Abstract geometric lines in the bottom left corner, consisting of several horizontal and diagonal lines that create a stepped, architectural effect.

HUB

MIAMI RESIDENCES

# THE EPICENTER OF MIAMI LIFESTYLE

At HUB Miami, sleek architecture meets modern spaces and thoughtfully curated amenities that seamlessly blend work and leisure. Discover everything under one roof for the perfect balance of life, work, and play in downtown Miami.

## RESIDENTIAL MIX

Studio	394 – 475 SQFT	37 – 44 M <sup>2</sup>
Studio + Den	589 SQFT	55 M <sup>2</sup>
1 Bedroom	588 SQFT	55 M <sup>2</sup>
1 Bedroom + Den	705 – 791 SQFT	65 – 73 M <sup>2</sup>
2 Bedroom	750 – 1,046 SQFT	70 – 97 M <sup>2</sup>



## DEVELOPMENT TEAM

The John Buck Company  
Florida Value Partners  
BH Group  
PEBB Enterprises

## ARCHITECT

ODP Architects

## INTERIOR DESIGN

One Line Design Studio

## DEPOSIT STRUCTURE

10% @ RESERVATION  
10% @ CONTRACT  
20% @ GROUNDBREAKING  
10% @ TOP OFF  
50% @ CLOSING



## A HYPER-CONNECTED LIVE-WORK LIFESTYLE

306

Residences

245k

SQFT of Office Space

## BUILDING AMENITIES

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

## LEVEL 22

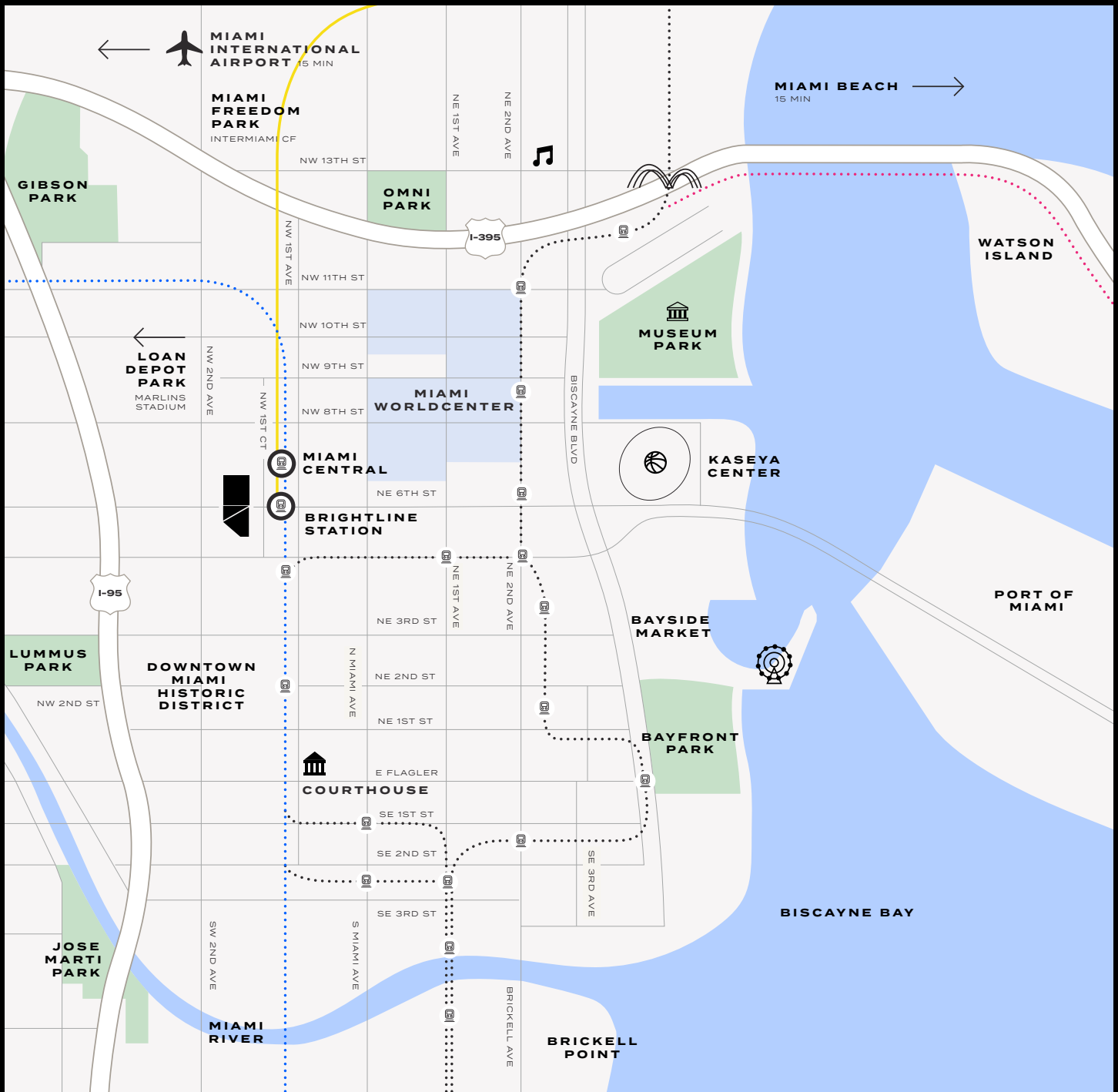
- Resident lounge and entertainment room
- Co-working lounge with offices and phone pods
- State-of-the-art fitness center
- Yoga and spin room
- Spa with sauna and cold plunge pool

