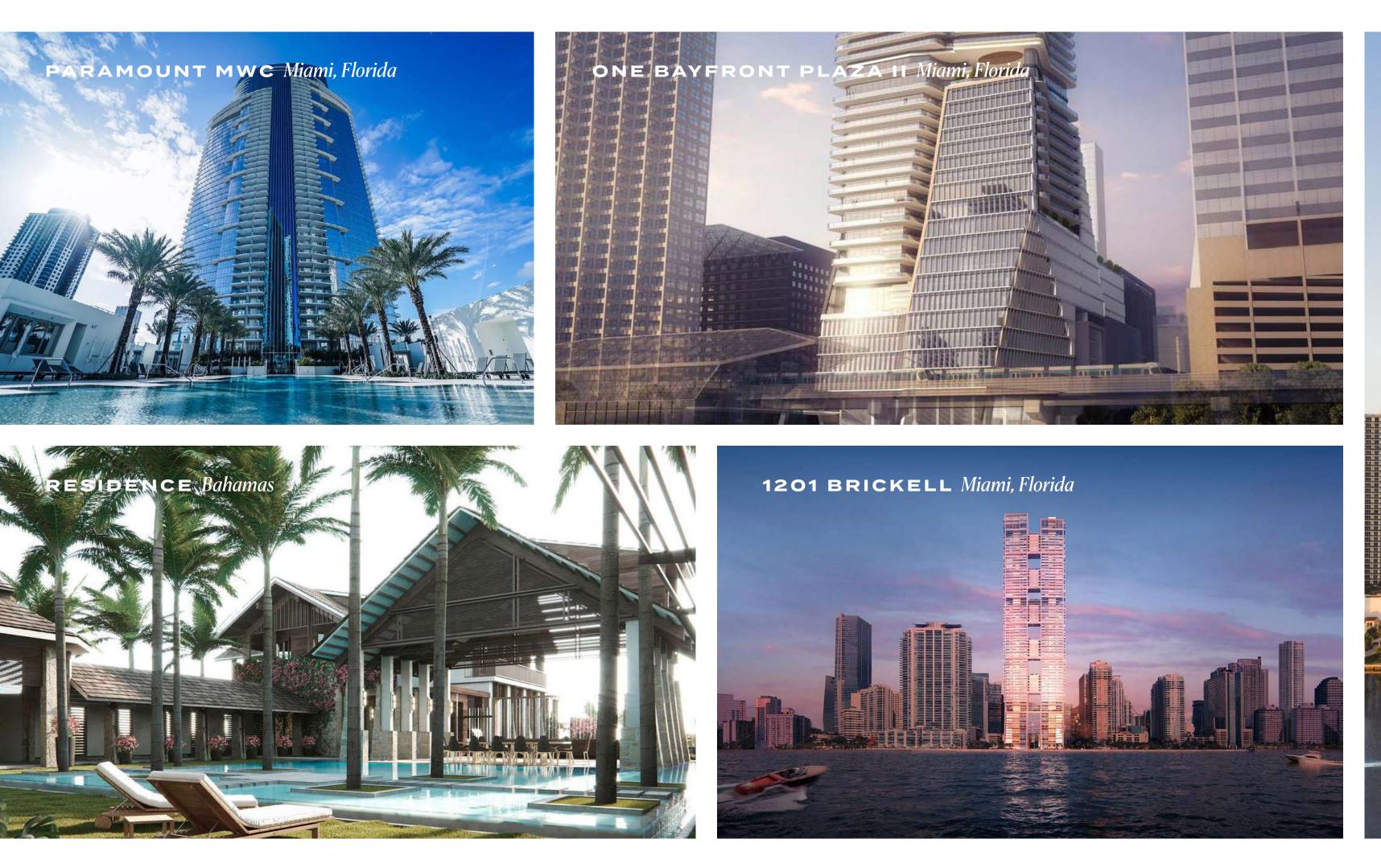


ODP ARCHITECTS

ODP Architecture & Design is a full-service architecture, interior, and planning firm providing high-end custom architecture, interiors, and furniture designs. The firm has partnered with International "Star-chitect" firms on several prominent South Florida projects including Zaha Hadid Miami's One Thousand Museum and Elkus Manfredi's Paramount at Miami Worldcenter.



