



**THE RITZ - CARLTON
RESIDENCES**



COME HOME TO AN ELEVATED OCEANFRONT ESCAPE

PROPERTY OVERVIEW

- ### LOCATION

- ## RESIDENCE FEATURES



KITCHENS
BY STUDIO MUNGE

- ## PRIMARY BATHROOM SUITE BY STUDIO MUNGE

- ## SECONDARY BATHROOMS BY STUDIO MUNGE

- POWDER ROOM
BY STUDIO MUNGE

- CRISTALLO PINK QUARTZITE STONE WALLS, FLOORS, AND CUSTOM VANITY
- BESPOKE LIGHTING SCONCES AND INTEGRATED LIGHTING
- POLISHED METAL FIXTURES AND FITTINGS



EXCLUSIVE RESIDENTIAL AMENITIES

- EXCLUSIVE HOTEL AMENITIES AND
SERVICES FOR THE RESIDENCES

- ## THE RITZ-CARLTON, SOUTH BEACH HOTEL AMENITIES



PERSONALIZED SERVICES

ADDITIONAL SERVICES

- À LA CARTE
SERVICES
(ADDITIONAL FEE)

- IN-RESIDENCE DINING AND CATERING FROM SIGNATURE ON-SITE RESTAURANT BY MICHELIN-STARRED CHEF, JOSÉ ANDRÉS
- ENGINEERING SERVICES
- GROCERY SHOPPING
- LAUNDRY/DRY CLEANING/ALTERATIONS
- CAR WASHING/DETAILING
- TRAVEL & VACATION PLANNING
- EQUIPMENT RENTAL
- SECRETARIAL SERVICES
- FUNCTION/EVENT PLANNING
- MAIL PACKING & SHIPPING
- PERSONAL CHEF SERVICES
- PERSONAL TRAINER
- IN-RESIDENCE SPA TREATMENTS/SERVICE
- NANNY/CHILDCARE SERVICES
- PET CARE/KENNEL RESERVATIONS

*A LA CARTE SERVICES, AVAILABLE AT ADDITIONAL COST



OWNER BENEFITS WITH MARRIOTT INTERNATIONAL

CURRENT BENEFITS INCLUDE:

- 10% OFF REGULAR ROOM RATE, BASED ON AVAILABILITY
- UPGRADE AT CHECK-IN BASED UPON AVAILABILITY
- BREAKFAST FOR TWO DAILY
- 4 P.M. CHECKOUT BASED UPON AVAILABILITY
- WELCOME AMENITY AND NOTE FROM THE HOTEL'S GENERAL MANAGER
- A SPECIAL ADDITIONAL HOTEL AMENITY, USUALLY A FOOD AND BEVERAGE OR SPA CREDIT
- COMPLIMENTARY BASIC HIGH-SPEED WIRELESS INTERNET ACCESS



THE TEAM

DEVELOPER

ARCHITECT

INTERIOR DESIGN

LANDSCAPE ARCHITECT



THE TEAM

TWICE NAMED TO TIME'S "100 MOST INFLUENTIAL PEOPLE" LIST AND AWARDED "OUTSTANDING CHEF" AND "HUMANITARIAN OF THE YEAR" BY THE JAMES BEARD FOUNDATION, JOSÉ ANDRÉS IS AN INTERNATIONALLY RECOGNIZED CULINARY INNOVATOR WITH TWO MICHELIN-STARRED RESTAURANTS, A NEW YORK TIMES BEST-SELLING AUTHOR, EDUCATOR, TELEVISION PERSONALITY, HUMANITARIAN, AND CHEF AND OWNER OF THINKFOODGROUP. A PIONEER OF SPANISH TAPAS IN AMERICA, HE IS KNOWN FOR HIS AVANT-GARDE CUISINE AND AWARD-WINNING GROUP OF NEARLY THREE DOZEN RESTAURANTS THROUGHOUT THE COUNTRY AND BEYOND. HE IS THE FOUNDER OF THE NON-PROFIT WORLD CENTRAL KITCHEN, WHICH HAS EARNED GLOBAL RESPECT FOR ITS CHEF-DRIVEN HUMANITARIAN AND DISASTER RELIEF OPERATIONS, SERVING MORE THAN 50 MILLION MEALS TO THOSE IN NEED IN 400 CITIES AROUND THE WORLD.

DOUGLAS ELLIMAN DEVELOPMENT MARKETING, A DIVISION OF DOUGLAS ELLIMAN REAL ESTATE, OFFERS UNMATCHED EXPERTISE IN SALES, LEASING, AND MARKETING FOR NEW DEVELOPMENTS THROUGHOUT NEW YORK CITY, LONG ISLAND, WESTCHESTER, NEW JERSEY, FLORIDA, CALIFORNIA, MASSACHUSETTS, AND TEXAS. THE COMPANY'S NEW DEVELOPMENT HYBRID PLATFORM MATCHES HIGHLY EXPERIENCED NEW DEVELOPMENT EXPERTS WITH SKILLED BROKERAGE PROFESSIONALS WHO PROVIDE UNPARALLELED EXPERTISE AND REAL TIME MARKET INTELLIGENCE TO ITS CLIENTS. THE FIRM IS HERALDED FOR ITS ACHIEVEMENTS IN RECORD-BREAKING SALES THROUGHOUT EACH OF ITS REGIONS. DRAWING UPON DECADES OF EXPERIENCE AND MARKET-SPECIFIC KNOWLEDGE, DOUGLAS ELLIMAN DEVELOPMENT MARKETING OFFERS A MULTIDISCIPLINARY APPROACH THAT INCLUDES COMPREHENSIVE IN-HOUSE RESEARCH, PLANNING AND DESIGN, MARKETING, AND SALES. THROUGH A STRATEGIC GLOBAL ALLIANCE WITH KNIGHT FRANK RESIDENTIAL, THE WORLD'S LARGEST PRIVATELY-OWNED PROPERTY CONSULTANCY, THE COMPANY MARKETS PROPERTIES TO AUDIENCES IN 58 COUNTRIES, REPRESENTING AN OVER \$87 BILLION GLOBAL NEW DEVELOPMENT PORTFOLIO.









