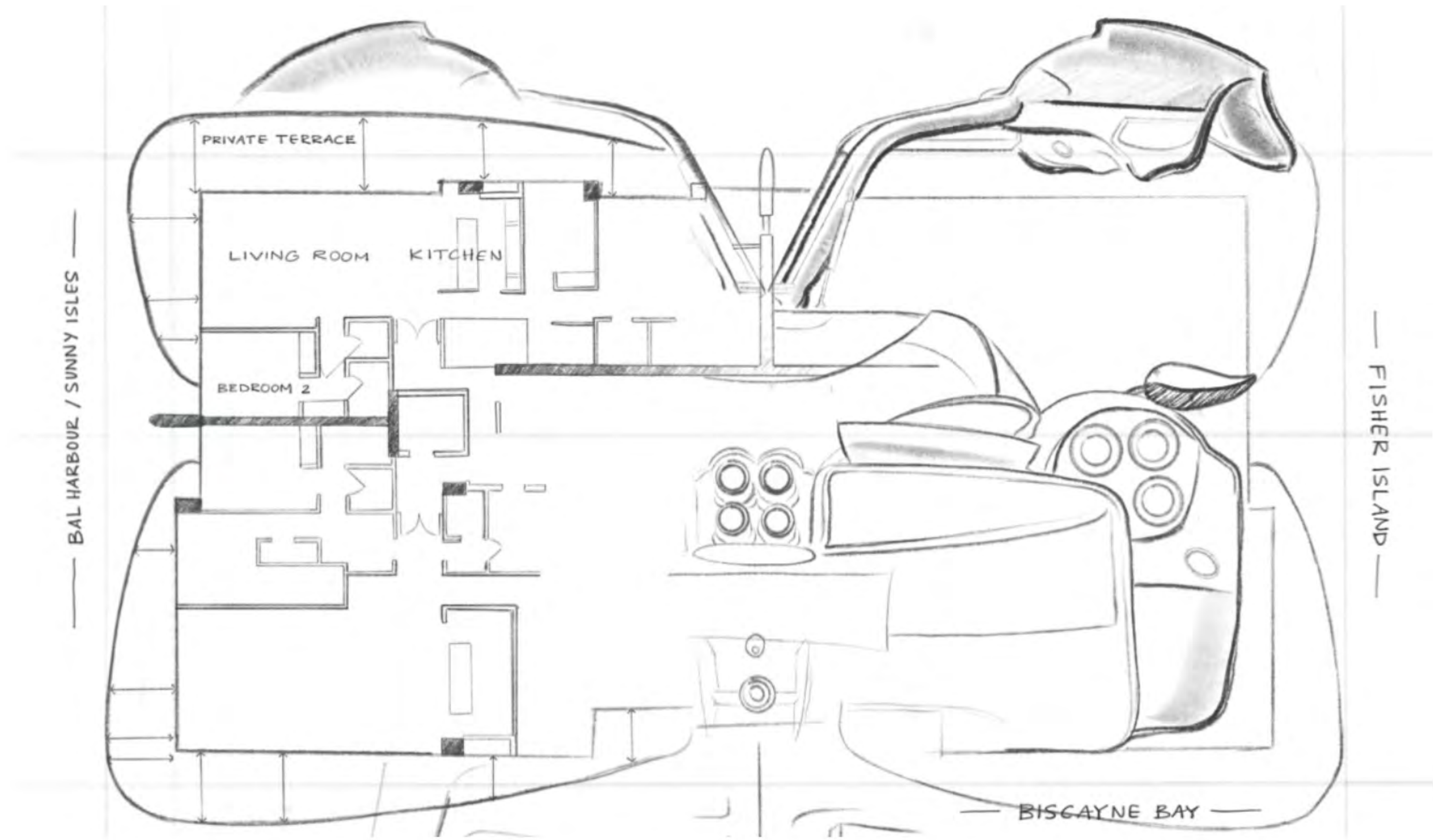




— RESIDENCES —

NORTH BAY VILLAGE, MIAMI

THE FIRST EVER PAGANI RESIDENCES



TEAM

DEVELOPER

RIVIERA
HORIZONS

ARCHITECT

