

## UNMATCHED FLEXIBILITY

## 05/ UNIT FEATURES

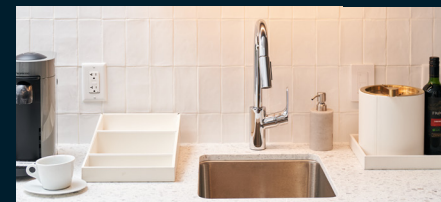
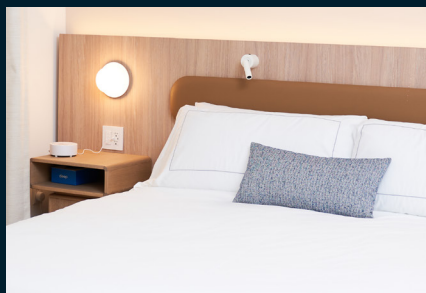
- / Urban luxury residences with modern open layouts from 389 to 910 SF
- / Studio, one-, and two-bedroom units
- / All residences are delivered fully-finished and furnished with fixtures and furniture curated by Urban Robot
- / Panoramic ocean, Biscayne Bay, and Miami skyline views

### KITCHEN / DINING:

- / Imported European cabinets with premium hardware
- / Wet Bar with Microwave and coffee machine in select units\*
- / European style appliance package including refrigerator, cook-top, microwave, coffee machine and sink in select units\*
- / Elegant stone countertops and backsplashes
- / Contemporary under-mounted sink
- / Gourmet faucet with integral sprayer

### MASTER BATHROOM:

- / Imported European cabinets with premium hardware and drawer pulls
- / Elegant imported stone countertops and backsplashes
- / Rectangular trough porcelain sinks with dual faucets
- / Custom-finished floors and walls in wet areas
- / Bathtub or shower in units
- / Premium European-style fixtures and accessories



## 06/ THREE FLOORS OF EXPANSIVE AMENITIES

### 70,000SF 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
- / Curated street-front restaurant with outdoor dining terrace
- / Bodega Taqueria
- / Ground floor coffee shop
- / 16,000 sq ft poolside retreat with cabanas
- / Pool restaurant and bar
- / Outdoor terrace/training
- / Yoga studio
- / Fully equipped, state-of-the-art fitness center
- / Juice bar
- / 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 Miami and beach club
- / Kids' playroom



### FLOOR /

08

## ENTERTAINMENT FACILITIES



30,000 SQ FT PRIVATE EVENT AND MEETING SPACES

### FLOOR /

09

## RESTAURANTS & NIGHTLIFE



24,000 SQ FT OF INVIGORATING FOOD & BEVERAGE OFFERINGS FOCUSED ON LOCAL FARE

### FLOOR /

09

## POOL & RESTAURANT



16,000 SQ FT POOLSIDE RETREAT ELEVATED ABOVE THE HUM OF DOWNTOWN

### FLOOR /

10

## FITNESS & SPA



HEALTH AND FITNESS CENTER, AIMED AT NOURISHING BODY & SOUL.

# THE NEW WAY TO OWN



Gale  
MIAMI  
HOTEL & RESIDENCES





EXPERIENCE  
THE  
FREEDOM OF  
EXPLORATION.

ARTIST CONCEPT

## IN THE HEART OF MIAMI CONNECTING GUEST TO EVERYTHING THE CITY HAS TO OFFER: SPORTS, CULTURE, SHOPPING, DINING AND CRUISES

Gale Miami is a one-of-a-kind ownership experience offering the luxuries, services, and amenities of a hotel— with added flexibility to list on any homeshare platform as desired.