THE RITZ-CARLTON



AMENITIES

















THE RITZ-CARLTON
RESIDENCES
SOUTH BEACH







SUITE















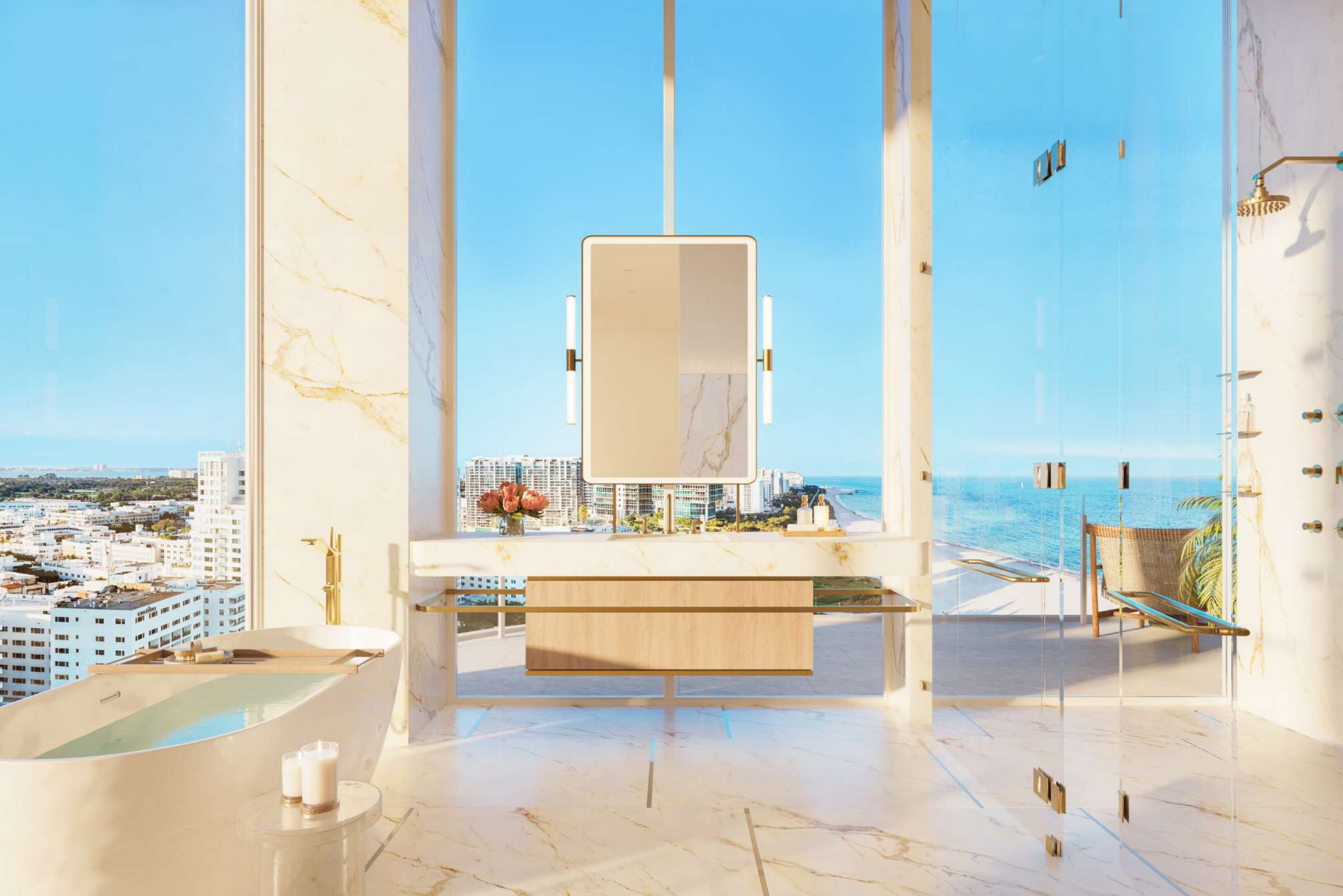




































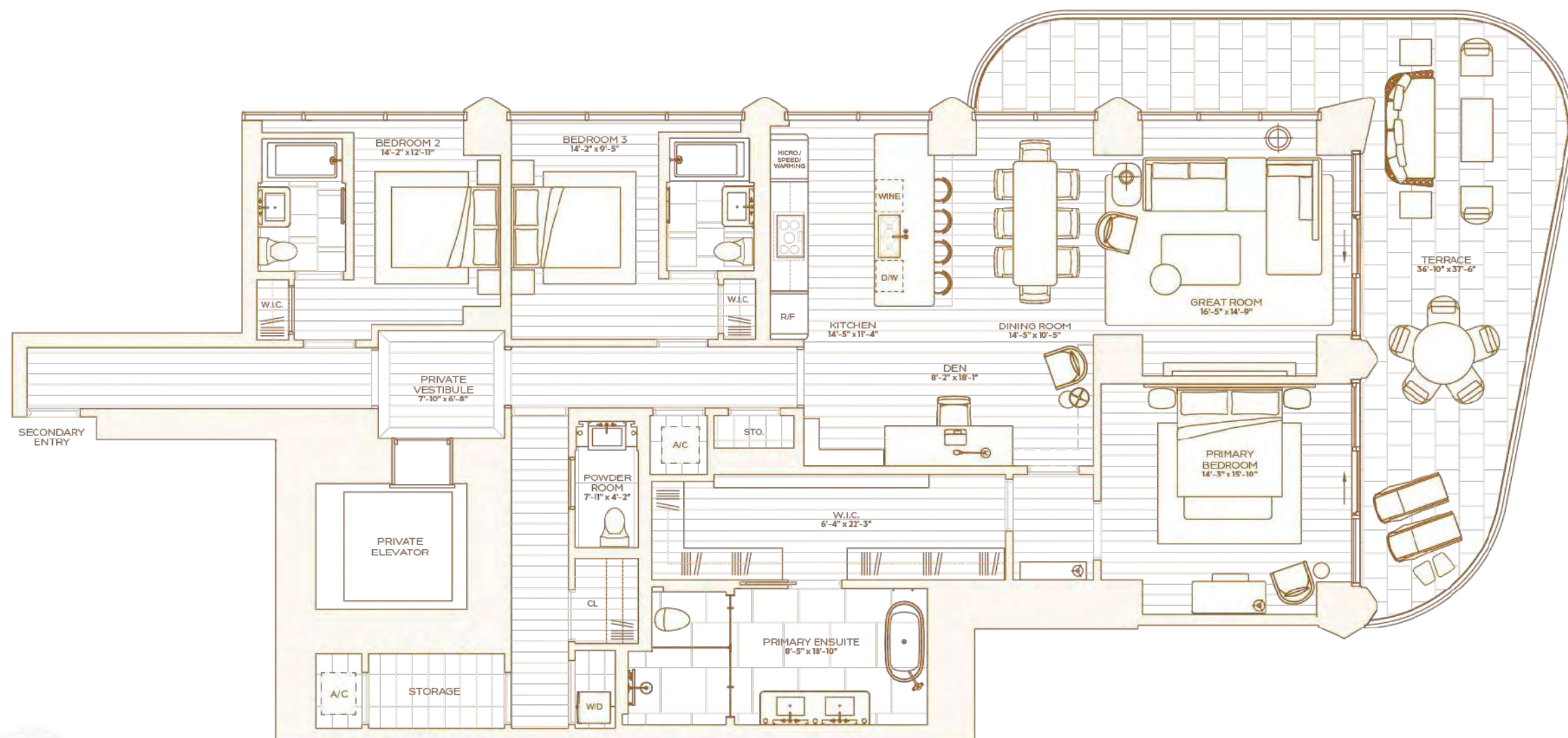


THREE BEDROOMS
THREE BATHROOMS
POWDER ROOM

INTERIOR
2,389 SQ. FT. / 222 SQ. M

EXTERIOR
602 SQ. FT / 56 SQ. M

TOTAL
2,991 SQ. FT / 278 SQ. M

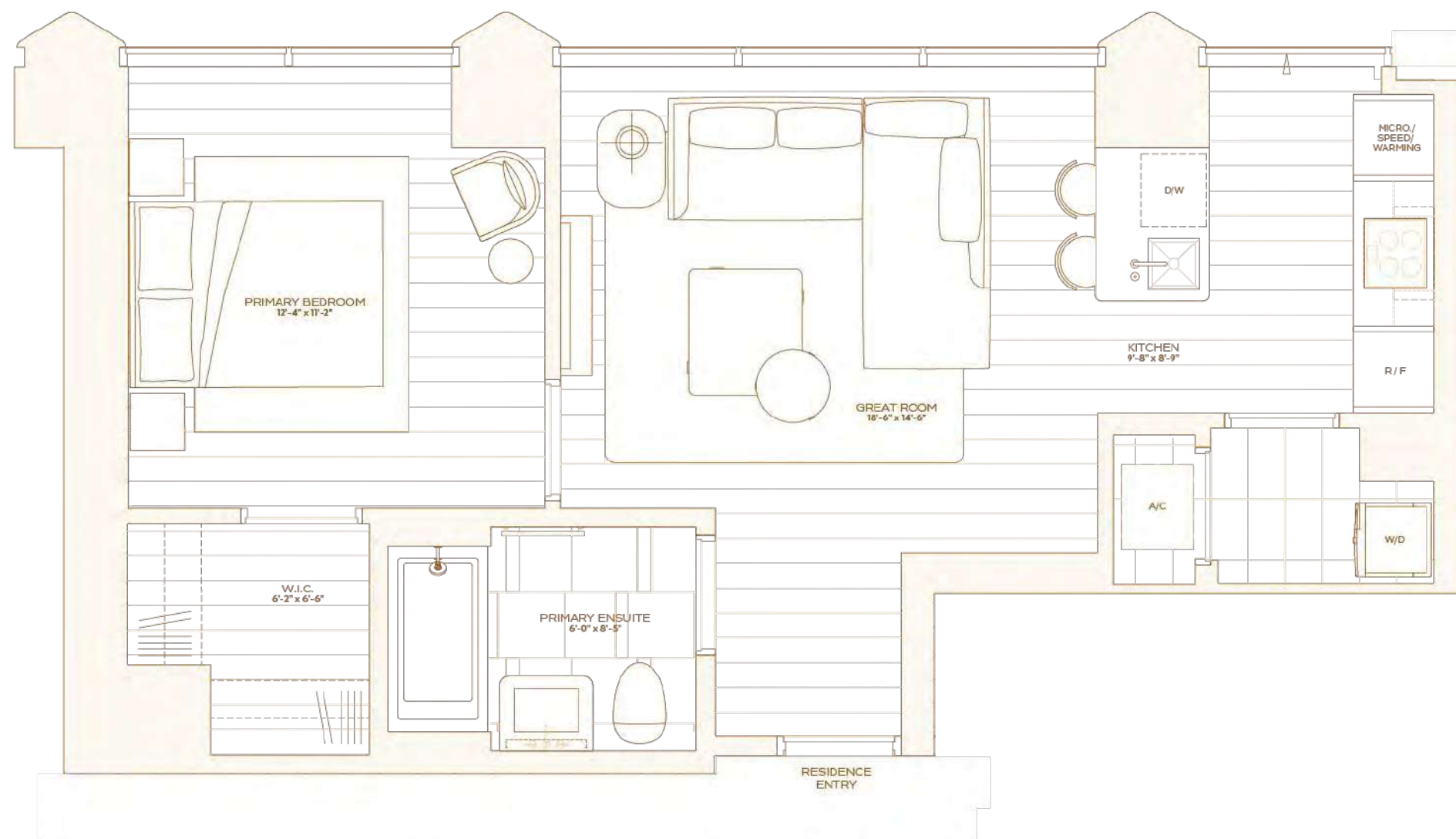




RESIDENCE B
LEVEL 5 & 6

ONE BEDROOM
ONE BATHROOM

TOTAL
612 SQ. FT / 57 SQ. M





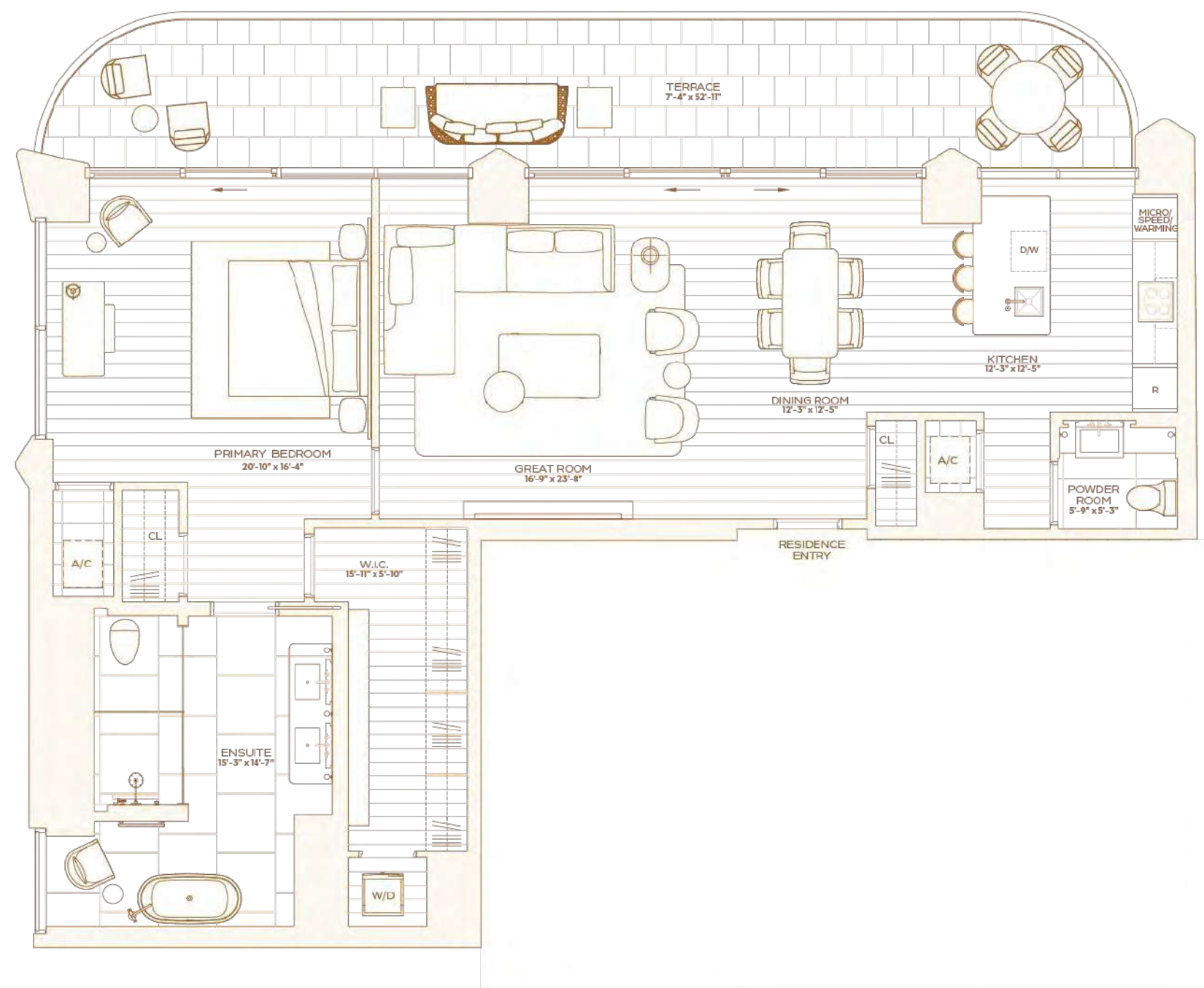