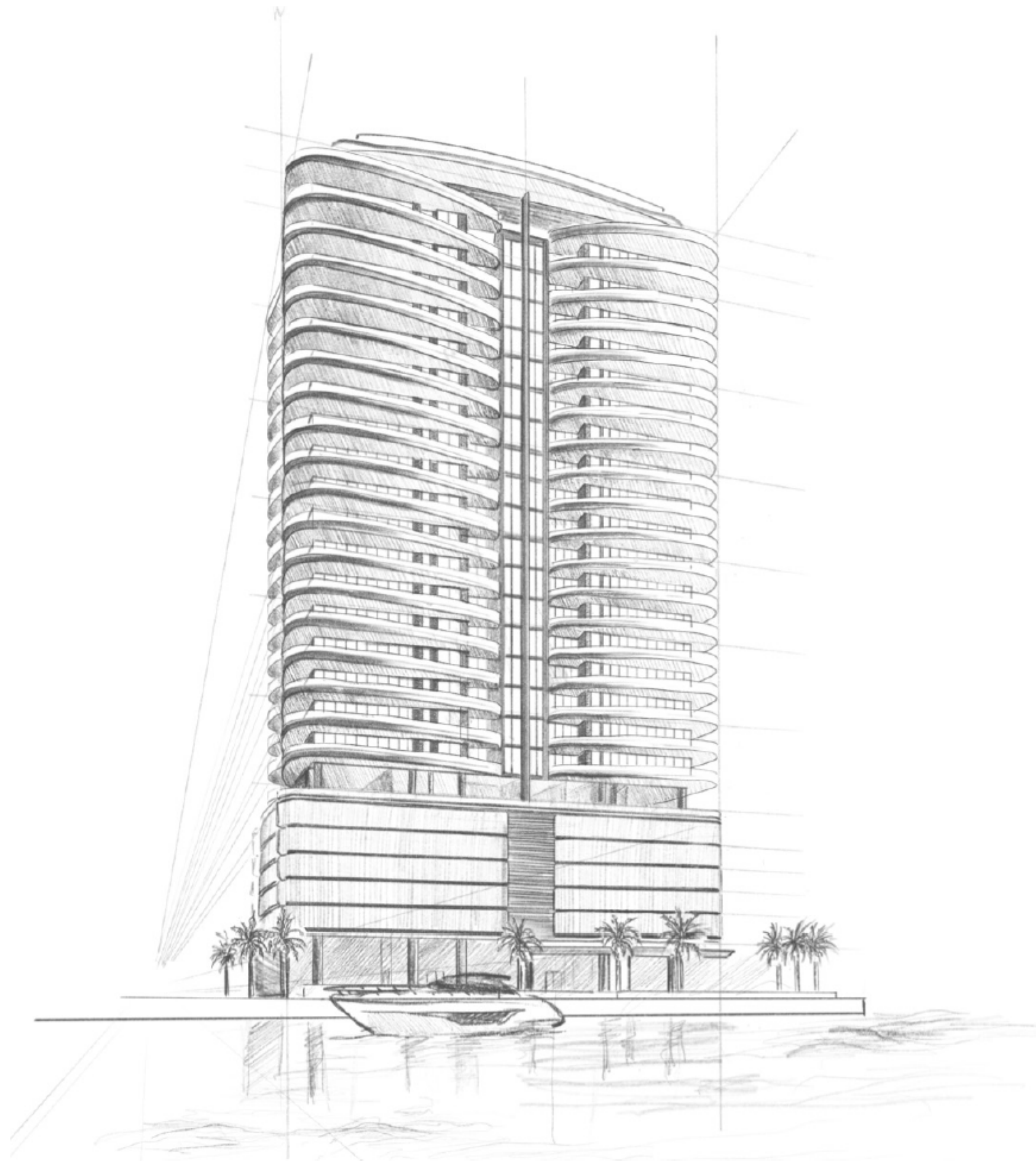
revuelta

FURNISHINGS

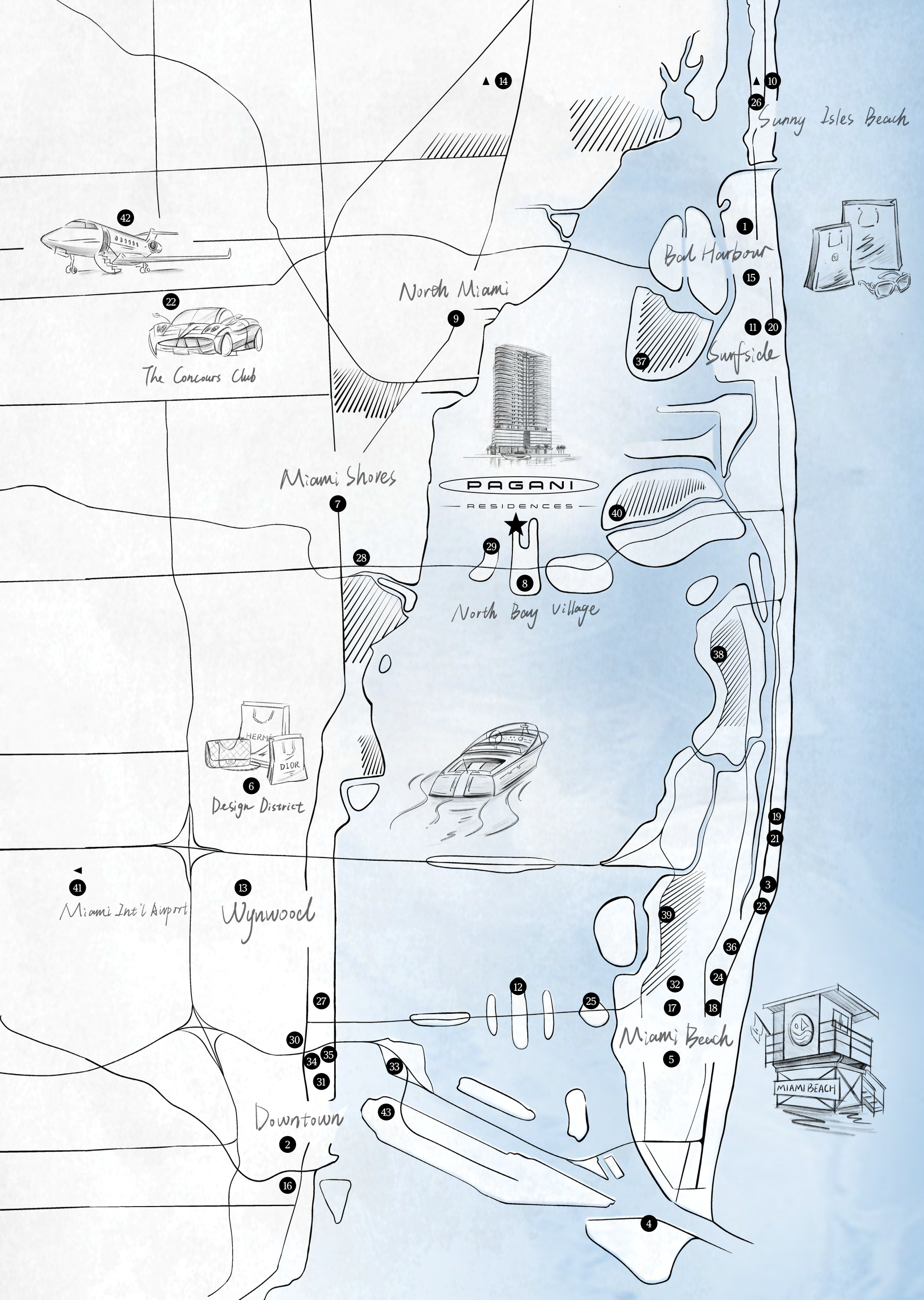
PAGANI
— ARTE —

INTERIORS

A+++



ARTIST'S CONCEPTUAL RENDERING



POINTS OF INTEREST

Long inspired by the Italian Renaissance, Paganí's presence in Miami complements the city's global revival—now an epicenter of art, culture, finance, and lifestyle.

