



**THE RITZ - CARLTON  
RESIDENCES**

WEST PALM BEACH

*Purchaser's Guide*

# *Stay Forever.*

Introducing The Ritz-Carlton Residences, West Palm Beach—defined by the legendary service, exclusive location, and subtle grandeur of The Ritz-Carlton, with architecture by the revered Arquitectonica.

A New Standard of  
*Waterfront Luxury.*

Flawlessly elevated residences that balance timeless design and legendary service.

The Residences are consistently inspired by an enduring aesthetic and impeccable interiors, iconic details and attention to gracious service in every element. Created by design luminaries Arquitectonica and Rockwell Group, abundant with natural light, and surrounded by crystal clear water views, every detail is elevated to precise and unparalleled standards.



ARTIST'S CONCEPTUAL RENDERING



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Come home to the coveted lifestyle of The Ritz-Carlton Residences, West Palm Beach, true luxury in every detail, with interiors by the iconic Rockwell Group.

### Building Specifications

**SITE AREA**

-1.05 acres of impeccably landscaped grounds and extraordinary water views

**DEPOSIT STRUCTURE**

20% at contract  
10% at groundbreaking  
10% at top off  
60% at closing

**RESIDENCE SIZE**

A collection of 144 two- to four-bedroom residences ranging from 1,530 to 3,330 square feet\*

**STORIES**

28 stories

**PRICES**

Starting from \$2,500,000\*  
(Subject to change without notice)

\*Residences size and price does not include Penthouses

### Property and Building

Preeminent location in the heart of West Palm Beach, dynamic center of culture and entertainment, minutes from Palm Beach and the ocean

Striking contemporary architecture by globally renowned Arquitectonica

Exquisitely appointed interiors and common spaces by award-winning Rockwell Group

Pristine landscaping by Naturalficial

Inspiring grand entrance and lobby with expansive water views

Museum quality artwork throughout common areas

Expansive ocean terrace, including fire pit, with stunning view of the Atlantic

24-hour concierge and on-site valet



Extraordinary Luxuries. Setting the standard for exceptional living across the globe, The Residences reflect The Ritz-Carlton's legendary attention to detail, with a suite of elevated amenities, selected to create an invaluable experience in every element.

#### Community Amenities

- Legendary Ritz-Carlton trained staff and service
- Personalized 24-hour concierge to assist residents and their guests
- 24-hour valet services
- 24-hour loss prevention services
- Stunning spa with dedicated treatment rooms and on-demand services
- Expansive deck with swimming pool, spa, and food and beverage options
- Dedicated pool attendants
- On-site conference room reserved exclusively for resident meetings and events
- State-of-the-art gym and fitness studio
- Children's playroom
- Adult game room
- Virtual reality golf simulator room with outdoor terrace
- Multiple indoor and outdoor lounge areas
- Stunning summer kitchens
- Two luxurious guest suites
- Separate men's & women's steam rooms and saunas

#### Residence Amenities

- Generous 10- and 11-foot ceilings
- Open, contemporary interiors with breathtaking water views
- Floor-to-ceiling glass windows, spacious balconies
- Private elevator access and entry foyer to each residence
- European-inspired kitchens equipped with Subzero and Wolf appliances
- Custom-designed Italian cabinetry by Rockwell Group
- Full-size, top-tier washer and dryer
- Revered Hansgrohe bath fixtures
- Pre-wired smart home features
- Keyless door locks provide seamless entry
- Pool attendant
- 24-hour valet service
- 24-hour loss prevention service





The Residences bring each element of its legendary brand to life—beginning with unparalleled service. Welcome to a life of effortless luxury, where every request is answered, and every wish granted.

#### Marriott Bonvoy Status And Membership Benefits

- 10% off regular room rate
- Upgrade at check-in (based on availability)
- Daily breakfast for two
- 4:00pm late checkout, based on availability
- Welcome amenity and note from the hotel's general manager
- Special additional hotel amenity (F&B or spa credit depending on brand/location)
- Guaranteed room type
- Complimentary in-room internet access
- Exclusive member rates
- Legendary Ritz-Carlton staff and service
- Personalized concierge to assist residents and their guests