RESIDENCE C LEVEL 5 & 6

ONE BEDROOM
ONE BATHROOM
POWDER ROOM

INTERIOR
1,427 SQ. FT. / 133 SQ. M

EXTERIOR
385 SQ. FT / 36 SQ. M

TOTAL
1,812 SQ. FT / 168 SQ. M



UCC 9A IN



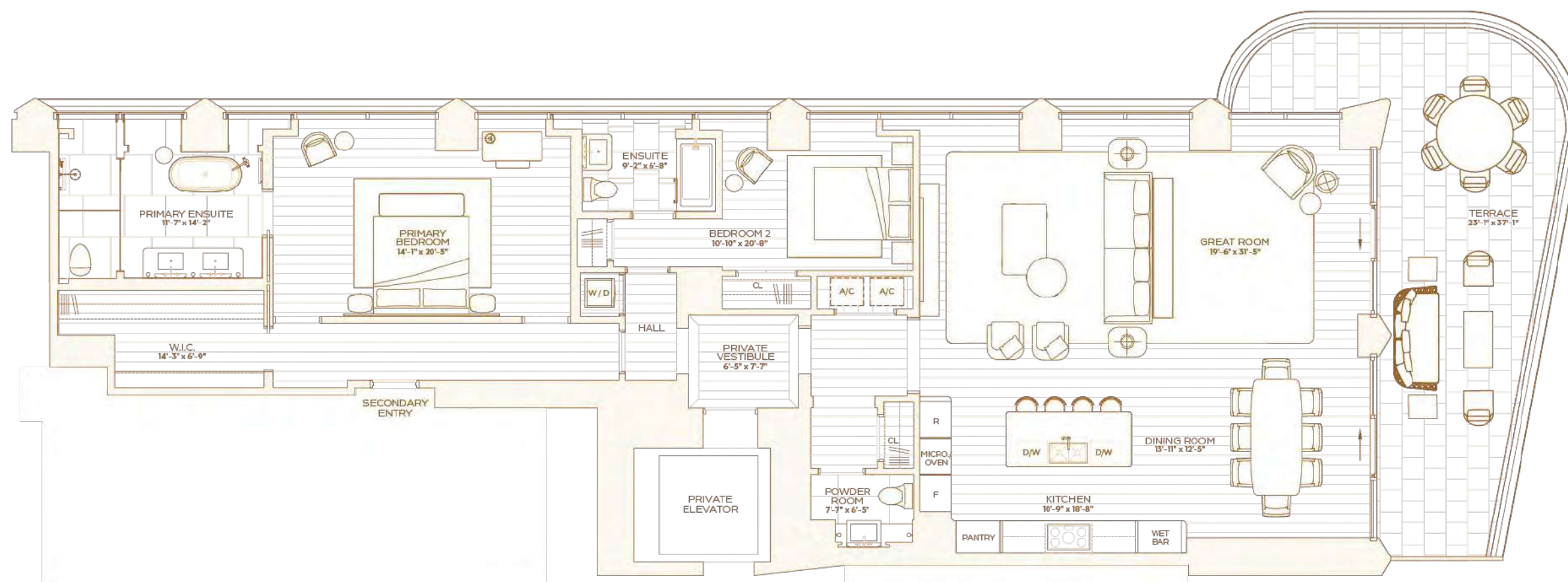


TWO BEDROOMS
TWO BATHROOMS
POWDER ROOM

INTERIOR
2,210 SQ. FT. / 205 SQ. M

EXTERIOR
449 SQ. FT. / 42 SQ. M

TOTAL
2,659 SQ. FT / 247 SQ. M



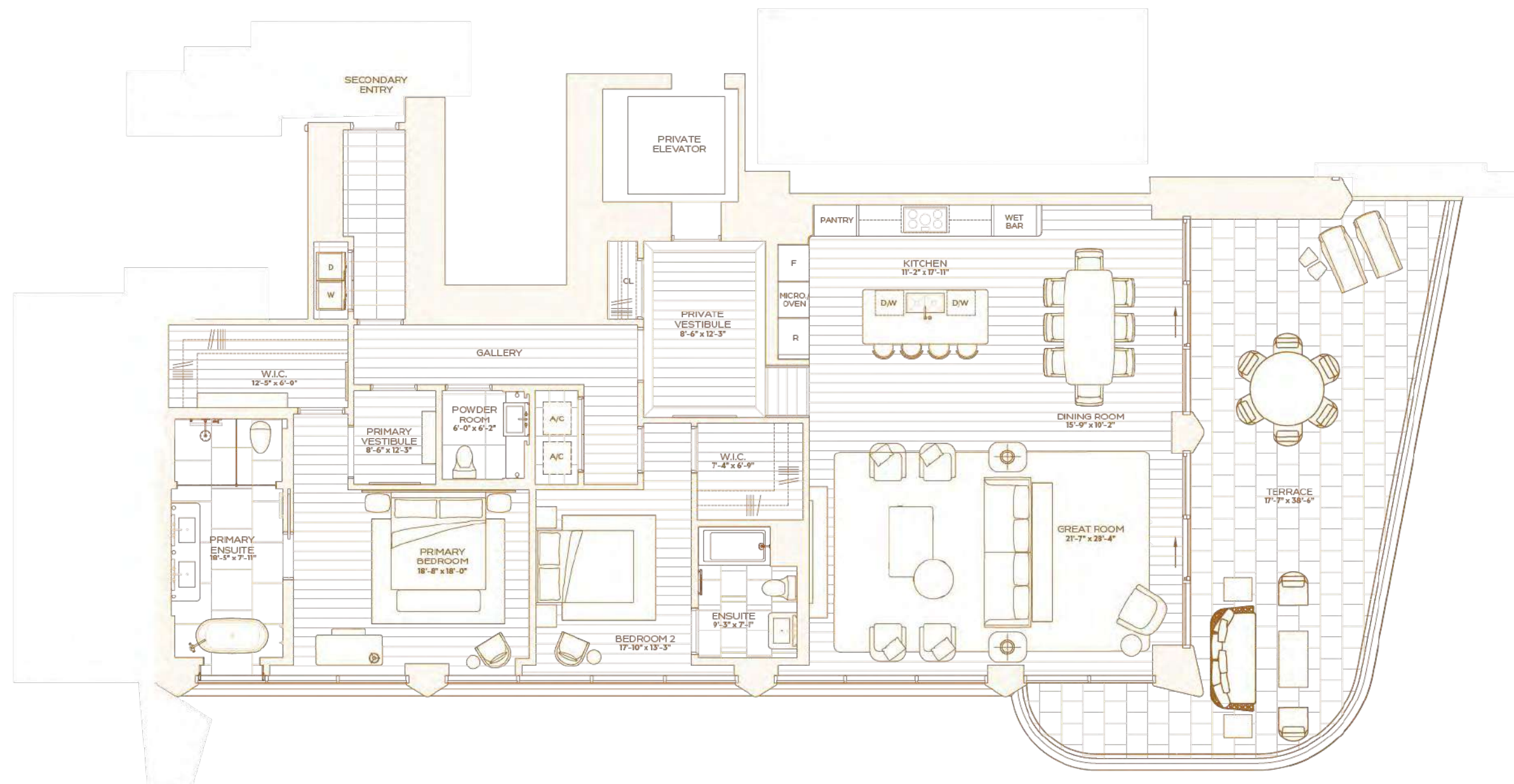


TWO BEDROOMS
TWO BATHROOMS
POWDER ROOM

INTERIOR
2,217 SQ. FT. / 205 SQ. M

EXTERIOR
591 SQ. FT. / 55 SQ. M

TOTAL