NEIGHBORHOODS

- 1 Bal Harbour
- 2 Downtown Miami
- 3 Faena Arts District
- 4 Fisher Island
- 5 Miami Beach
- 6 Miami Design District
- 7 Miami Shores
- 8 North Bay Village
- 9 North Miami
- 10 Sunny Isles Beach
- 11 Surfside
- 12 Venetian Islands
- 13 Wynwood Art District

SHOPPING

- 14 Aventura Mall
- 15 Bal Harbour Shops
- 16 Brickell City Centre
- 17 Lincoln Road Mall

SOCIAL CLUBS

- 18 Casa Tua
- 19 Fontainebleau Resort
- 20 Four Seasons Hotel at The Surf Club
- 21 Soho Beach House
- 22 The Concours Club
- 23 The Miami Beach EDITION
- 24 The Setai Miami Beach
- 25 The Standard Hotel & Spa

MARINAS

- 26 Haulover Marine Center
- 27 Mega Yacht Marina
- 28 North Beach Marina (Dry Dock)
- 29 Pelican Harbor Marina

MUSEUMS/ENTERTAINMENT

- 30 Adrienne Arsht Center for the Performing Arts
- 31 Kaseya Center
- 32 Miami Beach Convention Center
- 33 Miami Children's Museum
- 34 Phillip & Patricia Frost Museum of Science
- 35 Pérez Art Museum Miami (PAMM)
- 36 The Bass Museum of Art

GOLF COURSES

- 37 Indian Creek Country Club
- 38 La Gorce Country Club
- 39 Miami Beach Golf Club
- 40 Normandy Shores Golf Course

AIRPORTS & PORTS

- 41 Miami International Airport
- 42 Miami-Opa Locka Executive Airport
- 43 PortMiami





