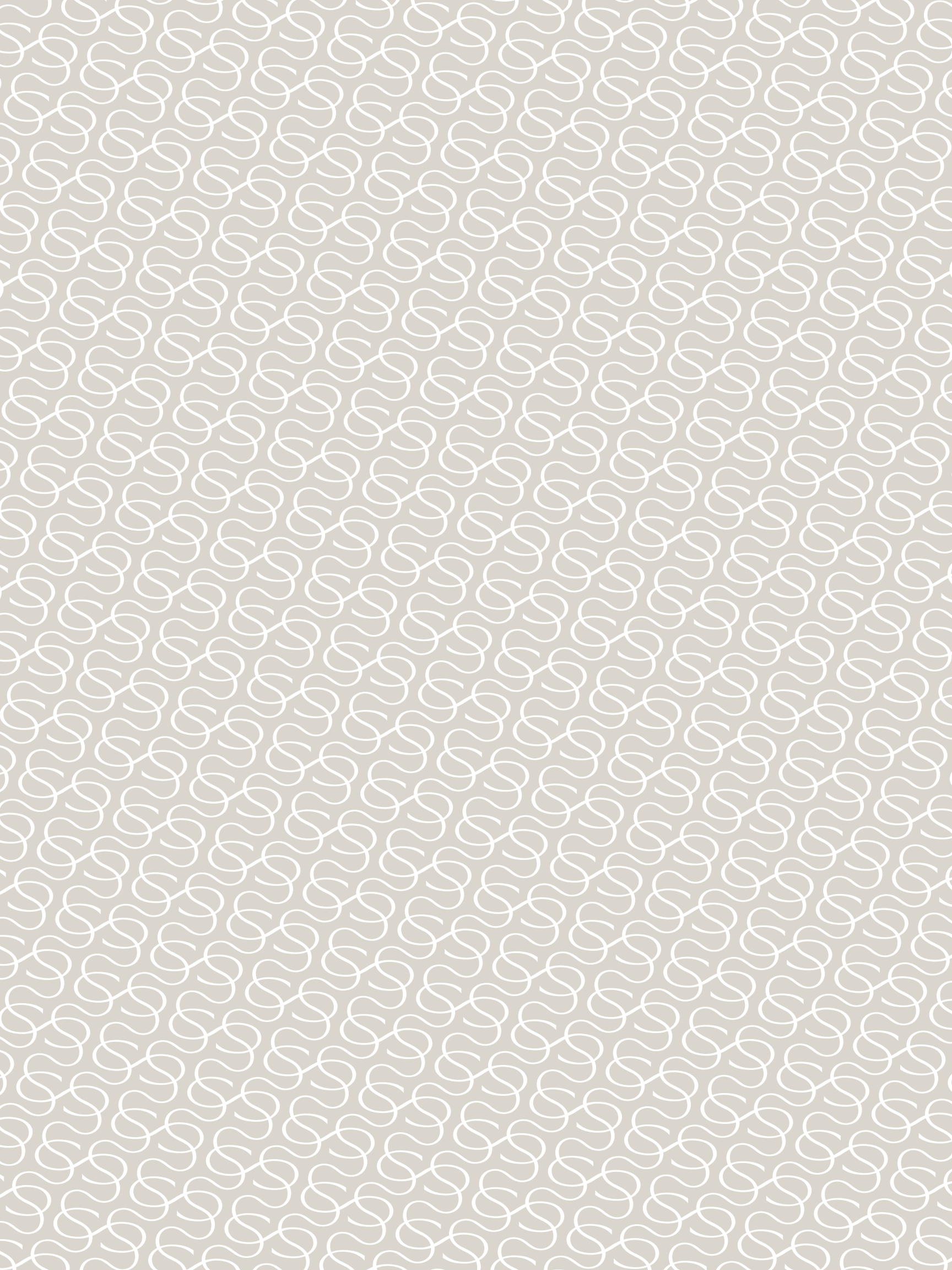


AN OCEAN-INSPIRED
PALETTE OF DUNE,
CORAL AND SKY.
FURNISHED TO REFLECT
THE UNDULATING
NATURE OF THE TIDES.
A SEASCAPE
OF COLOR BLENDS
FORMALITY
WITH FAMILIARITY.