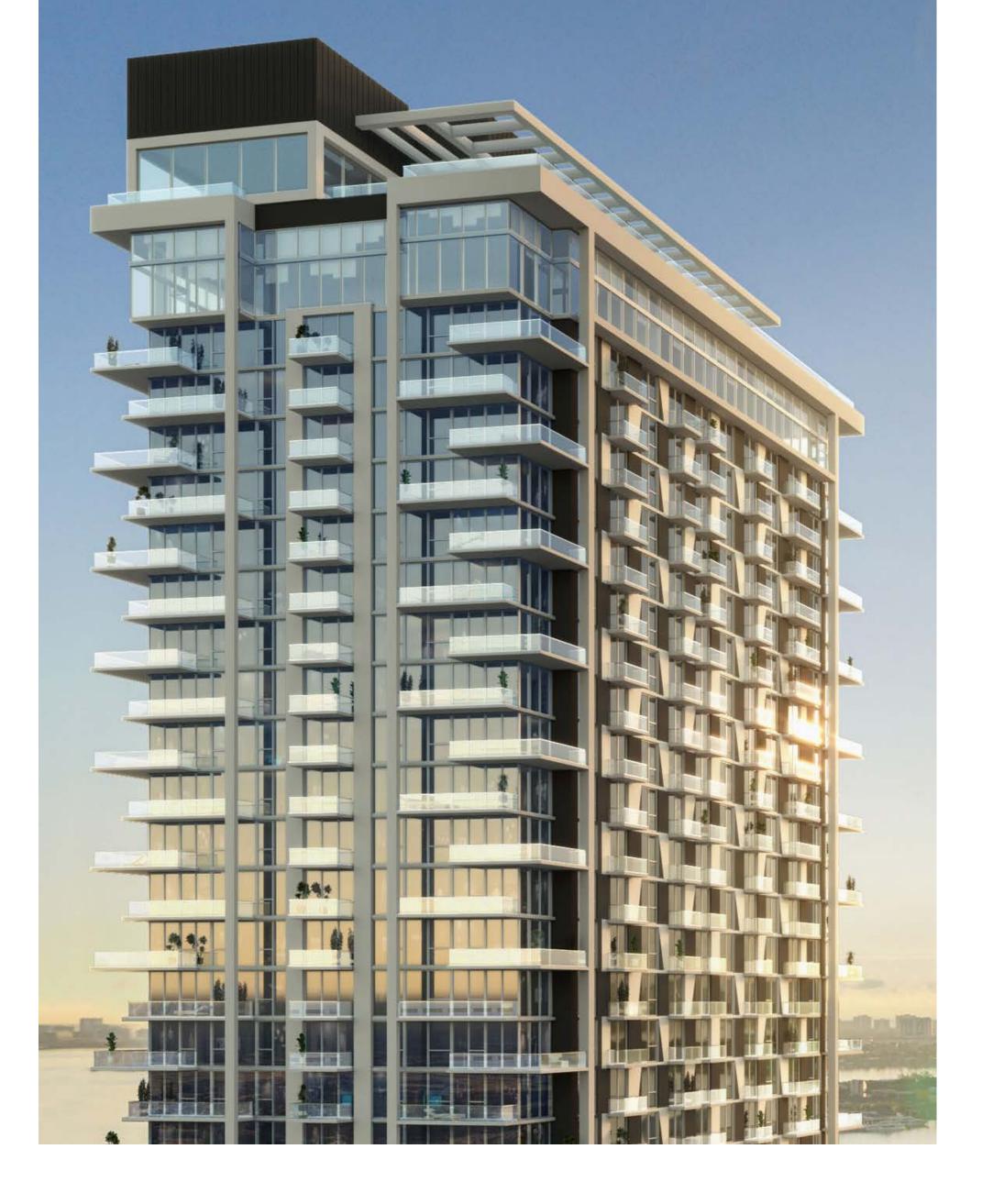






ONEWORLD PROPERTIES

OneWorld Properties is a full-service real estate company that has successfully sold over 5,000 units, totaling over \$4 billion in residential sales. Founded by Peggy Olin, OneWorld Properties seeks to go beyond a typical brokerage by partnering with prestigious U.S. developers of luxury condominium buildings.









PARAMOUNT MIAMI WORLD CENTER Miami, Florida





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