



**ST REGIS**

SUNNY ISLES BEACH ♦ MIAMI

**THE RESIDENCES**

FACT SHEET

# THE INFINITE BEACH

*Exquisite Oceanfront Residences*

Ideally situated along 435 linear feet of pristine beach and immersed in unforgettable ocean views, The St. Regis Residences, Sunny Isles Beach, Miami, represent the height of exquisite living. Where skyline-defining architecture, visionary style, flawless craftsmanship, and signature St. Regis service and rituals create a singular experience of effortless luxury in a glamorous setting.

The distinctive St. Regis service—informed by discerning expertise—seeks to inspire and enlighten while exceeding expectations with experiences beyond imagination.





DEVELOPER TEAM  
Fortune International Group  
& Chateau Group

DESIGN ARCHITECT  
Arquitectonica

INTERIOR DESIGNER  
Anastassiadis

LANDSCAPE ARCHITECT  
EDSA

SALES  
Fortune Development Sales  
& Chateau International Realty

PRICE  
Starting From \$2.9 Million

PROPERTY LOCATION  
18801 Collins Avenue  
Sunny Isles Beach, FL 33160



## PHASE ONE

### SOUTH TOWER

- 749 ft. tall, 62 stories
- 194 residences feature two, three and four bedrooms, ranging in size from 1,950 to 4,680 sq. ft. Sky Villas & Penthouses starting from 7,000 sq. ft.

### RESIDENCE DETAILS

- 2 Bedrooms | 3 to 3.5 Bathrooms  
1,950 to 2,200 Square Feet | 181.16 to 204.39 M<sup>2</sup>
- 3 Bedrooms | 3.5 to 4.5 Bathrooms  
2,500 to 3,100 Square Feet | 232.26 to 288 M<sup>2</sup>
- 4 Bedrooms | 4.5 to 5.5 Bathrooms  
3,500 to 4,680 Square Feet | 325.16 to 434.79 M<sup>2</sup>

## RESIDENCE FEATURES

- Spacious floorplans boasting unobstructed ocean, city and intracoastal views
- Ceiling heights clearing 10', and clearing 12' in penthouses
- Fully finished with flooring and closets
- Private elevator and entry foyer in all residences
- Service elevators
- Italian designed kitchens with quartz countertops
- Miele appliances including wine cooler
- Walk-in closets in all primary bedrooms
- Laundry rooms with full-size washer and dryer
- Smart home technology ready
- Service quarters in select residences

## PROPERTY & BUILDING FEATURES

- 2 towers situated on 4.7 acres and 435 linear feet of oceanfront in Sunny Isles Beach, Miami
- Over 70,000 sq. ft. of amenities
- Managed by The St. Regis Hotel Company
- Grand entry driveway and 2-story porte-cochere
- Impressive two-story lobby
- Completely private residential building with no hotel on premises and no transient use
- Perfectly located between Aventura Mall, Bal Harbour Shops and Miami and Fort Lauderdale International Airports
- Car wash
- Pet-friendly

## SKY VILLAS & PENTHOUSE FEATURES

- Entire floor with spacious floorplans
- East and west terraces with pool on the east
- Spacious terraces with luxurious private pool & jacuzzi
- Summer kitchen
- Custom-designed italian cabinetry
- Graciously appointed primary suites and separate service quarters with separate entrance
- Stunning, 360 degree views of the Atlantic Ocean and Intracoastal Waterway
- Indoor BBQ
- Indoor/outdoor living space

# AMENITIES

## BEACH CLUB

- Private beach amenities including cabanas, chaise lounges and umbrellas
- Beach bar & grill with indoor and outdoor covered seating, also offering beach service and in-residence dining
- Pool cabanas for residents' use
- Multi-purpose lawn space for entertaining and events
- Children / teen's club
- Pools - club members pool, tower pool, lap pool
- Kids splash area
- BBQ area
- Dog park and pet spa on-site
- Cutting herb garden