—ROBERT A.M. STERN



A COLLECTION OF 49 PRIVATE HOMES
DESIGNED BY ROBERT A.M. STERN ARCHITECTS
AN OCEANFRONT ICON IS REBORN



“We were inspired by classic yacht design, the repetition of soft waves and the pattern that waves and wind make on the sand.”

ROBERT A.M. STERN
FOUNDER AND SENIOR PARTNER,
ROBERT A.M. STERN ARCHITECTS

THE TOWER



THE SHORE CLUB

PRIVATE COLLECTION

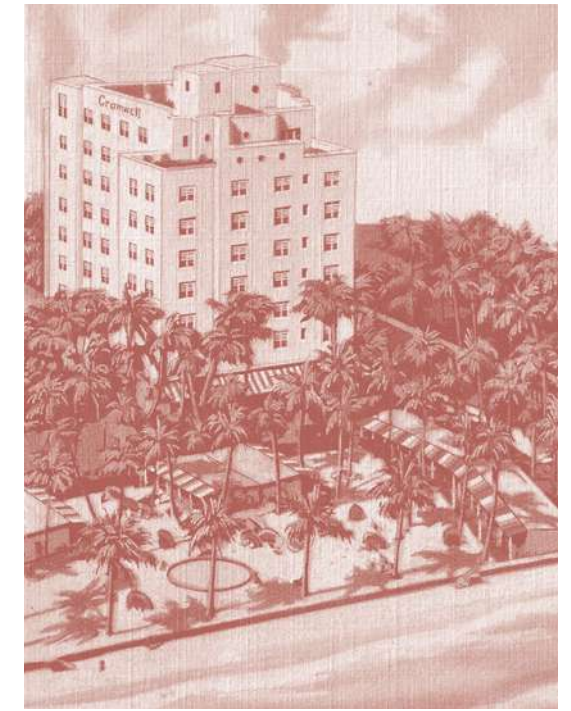
ARCHITECTURAL VISION



Renowned architecture firm Robert A.M. Stern Architects redefines the essence of a historic legend in its first-ever oceanfront endeavor.

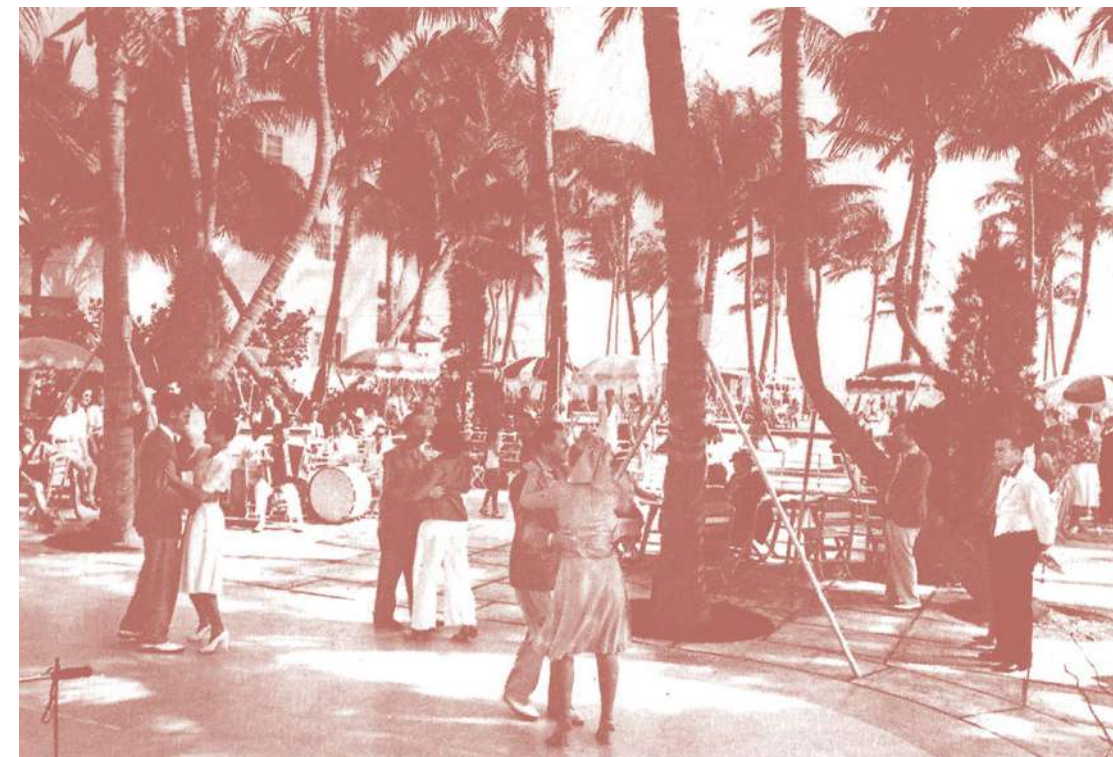
Soaring 200 feet above the ocean line, a new 18-story tower captures state-of-the-art indoor/outdoor living. Behind the original Art Deco façade of the historic Cromwell House, a suite of residences and a deluxe Penthouse have been purposefully reimaged. And a single-family Beach House has been designed to create the ultimate beachfront life.

