



THE RESIDENCES
MANDARIN ORIENTAL
BOCA RATON

An Exclusive Collection of Ninety-Two Residences



Boca Like Never Before

Introducing Via Mizner, a world-class destination located in the heart of an internationally recognized community. At Via Mizner, residents and their guests enjoy an urban resort experience, where the elegance and grace of Boca Raton is enhanced by the exceptional service and personalized attention of Mandarin Oriental.

Via Mizner offers an unprecedented lifestyle where the finest shopping, dining, private club and resort-style amenities are steps from your front door.

THE RESIDENCES AT MANDARIN ORIENTAL, BOCA RATON

As one of only nine select locations in the world bearing the Mandarin Oriental marque, and a limited collection of ninety-two private homes, The Residences at Mandarin Oriental, Boca Raton is truly a signature address. Sleek, contemporary details and the most ultramodern amenities are framed by panoramic ocean and golf course views. Resident-only amenities include a rooftop pool with private cabanas, wine cellar with private tasting room, clubroom, private gardens and a resident lobby lounge. With preferred access to all the outstanding amenities of Mandarin Oriental, residents experience the utmost privacy and enjoy the ample benefits without leaving the comfort of home.

MANDARIN ORIENTAL, BOCA RATON

Mandarin Oriental, Boca Raton brings the legendary reputation for impeccable hospitality and service, as one of only seven Mandarin Oriental Hotels in the United States. This destination offers 164 well-appointed rooms and suites, all with magnificent ocean, golf course or city views. Known throughout the world for their legendary attention to detail and exquisite personal service, the hotel features two rooftop resort-style pools, holistic spa services, a state-of-the-art athletic club, and superb dining venues found only in select locations around the world.

THE SHOPPES AT VIA MIZNER

Designed to satisfy the day-to-day needs of residents, and yet offer so much more, The Shoppes at Via Mizner is an elegant urban destination where everyday life can be complemented by the excitement and envy of a shopping and dining venue unmatched in South Florida. Envisioned as a landmark for taste and style, The Shoppes at Via Mizner features an exclusive mix of elite brand names, quality design labels, artisan boutiques, and sophisticated dining and nightlife.

VIA MIZNER GOLF & CITY CLUB

Via Mizner Golf & City Club offers residents two distinct venues to deliver the most coveted private club experience. The Golf Club, located just five minutes from your door, features a brand new championship course designed by Jack Nicklaus, as well as Har-Tru tennis courts, fitness center, resort-style pool, children's playground, and world-class dining. The City Club, located within the new Mandarin Oriental, Boca Raton, offers a member-only clubroom and lounge, private dining rooms, interactive kitchen, wine tasting areas, and kid's club. Membership also affords residents preferred access to all of the hotel amenities, including its holistic spa and state-of-the-art fitness center.

101 VIA MIZNER LUXURY APARTMENTS

The luxury offerings at Via Mizner are enhanced by 101 Via Mizner, Boca Raton's premier apartment tower. Affluent residents are both seasonal and year-round, and have chosen to "rent" the exceptional lifestyle found only at Via Mizner. Apartments are inviting and spacious, with high ceilings, open floor plans and oversized walk-in closets. Interior finishes and features are just as thoughtfully considered with custom two-tone European cabinetry and sleek quartz countertops throughout. Stainless steel appliances, imported Calacatta porcelain floors, upgraded lighting and elegant hardware create a home that is noticeably upscale, yet endlessly comfortable. On-site amenities available only to residents include a state-of-the-art fitness center, café, spacious clubroom, a resort-style pool with cabanas and a sky lounge featuring ocean, city, and golf course views.

A WARM WELCOME

- Private resident entrance
- 24-hour Mandarin Oriental concierge and doorman
- 24-hour Valet services

DESIGNED WITH ALL THE COMFORTS OF HOME

- Large floor plans with expansive living areas
- Generous terraces and summer kitchens for outdoor entertaining
- Panoramic golf vistas, ocean and city views
- Exclusive access to Mandarin Oriental, Boca Raton via sky bridge
- Private elevator foyers for each Residence
- Gourmet kitchens with custom-designed European cabinetry
- Top-of-the-line Wolf and SubZero appliances
- Choice of floor, wall, and countertop finishes to personalize your home