2,808 SQ. FT / 261 SQ. M





TWO BEDROOMS
TWO BATHROOMS
POWDER ROOM

INTERIOR
1,732 SQ. FT. / 160 SQ. M

EXTERIOR
2,333 SQ. FT. / 216 SQ. M

TOTAL
4,065 SQ. FT / 377 SQ. M



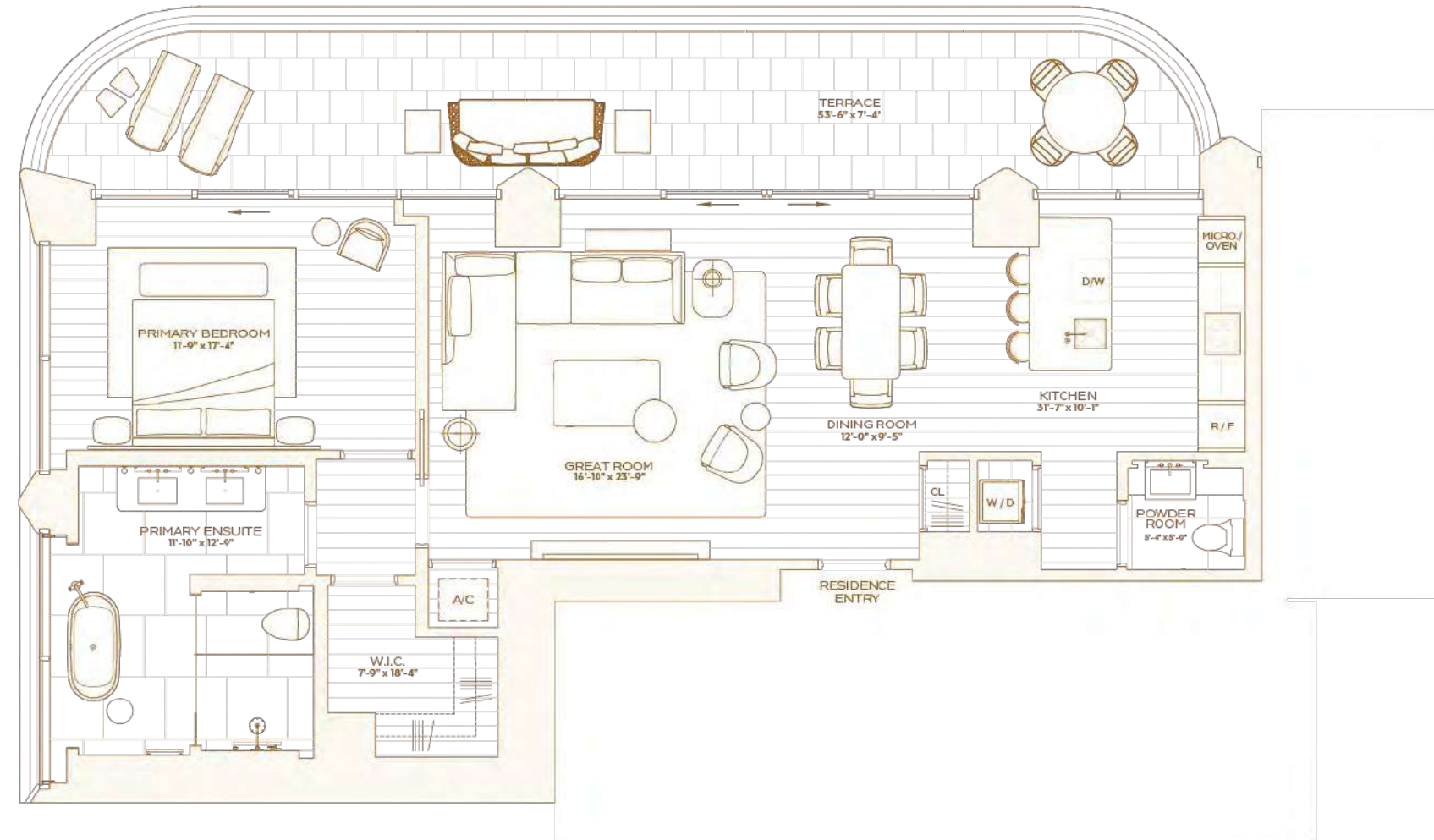


ONE BEDROOM
ONE BATHROOM
POWDER ROOM

INTERIOR
1,197 SQ. FT. / 111 SQ. M

EXTERIOR
385 SQ. FT / 36 SQ. M

TOTAL
1,582 SQ. FT / 147 SQ. M



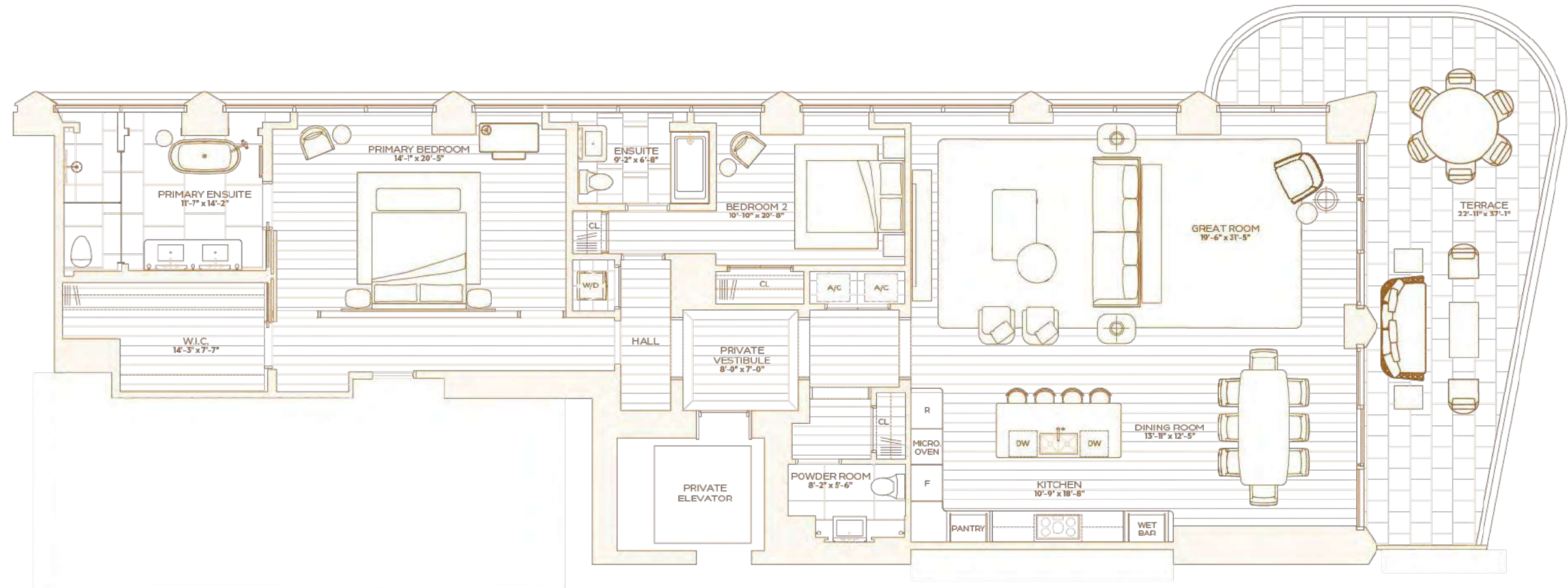


TWO BEDROOMS
TWO BATHROOMS
POWDER ROOM

INTERIOR
2,245 SQ. FT. / 208 SQ. M

EXTERIOR
449 SQ. FT / 42 SQ. M

TOTAL
2,694 SQ. FT / 250 SQ. M





