

PROJECT FACTS:

ARCHITECT:
INTERIOR DESIGN:
LANDSCAPE ARCHITECT:
DEVELOPED BY:
SALES & MARKETING:
FSTIMATED COMPLETION:

ARQUITECTONICA
URBAN ROBOT
URBAN ROBOT
SIXTH STREET MIAMI PARTNERS LLC
CERVERA REAL ESTATE
SPRING 2024

OVERVIEW:

STUDIO, 1-, 2-BEDROOM UNITS / 410SF — 910SF FROM THE \$550s DELIVERY FARLY 2024

BUILDING FEATURES:

- / 51-story landmark building designed by internationally acclaimed architecture firm. Arquitectonica.
- / Prime downtown location next to Miami World Center
- Optimal train transit locations
- / Approved for short-term rentals
- / Spectacular panoramic ocean, Biscayne Bay and Miami skyline views
- / Double-height lobby with floor-to-ceiling windows
- / 24-hour welcome desk
- / 24-hour valet parking
- / 24-hour secure access
- Advanced technology smart-building with high-speed fiber-optic wireless internet access throughout common areas
- / Cutting-edge green building technology
- / Six high-speed passenger elevators with access control
- / On-site hospitality management
- / Over 9,000 sq ft of ground level retail with known food and
- / Three floors of dedicated amenity space including wellness, culinary, conference center and pool
- / Three floors of private office space for lease

BUILDING AMENITIES:

FEATURING 70,000 SF OF BUILDING AMENITIES INCLUDING:

- / Flexible ballrooms
- / Multiple private meeting & boardrooms
- / Flexible breakout areas
- / Video capable conference rooms
- / Cutting edge technology & connectivity
- / 9th Floor outdoor restaurant with retractable roof
- / Glamorous steakhouse
- / Craft cocktail lounge
- / Media lounge
- / 16,000 sq ft poolside retreat with cabanas
- / Pool restaurant and bar
- / Bodega Taqueria
- / Ground floor coffee shop
- / Fully equipped, state-of-the-art fitness center
- / Outdoor terrace/training
- / Yoga studio
- / Hammam spa
- / Sauna & steam rooms
- / 5 Treatment Rooms
- / Gym locker rooms with showers and changing areas
- Private beach club access on Miami Beach
- / Shuttle service to Port of Miam
- / Kids' playroom





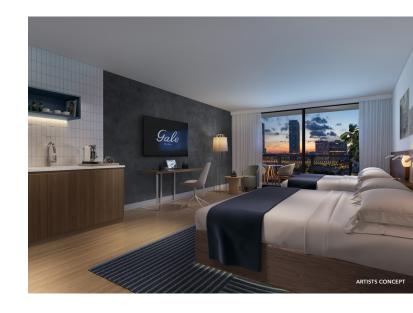
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KITCHEN/DINING:

MASTER BATHROOM:

FEATURES:

- Panoramic Biscayne Bay, and Miami skyline views



SALES CENTER / TEN MUSEUM PARK 1040 BISCAYNE BLVD., 3RD FLOOR, MIAMI, FL 33132 GALEMIAMI.COM @GALEHOTELS

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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 LESSES.

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