A once-in-a-generation opportunity to experience an exceptional oceanfront lifestyle. From world-class developer Witkoff, The Shore Club Private Collection is in every sense an icon reborn.



“Our design for the new Shore Club builds upon the rich history of Miami Beach’s exuberant modernism and Art Deco allure while also connecting to this iconic waterfront location.”

ROBERT A.M. STERN
FOUNDER AND SENIOR PARTNER, ROBERT A.M. STERN ARCHITECTS





“

EACH RESIDENCE IS
DESIGNED TO
REFLECT THE FREEDOM
AND OPENNESS
THAT ONLY AN ESCAPE
TO THE BEACH
CAN OFFER.

”

—ROBERT A.M. STERN
FOUNDER AND SENIOR PARTNER,
ROBERT A.M. STERN ARCHITECTS



(L) ROBERT A.M. STERN ARCHITECTS PARTNERS
PAUL WHALEN AND MICHAEL JONES DISCUSS
PROJECT SKETCHES AND MODELS

(R) ROBERT A.M. STERN ARCHITECTS TEAM
MEMBERS SKETCHING

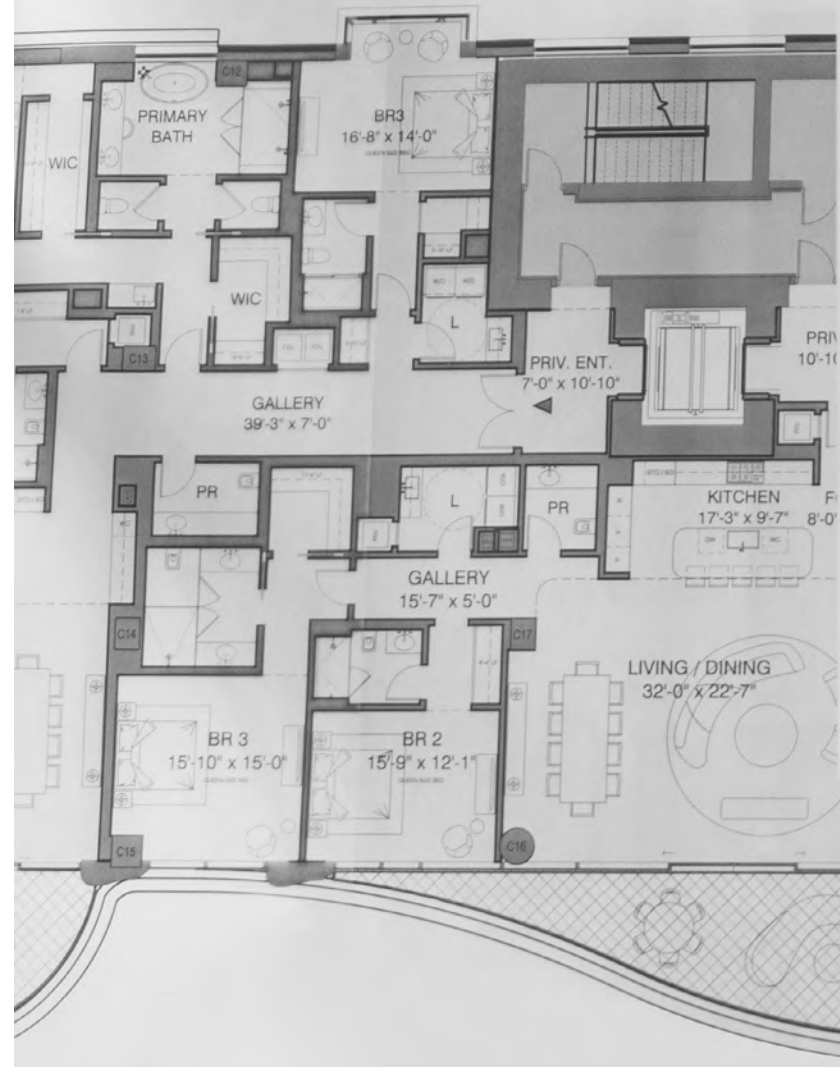
“To honor the legacy of The Shore Club,
we used the shape of its sculptural columns
to line the base of our building, creating
a garden procession through lushly planted
botanical gardens, a series of pools
and, ultimately, the beach.”