TWO BEDROOMS
TWO BATHROOMS
POWDER ROOM

INTERIOR
2,247 SQ. FT. / 209 SQ. M

EXTERIOR
591 SQ. FT / 55 SQ. M

TOTAL
2,838 SQ. FT / 264 SQ. M





TOTAL
2,308 SQ. FT / 214 SQ. M





TOTAL
1,595 SQ. FT. / 148 SQ. M



OCEAN





TOTAL
5,521 SQ. FT. / 513 SQ. M







THE RITZ-CARLTON RESIDENCES
SOUTH BEACH

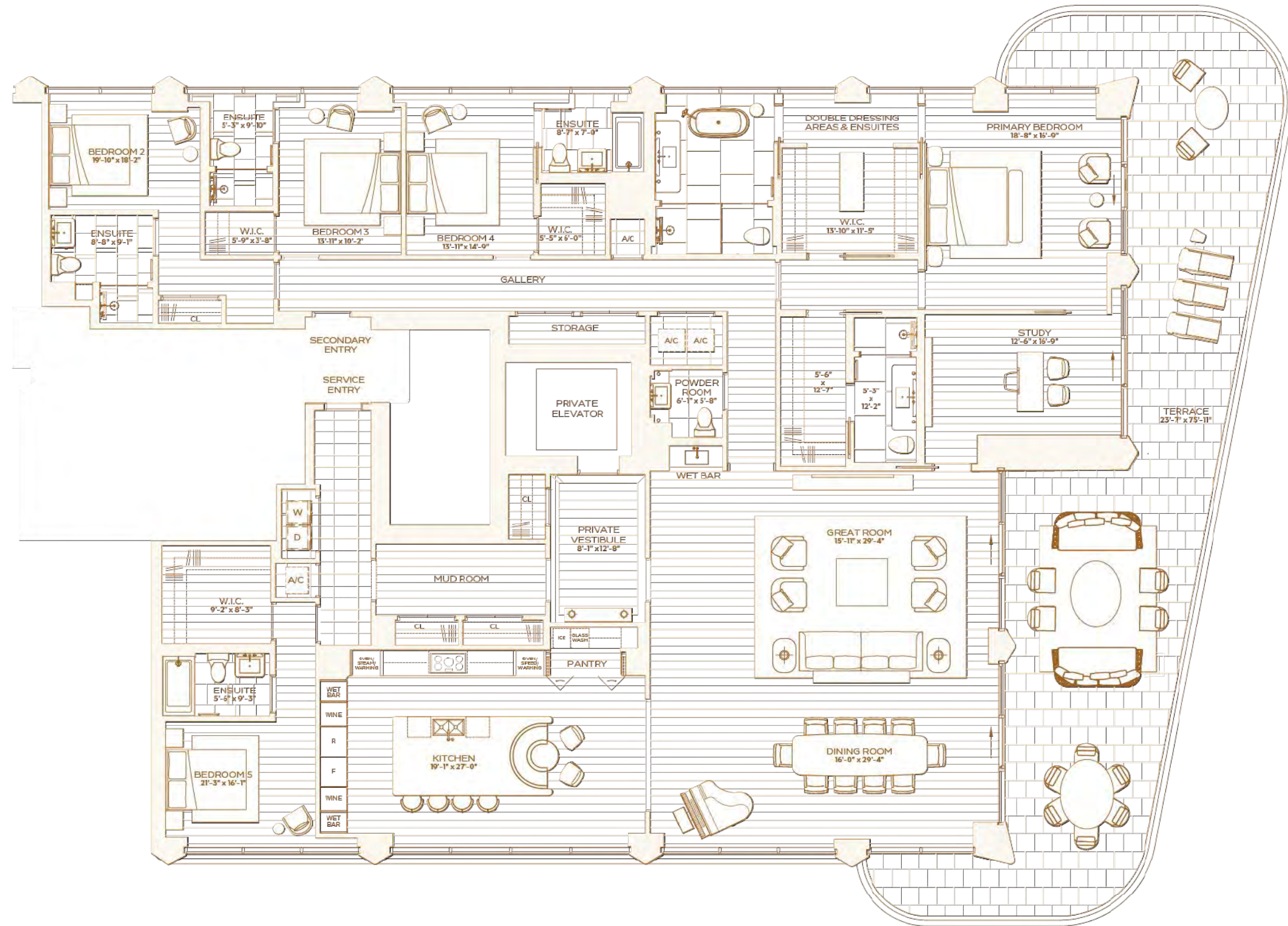
RESIDENCE A LEVEL 14-16

FIVE BEDROOMS
STUDY
SIX BATHROOMS
POWDER ROOM

INTERIOR
4,520 SQ. FT. / 420 SQ. M

EXTERIOR
1,040 SQ. FT. / 97 SQ. M

TOTAL
5,560 SQ. FT. / 517 SQ. M