#### Inclusive Services

- Concierge 24/7
- Valet parking 24/7
- Pool attendant 8/7
- Door attendant 16/7
- Public area attendant 16/7
- Resident Liaison 8/5
- Loss Prevention 24/7
- On-Site Manager
- Chief Engineer
- Engineer staff 16/7
- Boat / yacht charter arrangements
- Airline & private air reservations
- Restaurant & nightlife arrangements
- Limousine & chauffeur arrangements
- Spa/salon reservations
- Pet Care/Kennel Information & Reservations
- Theater & entertainment reservations
- Golf tee-time reservations
- Ordering of floral arrangements
- Newspaper delivery
- Notary public services
- Activity arrangements
- Shopping information
- Hotel reservations
- Equipment rental arrangements
- Wake-up calls

#### A La Carte Services\*

- Housekeeping Services
- Dog walking
- Grocery shopping
- Personal fitness training
- Personal chef
- Personal shopping
- Courier
- Plant care maintenance
- Function & event planning
- Arrival prep & stocking
- Laundry & dry cleaning
- Seamstress & alteration services
- Engineering services
- In-residence dining & catering
- Sommelier

\*À la carte services may be provided by third parties.

Set in the heart of West Palm Beach, overlooking the Intracoastal and Palm Beach Island, a refined destination of MICHELIN-starred cuisine, dynamic performing arts, exclusive galleries, and iconic boutiques await.



The Ritz-Carlton life: an oasis of luxury, a revered destination, and a world of possibility at your service.



“It’s incredibly exciting to collaborate alongside the remarkable vision and legendary renown of The Ritz-Carlton, and to bring that vision to life in homes that set the standard for extraordinary experiences.”

— Jon Paul Pérez  
President, The Related Group

## Team

### **RELATED GROUP** DEVELOPER

Established in 1979, Related Group is Florida’s leading developer of sophisticated metropolitan living and one of the country’s largest real estate conglomerates. Since its inception more than 40 years ago, the company has built, rehabilitated, and managed over 100,000 condominium, rental, and commercial units. The firm is one of the largest privately owned businesses in the United States with a development portfolio worth more than \$40 billion. Currently, Related Group has 90+ projects in varying phases of development.

The company has earned international status for its visionary designs and development of luxury condominiums, market-rate rentals, mixed-use centers, and affordable properties – all built with the goal of positively impacting neighborhoods and improving quality of life across all demographics. Related Group has redefined real estate by diversifying both its products and buyers, expanding internationally while also sponsoring public art installations that enhance cities’ global culture and streetscapes.

### **BH GROUP** CO-DEVELOPER

BH Group is a Miami-based real estate development firm focused on the ground-up development of luxury residential projects throughout South Florida. BH has extensive experience in taking a project from acquisition through opening, specifically overseeing all phases of development and asset management. Most are earmarked for redevelopment as mid-and high-rise luxury condominiums, condo-hotels, resorts, and rental communities, generating an unprecedented response from a broad range of local, national, and international buyers.

The stellar team at BH Group brings complementary skills to the real estate market, including acquisitions, construction, design, capital structuring, and asset management. In addition to its core competencies, the BH team brings a vitality and spirit to the business that is most often found in driven entrepreneurs who come from challenging business environments abroad. Finally, BH Group will continue to succeed by nurturing its strong relationships in the real estate market.

### **ARQUITECTONICA** RESIDENTIAL ARCHITECT

Arquitectonica is an international architecture, landscape architecture, interior design, and urban planning corporation headquartered in Miami’s Coconut Grove neighborhood. Arquitectonica began in 1977 as an experimental studio founded by Peruvian architect Bernardo Fort-Brescia, Laurinda Hope Spear, Andrés Duany, Elizabeth Plater-Zyberk, and Hervin Romney. Today, the firm is still led by Bernardo Fort-Brescia and Laurinda Hope Spear and has designed such famous buildings as the Banco de Crédito Headquarters, in Lima, Peru, Atlantis Condominium in Miami, The Pink House in Miami, the FTX Arena in Miami, and the Westin Hotel and entertainment complex in New York, among many others.

### **ROCKWELL GROUP** RESIDENTIAL INTERIOR DESIGNERS

Rockwell Group is an interdisciplinary firm that emphasizes innovation and thought leadership in every project. Founded in 1984 by David Rockwell and led by partners Shawn Sullivan and Greg Keffer, the firm creates extraordinary experiences and built environments the world over.

### **NATURALFICIAL** RESIDENTIAL LANDSCAPER

Naturalficial is a Miami-based practice founded by Andres Arcila, dedicated to the exploration and design of contemporary constructed environments. Naturalficial’s focus is on the exploration and manifestation between natural and artificial conditions. The firm emphasizes research and process-driven design.

The most prestigious place  
*to call home.*

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Sales by  Douglas Elliman  
Development Marketing

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