### INCLUDING:

- |                                 |                               |                       |
|---------------------------------|-------------------------------|-----------------------|
| / Airbnb                        | / Resort Reservations         | / HomeAway.it         |
| / VRBO.com                      | / AllTheRooms                 | / HomeAway.com.mx     |
| / TripAdvisor                   | / Vacation Rental Supermarket | / HomeAway.nl         |
| / Expedia                       | / Vaystays                    | / HomeAway.no         |
| / Orbitz                        | / PerfectPlaces.com           | / HomeAway.pt         |
| / Hotels.com                    | / VRGuest                     | / HomeAway.se         |
| / Travelocity                   | / Vacayhero                   | / HomeAway.co.uk      |
| / Booking.com                   | / Abritel.fr                  | / HomeAway.com        |
| / Kayak                         | / HomeAway.at                 | / Homelidays.com      |
| / Priceline                     | / HomeAway.com.au             | / Homelidays.it       |
| / FlipKey                       | / AlugueTemporada.com.br      | / VacationRentals.com |
| / Tripping                      | / HomeAway.ca                 | / Rental Source       |
| / Trivago                       | / HomeAway.ca.fr              | / RentByOwner         |
| / Venere                        | / FeWo-direkt.de              | / Travelprorentals    |
| / Hotwire                       | / HomeAway.dk                 | / Agoda               |
| / Owner Direct Vacation Rentals | / HomeAway.es                 | / CoastRentals.com    |
| / Beachhouse.com                | / HomeAway.fi                 | / forGetaway.com      |

## 02/ 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 beverage offerings
- / Three floors of dedicated amenity space including wellness, culinary, conference center and pool
- / Three floors of private office space for lease



ARTIST CONCEPT



ARTIST CONCEPT

## 03/ GALE MIAMI MANAGED OPTION

A TURNKEY SOLUTION /

- MASTERHOST
- HOUSEKEEPING
- VIP AMENITIES
- FOOD & BEVERAGE

### WHAT IS GALE MIAMI?

## STRENGTH/ FREEDOM/ FLEXIBILITY /

**GALE MIAMI COMBINES THE WARMTH OF A HOME WITH AN IMMERSIVE, LOCAL HOSPITALITY EXPERIENCE TO OFFER PEOPLE A UNIQUE WAY TO STAY.**

By combining the local atmosphere of a homestay with the service, security, and consistency of a hotel, Gale Miami fills a gap in the hospitality landscape by delivering a unique, forward-thinking option for people with a modern, flexible lifestyle.

### GALE MIAMI EMBODIES THE LOCATION BY

- / Connection to local attractions
- / Exclusive invites to local experiences, private events and classes
- / Special discounts for local museums and attractions such as Perez Art Museum and Miami Heat tickets
- / Complimentary Transfers to Port of Miami and beach club

### GALE MIAMI FOSTERS SOCIAL CONNECTION

- / More than a place to stay — a launching pad for local insight, events, and culture
- / Creating spaces to work, play and socialize

### GALE MIAMI'S EVERYDAY LUXURIES

- / Thoughtful amenities— premium bed linens, comfortable robes and slippers
- / 24/7 concierge
- / Housekeeping services (unit cleaning, linens, consumables)
- / Package receiving
- / Food service delivery



## 04/ THE SHORT TERM ADVANTAGE

### THE MIAMI HERALD:

Miami is the 3rd most profitable Airbnb market globally for hosts.

### THE GREATER MIAMI CONVENTION & VISITORS BUREAU INDUSTRY OVERVIEW:

- / 2022 was a record year
- / In 2022, 19.2 million overnight visitors and an additional 7.3 million day visitors, totaling 26.5 million traveled to the area
- / Tourists spent an estimated \$20.8 billion, an increase of 8% over 2021.

### MIAMI CITY WIDE EVENTS:

- / The Pickle Games Miami - January 13 – 14, 2024
- / Miami Marathon - January 28th, 2024
- / Miami Boat Show - February 14, 2024
- / Ultra Music Festival - March 22, 2024
- / Miami Open - March, 2024
- / Seatrade - April 3, 2024
- / Formula 1 - May 4, 2024
- / Bitcoin - May, 2024
- / Rolling Loud - July 1, 2024
- / AAO Annual Meeting - October 1, 2024
- / Art Basel - December 1, 2024