ROBERT A.M. STERN
FOUNDER AND SENIOR PARTNER, ROBERT A.M. STERN ARCHITECTS



“Designed from the inside out, a classic Robert A.M. Stern Architects layout celebrates the way we live at home with thoughtful details that create an appealing and consistent narrative.”

PAUL WHALEN
PARTNER, ROBERT A.M. STERN ARCHITECTS



© 2022 ROBERT A.M. STERN ARCHITECTS, LLP

Interior
LR Prints
Bwy

From finding *inspiration* to forming an *identity*.
A masterful melding of the finest in Art Deco, Miami
Modern and 21st-century contemporary architecture.

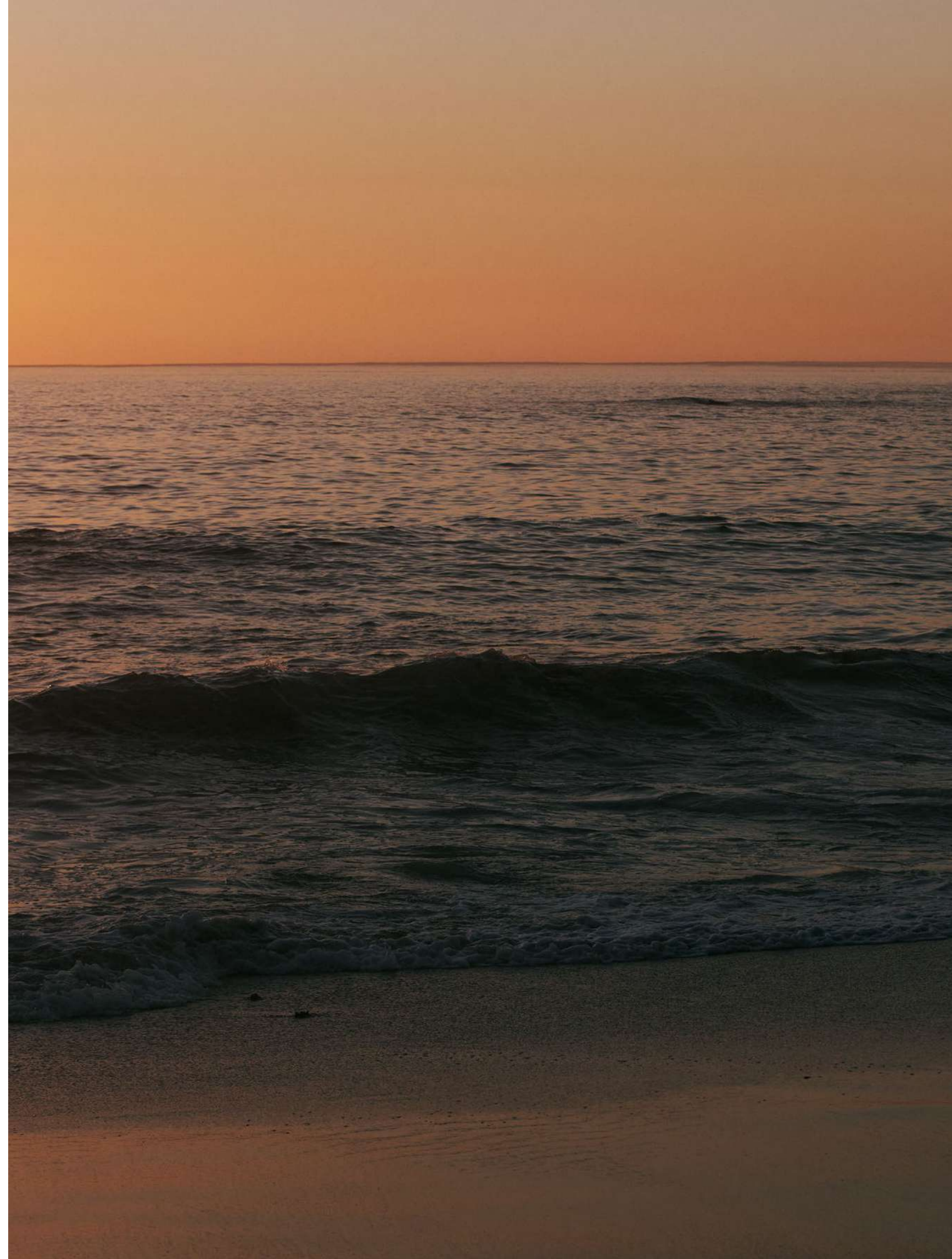


//

THIS ICONIC LANDMARK
BOASTS UNIQUE
SWEEPING, UNOBSTRUCTED
VIEWS OUT TOWARD
MIAMI BEACH
AND THE OCEAN.

//

—ROBERT A.M. STERN
FOUNDER AND SENIOR PARTNER,
ROBERT A.M. STERN ARCHITECTS





An iconic landmark designed by Robert A.M. Stern Architects with the famed Kobi Karp sets a new benchmark for a rare and refined lifestyle on the shore.

The Shore Club is nestled on an extraordinary three-acre expanse of beachfront with an extensive botanical paradise, an oasis of mazelike groves and palms envisioned by renowned landscape architects Island Planning Corporation.

THE PRIVATE COLLECTION



The Residences—*The Tower*, *The Cromwell House* and *The Beach House*—relate architecturally yet are artistically distinctive, designed to maximize vistas and light with the curvature of each home. Sweeping Miami Beach views are nothing short of spectacular.

Expansive ocean views epitomize the essence of waterfront life. Floor-to-ceiling sliding glass windows in 10-foot-high great rooms bathe each home in natural light, destined to maximize living, dining and entertaining.

Residents at The Shore Club Private Collection are welcomed home by a discreet porte-cochère entrance. A world-class fitness center, library, lounge, exclusive pool and private spaces are surrounded by astounding botanical gardens.



PRIVATE RESIDENTIAL ENTRANCE

Exclusive to residents, a private entrance entirely separate from the resort arrival discreetly and securely welcomes you home.



Classic double-height arches combine with organic curves, creating a dramatic juxtaposition in a supremely inviting yet architecturally surprising interior.