TO MAKE EVERYDAY LIFE EASIER

- Automated features that are 'Smart Home Technology' ready
- Daily housekeeping services within your home*
- Home care services and full-time maintenance*
- Business center and meeting room
- Valet closets

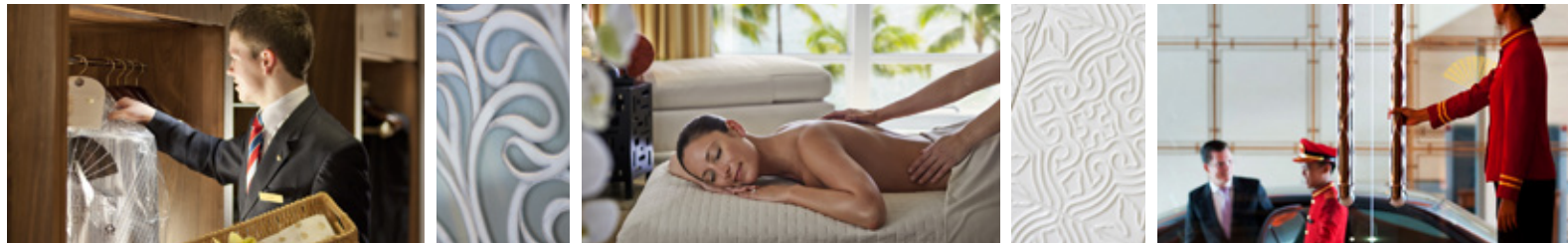
FOR YOUR ENTERTAINMENT

- In-residence dining, with access to hotel catering*
- Private chef for dinner parties or intimate family dinners*
- Preferred access to hotel restaurants and bars
- Resident-only club room and private-screening theater
- Lobby-level wine cellar with personal storage and private tasting room
- Superior membership privileges at Via Mizner Golf & City Club
- Resident-only rooftop pools with private ocean-view cabanas
- Children's entertainment center

FOR BODY & SOUL

- Preferred access to Mandarin Oriental fitness center
- Wellness and personal training programs
- Outdoor meditation garden and relaxation area
- Resident-only benefits at The Spa at Mandarin Oriental

*Additional fees for select services may apply.



“The design will reflect a sense of sophisticated, urban resort living that pays tribute to the Mediterranean-influenced architectural heritage of Addison Mizner, for which the city is particularly well known.”

- Scott A. Lee, President & Principal | SB Architects

TWELVE
STORIES



INSPIRED BY THE PAST, DESIGNED FOR THE FUTURE

SB Architects' vision is to create a project that expresses both the history of Boca Raton and its vision for the future, all in one place. Layered and complex, Via Mizner pays tribute to the Mediterranean architectural legacy of Addison Mizner, while also expressing sophistication of the legendary Mandarin Oriental brand, and the ever-evolving nature of the city.

With elite residences, an exclusive hotel, boutique shopping, fine dining and a world-class private club, Via Mizner is quite possibly one of the most complex vertically-integrated mixed-use projects in the world. SB Architects carefully choreographed each unique element of the project to form a cohesive identity.



SIZES & PRICE RANGES

1 Bedroom

Starting in the high \$1M's 1,446 - 1,966 SF

2 Bedrooms

Starting in the low \$2M's 2,148 - 2,827 SF

3 Bedrooms

Starting in the low \$4M's 2,724 - 4,061 SF

4 Bedrooms

Starting in the mid \$4M's 4,106 - 4,674 SF

The Penthouse Collection

Starting in the low \$9M's 4,742 - 8,890 SF

BUYER'S DEPOSIT SCHEDULE

20% Deposit

Due Upon Signing Sales Agreement | Contract

10% Deposit

Due At Groundbreaking

70% Payment

Due At Closing



An Enviably Location

As one of the wealthiest communities in South Florida, and home to three of the ten most expensive gated communities in the United States, Boca Raton is a destination that has long been synonymous with affluence. It is also home to celebrities, professional athletes, high net-worth individuals and Fortune 500 Companies. Its proximity to the Intracoastal Waterway and Atlantic Ocean makes it a favorite for yachting and beaches, and the gorgeous all-year weather means golf is also highly sought-after in the area. Fine shopping and dining round out the list of top pursuits in Boca Raton, with a clear preference for luxury.

Palm Beach | 35 minutes

Delray Beach | 15 minutes

Fort Lauderdale | 25 minutes

Aventura | 40 minutes

Miami | 55 minutes