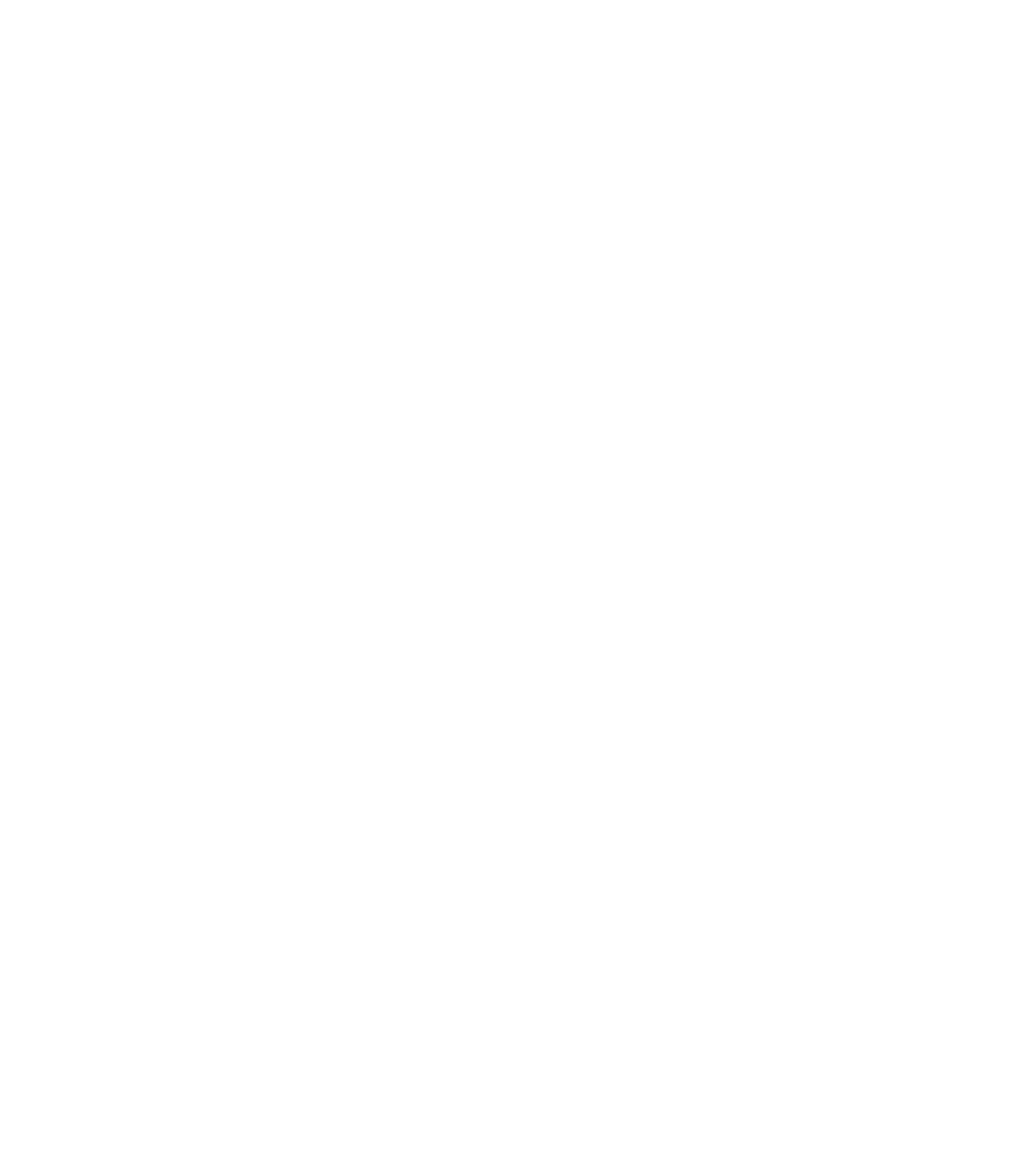


PAGANI
RESIDENCES





ARTIST'S CONCEPTUAL RENDERING



ARTIST'S CONCEPTUAL RENDERING

THE FIRST-EVER PAGANI RESIDENCES

Grounded in a flawless balance of art and science, function and beauty—crafted beyond perfection, tuned in harmony with every custom detail. The Pagani Residences are the first residential projects in the world to be meticulously curated by Pagani—down to the smallest detail.

In collaboration with Pagani Arte, the residences reflect a rare level of exclusivity, individuality, and unending beauty. To live Pagani is to experience the rush of the ride every time you come home. All-consuming anticipation.

THE BUILDING

Beauty. Excellence. Uniqueness.

- The first-ever Pagani Residences, an unprecedented extension of the Pagani experience
- 28 stories with sweeping waterfront views
- 70, all-corner two-to-four bedroom residences
- Generously sized terraces throughout the buidling ranging from 800 sq ft to 1,040 sq ft, seamlessly blending indoor and outdoor living spaces with panoramic sunrise-to-sunset views

RESIDENCE FEATURES

Undivided Attention to Detail

- All-corner two-to-four bedroom residences ranging from 2,000 sq ft to over 3,000 sq ft
- Entirely bespoke, fully finished residences, unique in every detail
- 11-foot ceilings in all residences
- Ensuite elevators
- Spacious terraces in all residences
- Exquisite primary bedroom suites with walk-in closets
- Italian-designed kitchens with 10-foot kitchen islands in all residences
- Ensuite bathrooms with extraordinary bay views
- Walk-in laundry rooms with full size washer and dryer
- Selection of curated finishes available (flooring / kitchen cabinets and countertops / bathroom counters / closets)

Staggering exhilaration. The wildest expectations, exceeded. Nothing reveals your true self more than your home, as it reflects who you are, what you think, how you live.