## WELLNESS & ATHLETIC CLUB LEVEL

### WELLNESS CENTER

- Spa concierge
- Juice & healthy nutrition bar
- His & hers full spa with locker rooms
- Relaxation lounge
- Revitalization spa
- Separate his & hers sauna & steam rooms & Hammam
- Individual & couples treatment rooms
- Vitality pool with wet / shower area
- Beauty salon & barbershop
- Outdoor wellness & relaxation terrace with plunge pools

### ATHLETIC CLUB FEATURING

- Oceanfront state-of-the-art fitness center
- Multipurpose training rooms
- Spinning room
- Yoga room
- Pilates room
- Virtual trainer room
- Outdoor fitness terrace

## WEST POOL DECK

- Signature restaurant (open to the public) with bar lounge & private dining room
- Oceanfront terrace dining & lounge
- Cityscape deck with dining, bar & lounge
- Infinity edge pool with sunken sitting lounge
- Dry lounges
- Pool bar
- Multi-purpose events lawn & pavilion
- Private secluded areas

## MEZZANINE

- Ellipse club events room for dining & lounging
- Private dining areas with chef's kitchen and prep area
- Covered outdoor seating area
- Cognac room
- Wine vault
- Golf & sports simulator
- Cigar lounge
- Guest suites

## LOBBY & DROP-OFF

- 24/7 valet
- Lobby reception
- Club lobby with great hall and grand staircase
- Café, bar & lounge
- Outdoor covered oceanfront terrace
- Concierge
- Drawing room
- Library & breakfast lounge
- Covered oceanfront terrace
- Business club features John Jacob Astor boardroom, private offices, conference room, co-working space and wallstreet traders' room
- Event space

# SERVICES

## LUXURY RESIDENCE PRIVILEGES

Ownership includes the opportunity to participate in Marriott International's Luxury Residences Hotel Reservation Service, which provides exclusive status and amenities at hotel locations around the world.

## ESSENTIAL SERVICES

- Limousine & car service reservations
- Hotel reservations
- Restaurant information/reservations
- Spa & salon reservations
- Move-in coordination
- Pet care/boarding information & reservations
- Theater & entertainment information
- Housekeeping services
- Valet parking – 24/7
- Personal shopping services
- Ordering floral arrangements
- Coordinate delivery services
- Doorman & porter services
- Loss prevention
- Travel arrangements

## À LA CARTE\* GENERAL SERVICES

- Reserving golf tee times
- Grocery shopping
- Alterations services
- Function & event planning
- Coordinate mail
- Packing & shipping
- Plant care maintenance
- Translation services
- Nanny & child care services
- Owner absentee program
- Laundry & dry cleaning
- Car washing & detailing
- In-residence private dining & catering
- Personal chef services
- Personal trainer
- Spa treatments & services
- Dog walking & pet grooming
- Storage services

## À LA CARTE\* HOUSEKEEPING SERVICES

- Vacuum & mop floors
- Dust interior
- Strip beds & change sheets
- Clean bathrooms
- Clean patio
- Clean mirrors
- Oven/cook top cleaning
- Refrigerator cleaning
- Storage services
- Wash dishes

## BUTLER SERVICES

- Coordination & customization of welcome home and arrival for residence
- Delivery of incoming packages to the residence
- Unpacking of valet items or parcels
- Assistance with deliveries to residence
- Management of third party vendors to residence in owner's absence
- Packing & unpacking services
- Delivery of groceries to residence and unpacking upon request
- Pick-up and delivery of laundry and dry cleaning
- Delivery of newspaper subscriptions
- Assistance with move-in coordination
- Coordination of utility set up

\* A La Carte Services may be arranged by the concierge team, and are typically provided by third parties not affiliated with The St. Regis



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18801 COLLINS AVENUE  
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DEVELOPMENT AND SALES

**FORTUNE**  
INTERNATIONAL  
GROUP



**CHÂTEAU**  
GROUP

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