THE RITZ-CARLTON RESIDENCES
SOUTH BEACH

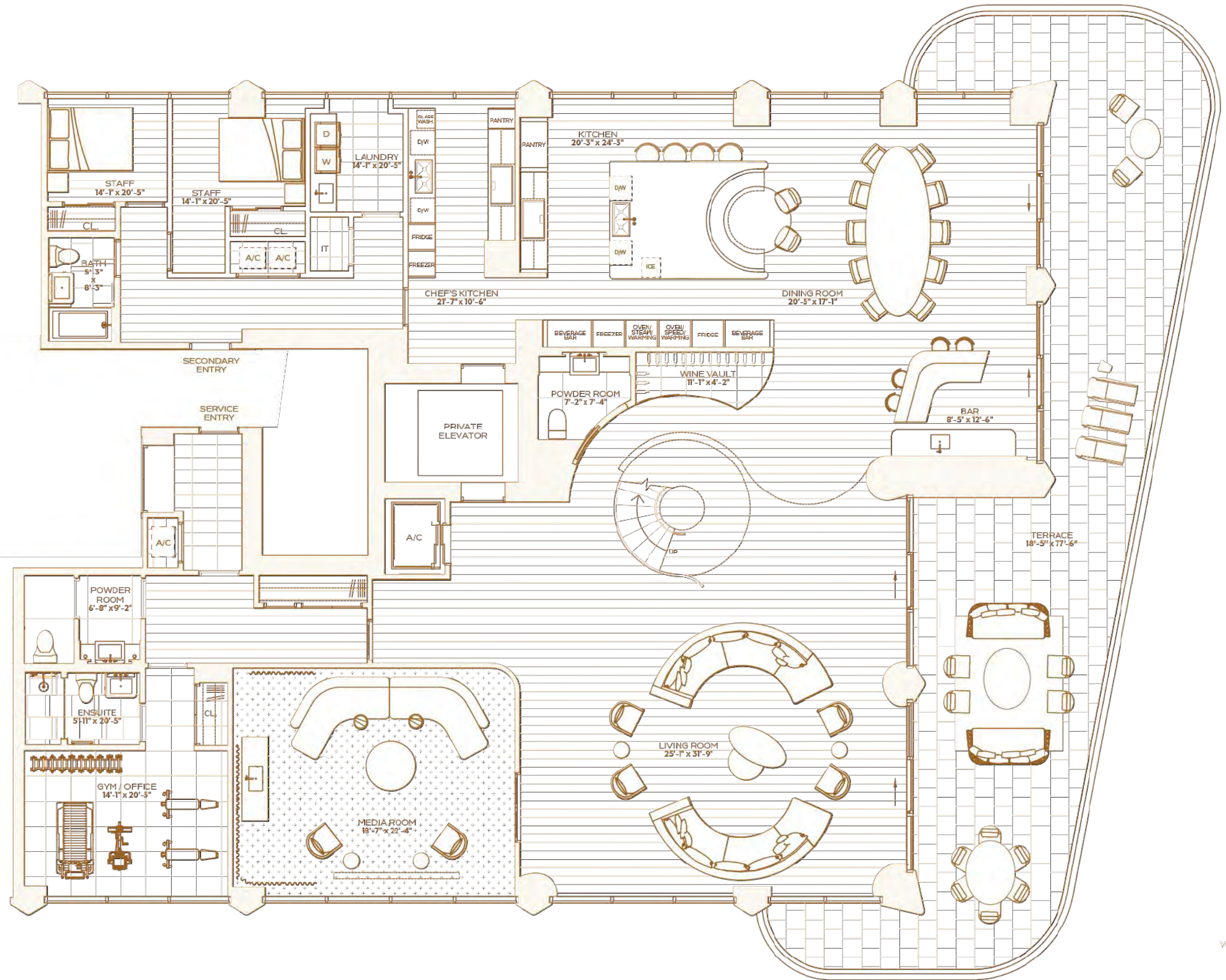
PENTHOUSE A LEVEL 17 LOWER FLOOR

SEVEN BEDROOMS
EIGHT BATHROOMS
TWO POWDER ROOMS

INTERIOR
8,104 SQ. FT. / 753 SQ. M

EXTERIOR
1,482 SQ. FT. / 137 SQ. M

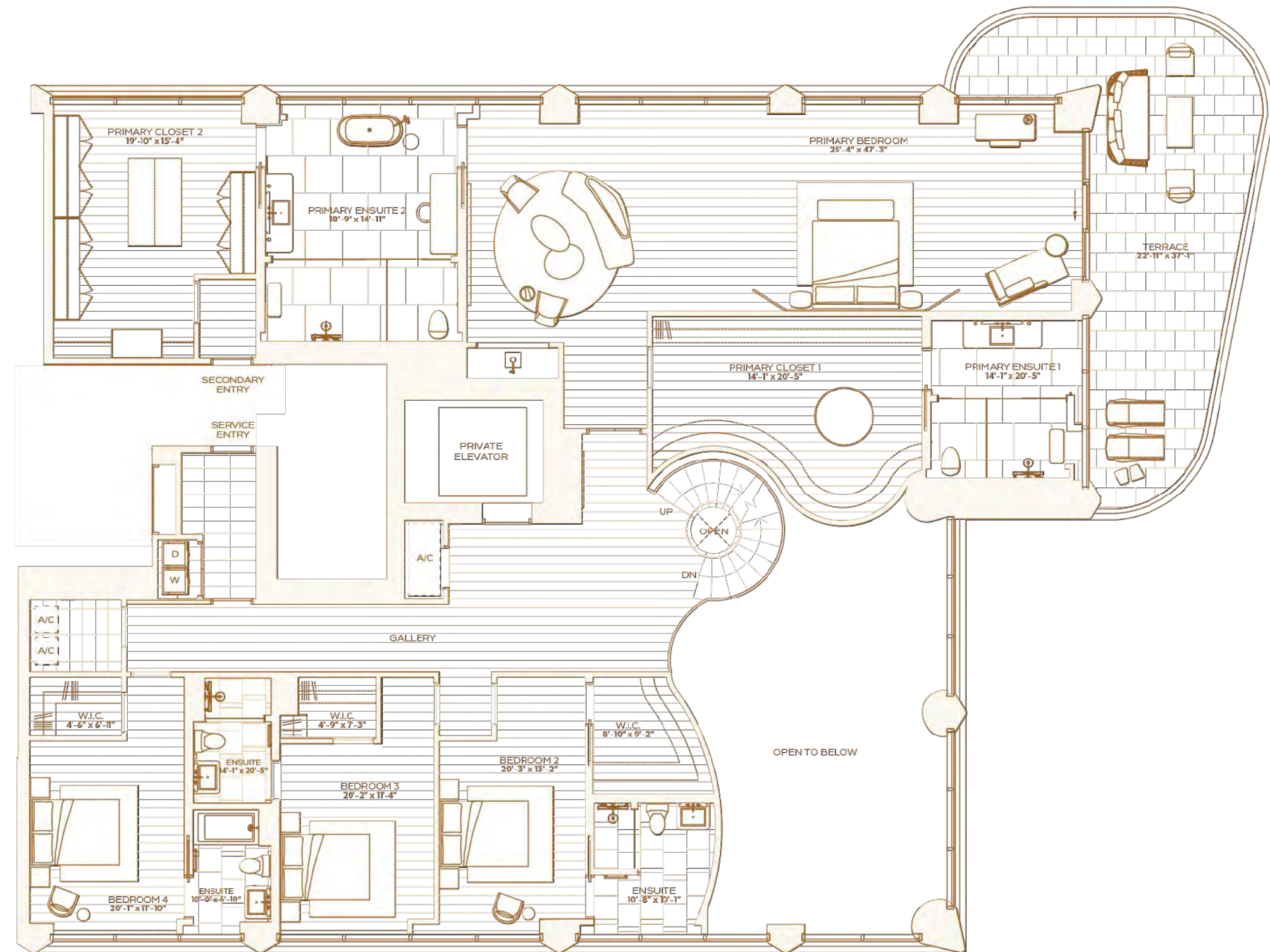
TOTAL
9,586 SQ. FT. / 890 SQ. M





SEVEN BEDROOMS
EIGHT BATHROOMS
TWO POWDER ROOMS

TOTAL
9,586 SQ. FT / 890 SQ. M





SEVEN BEDROOMS
EIGHT BATHROOMS
TWO POWDER ROOMS

INTERIOR
8,104 SQ. FT. / 753 SQ. M

EXTERIOR
1,482 SQ. FT. / 137 SQ. M

TOTAL