The furnishings you choose to populate the spaces you live in are not just the expression of your aesthetic preference; they convey your idea of a well-defined lifestyle, one that, for Pagani, embodies exclusivity, refined taste, and sophisticated craftsmanship.

- 24/7 concierge and waterfront lobby
- Valet parking and porte cochère
- 240-foot boardwalk fronting Biscayne Bay
- Ensuite elevators
- Two service elevators
- Pre-wired with fiber optic high-speed WiFi

PENTHOUSE FEATURES

A Higher State of Living

- Grand two-story penthouses with soaring 13-foot ceiling height, ranging from 4,843 sq ft to 5,669 sq ft
- Expansive oversized terraces up to 4,400 sq ft with sunrise-to-sunset views
- Exquisite primary bedroom suites with expansive, double walk-in closets
- Italian-designed kitchens with 10-foot kitchen islands
- Laundry rooms with full size washer and dryer
- Fully customizable

PH Rooftop Level

- 360° rooftop with sunrise-to-sunset views
- Luxurious private pool with hot tub / jacuzzi
- Meticulously appointed summer kitchen
- Indoor / outdoor living space
- Selection of curated finishes available (flooring / kitchen cabinets and countertops / bathroom counters / closets)

THE SERVICES

A Level of Care That Does Not Always Fulfill Your Desires, Sometimes It Anticipates Them

Concierge Services available upon request*

- Airline and private air reservations
- Airport and ground transportation arrangements
- Automobile rental reservations
- Car service reservations
- Restaurant reservations
- Spa and salon reservations
- Notary public services
- Pet grooming and boarding information
- Theater and entertainment information
- Personal training
- Wake-up calls
- Activity arrangements
- Golf tee-time reservations
- In-residence dining and catering
- Tour information and reservations
- Shopping information
- Ordering floral arrangements
- Shipping services
- Mail and package delivery
- Newspaper delivery
- Translation services

A La Carte Services

- Grocery shopping
- Personal shopping
- Travel and vacation planning
- Copy and print services
- Function and event planning
- Tailoring and alterations services
- Laundry / dry cleaning
- Car washing / detailing
- Owner absentee program
- Private day and evening boating
- Equipment rental arrangements
- Secretarial services
- Plant care maintenance
- Private chef
- Dog walking
- Nanny / childcare arrangements
- Arrival provisioning

*Additional charges may apply
A la carte services performed through a 3rd party.

THE AMENITIES

A World of Unmatched Indulgences—Designed to Realize Every Dream

Ground Floor

- Valet parking and porte-cochère
- 24/7 concierge and waterfront lobby
- Smart mail and package room
- Butler Service for package delivery to residences
- Pet spa
- Private marina with boat slips and 240-foot boardwalk fronting Biscayne Bay
- 24/7 security attendants
- Private garages available for purchase
- Preferred parking and private lounge for Pagani automobile owners
- Bicycle storage facility
- Paddle board and kayak storage

Residents Lounge Level 7

- Private residents lounge
- Extensive co-working space with A/V capability
- Artfully designed children’s playroom
- Media room with custom built-in sound system

Waterfront Wellness Level 27

- State-of-the-art fitness center with advanced cardio training, dedicated Pilates and yoga studios
- Spa with stunning views, sauna and steam rooms, and private treatment rooms
- Restorative wellness lounge

Rooftop Pool and Sky Lounge

- Expansive rooftop pool with panoramic views, poolside cabanas, and hot and cold plunges
- Fully appointed summer kitchen
- Chef’s grilling station

THE TEAM

A Revolutionary Collaboration

- **Visionary Developer:** Riviera Horizons
- **Project Management:** Fortis Design + Build
- **Architecture:** Revuelta Architecture International
- **Interior Design:** A++
- **Landscaping:** L&ND
- **Sales & Marketing:** Fortune Development Sales