## ROOFTOP

- Sky Lounge bar
- Resort-style pool with lounge seating

## RESIDENTIAL FEATURES

- 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



The John Buck Company



FLORIDA VALUE PARTNERS



This is not intended to be an offer to sell, or solicitation to buy, condominium units to residents of any jurisdiction where prohibited by law, and your eligibility for purchase will depend upon your state of residency. This offering is made only by the prospectus for the condominium and no statement should be relied upon if not made in the prospectus. The sketches, renderings, graphic materials, plans, specifications, terms, conditions and statements contained in this brochure are proposed only, and the Developer reserves the right to modify, revise or withdraw any or all of same in its sole discretion and without prior notice. All improvements, designs and construction are subject to first obtaining the appropriate federal, state and local permits and approvals for same. These drawings and depictions are conceptual only and are for the convenience of reference and including artists renderings. They should not be relied upon as representations, express or implied, of the final detail of the residences or the Condominium. The developer expressly reserves the right to make modifications, revisions, and changes it deems desirable in its sole and absolute discretion. All depictions of appliances, counters, soffits, floor coverings and other matters of detail, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each Unit. The photographs contained in this brochure may be stock photography or have been taken off-site and are used to depict the spirit of the lifestyles to be achieved rather than any that may exist or that may be proposed, and are merely intended as illustrations of the activities and concepts depicted therein. Consult your Agreement and the Prospectus for the items included with the Unit. Dimensions and square footage are approximate and may vary with actual construction. HUB Miami Residences is not the project Developer. This Condominium is being developed by The John Buck Company, Florida Value Partners, BH Group, and Pebb Enterprises. Any and all statements, disclosures and/or representations shall be deemed made by Developer and not by Named Party and any purchaser agrees to look solely to Developer (and not to Named Party and/or any of its affiliates or principals) with respect to any and all matters relating to the marketing and/or development of the Condominium and with respect to the sales of units in the Condominium. The project graphics, renderings and text provided herein are copyrighted works owned by the developer. All rights reserved. Unauthorized reproduction, display or other dissemination of such materials is strictly prohibited and constitutes copyright infringement. No real estate broker is authorized to make any representations or other statements regarding the projects, and no agreements with, deposits paid to or other arrangements made with any real estate broker are or shall be binding on the developer. All prices are subject to change at any time and without notice, and do not include optional features or premiums for upgraded units. From time to time, price changes may have occurred that are not yet reflected on this brochure. Please check with the sales center for the most current pricing.