9,586 SQ. FT / 890 SQ. M



OCEAN

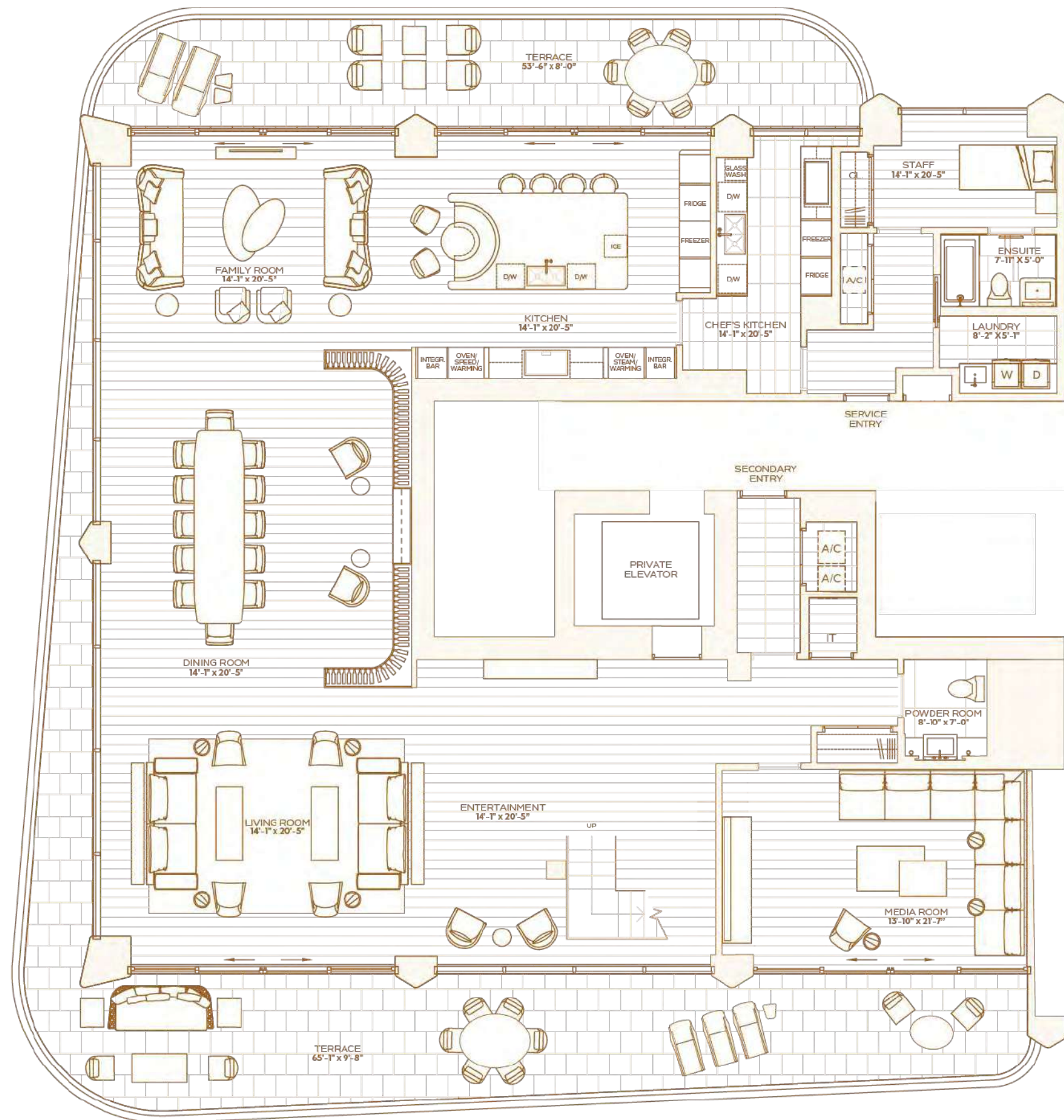


SIX BEDROOMS
SEVEN BATHROOMS
TWO POWDER ROOMS

INTERIOR
6,534 SQ. FT. / 607 SQ. M

EXTERIOR
2,236 SQ. FT. / 208 SQ. M

TOTAL
8,770 SQ. FT / 815 SQ. M





SIX BEDROOMS
SEVEN BATHROOMS
TWO POWDER ROOMS

INTERIOR
6,534 SQ. FT. / 607 SQ. M

EXTERIOR
2,236 SQ. FT / 208 SQ. M

TOTAL
8,770 SQ. FT / 815 SQ. M





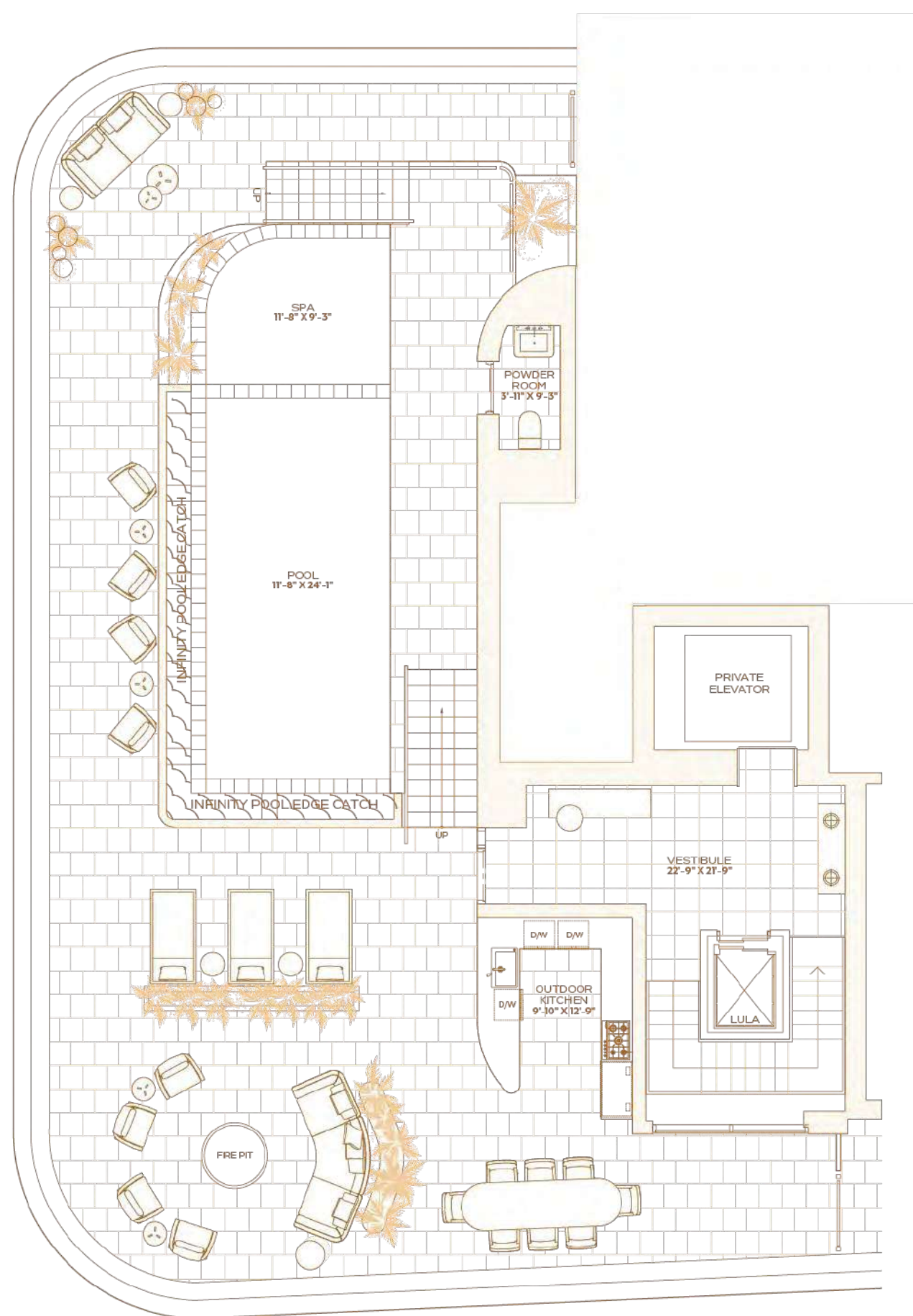
PENTHOUSE B
LEVEL 19
ROOFTOP

SIX BEDROOMS
SEVEN BATHROOMS
TWO POWDER ROOMS

INTERIOR
6,534 SQ. FT. / 607 SQ. M

EXTERIOR
2,236 SQ. FT. / 208 SQ. M.

TOTAL
8,770 SQ. FT. / 815 SQ. M



PRESENTED BY MATTE

THANK YOU

A CONFIDENTIAL PRESENTATION AND ANY INFORMATION WITHIN IS PROTECTED BY COPYRIGHT LAW AND THE CONTENTS MAY NOT BE USED, SOLD, DISSEMINATED OR PUBLISHED, IN WHOLE OR IN PART WITHOUT THE EXPRESS PERMISSION OF MATTE, I L C ANY USE, SALE, REPUBLISHING OR DISSEMINATION OF SAME, INCLUDING BUT NOT LIMITED TO THE USE OF THE CONTENTS, IN ANY FORM, SHALL CONSTITUTE A COPYRIGHT INFRINGEMENT AND WILL SUBJECT YOU TO CIVIL LIABILITY FOR SUCH ACTIONS