COLONNADE

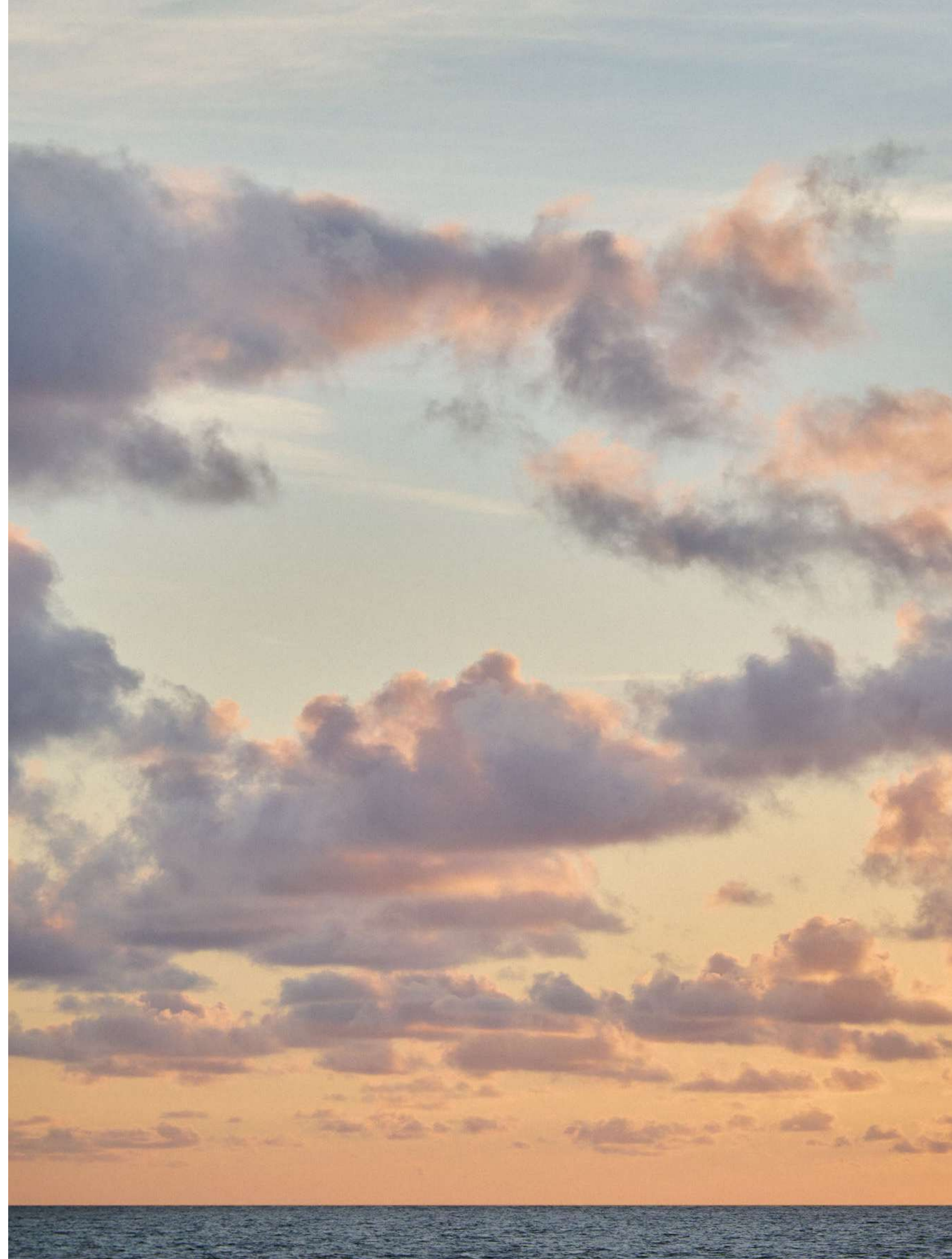
Grand sculptural columns highlighted by awe-inspiring lighting and majestic plantings spectacularly rise above the botanical gardens in a procession to the pools.

“

TO EVOKE COMFORT
AND CALM, OUR DESIGN
INVITES A SENSE
OF SERENITY INSPIRED
BY THE RICH,
TRANQUIL QUALITIES
OF THE OCEAN.

”

—ROBERT A.M. STERN
FOUNDER AND SENIOR PARTNER,
ROBERT A.M. STERN ARCHITECTS



OCEAN-VIEW TERRACE

Curved, spacious balconies face directly toward the ocean with sweeping views overlooking the botanical gardens and landscaped dunes.





//

OUR INTENTION WAS
TO CREATE OPPORTUNITIES
FOR SPECTACULAR
VIEWS. AT SUNSET ESPECIALLY,
THE SHIMMERING WATER
OR THE CITY LIGHTS OF
MIAMI BEACH WILL CREATE
DRAMATIC BACKDROPS
FOR BOTH RESIDENTS
AND GUESTS.

//

—PAUL WHALEN
PARTNER, ROBERT A.M. STERN ARCHITECTS



INDOOR/OUTDOOR TERRACE

Seamless floor-to-ceiling sliding doors open onto an expansive terrace on which to take in the early sunrises and endless sunsets.

KITCHEN

Robert A.M. Stern Architects–designed kitchens with bespoke wood cabinetry, marble and stone surfaces, state-of-the-art appliances and polished metal hardware.





PRIMARY BATH

Custom Robert A.M. Stern Architects double vanities, natural stone flooring, freestanding soaking tub with ocean views, glass-enclosed double-head showers and polished metal fixtures.

Raw meets refined. Natural materials—richly grained stone, custom textured wood and smooth veined marble—are harmoniously balanced with polished metal finishes.



POWDER ROOM

Bespoke wood-and-stone vanity, custom-designed sconces, natural stone flooring and polished metal fixtures and fittings.

THE PENTHOUSE

Spacious and spectacular, the expansive Penthouse is furnished with a private infinity-edge pool and oversized terraces that step to the water.



THE BEACH HOUSE

A multistory private oceanfront mansion with its own pool is a Miami Beach rarity.



THE PRIVATE COLLECTION
AMENITIES

A suite of residential amenities designed by Robert A.M. Stern Architects is tailored for residents to delight in and uniquely enjoy. Each is curated to heighten the bespoke beachfront experience.

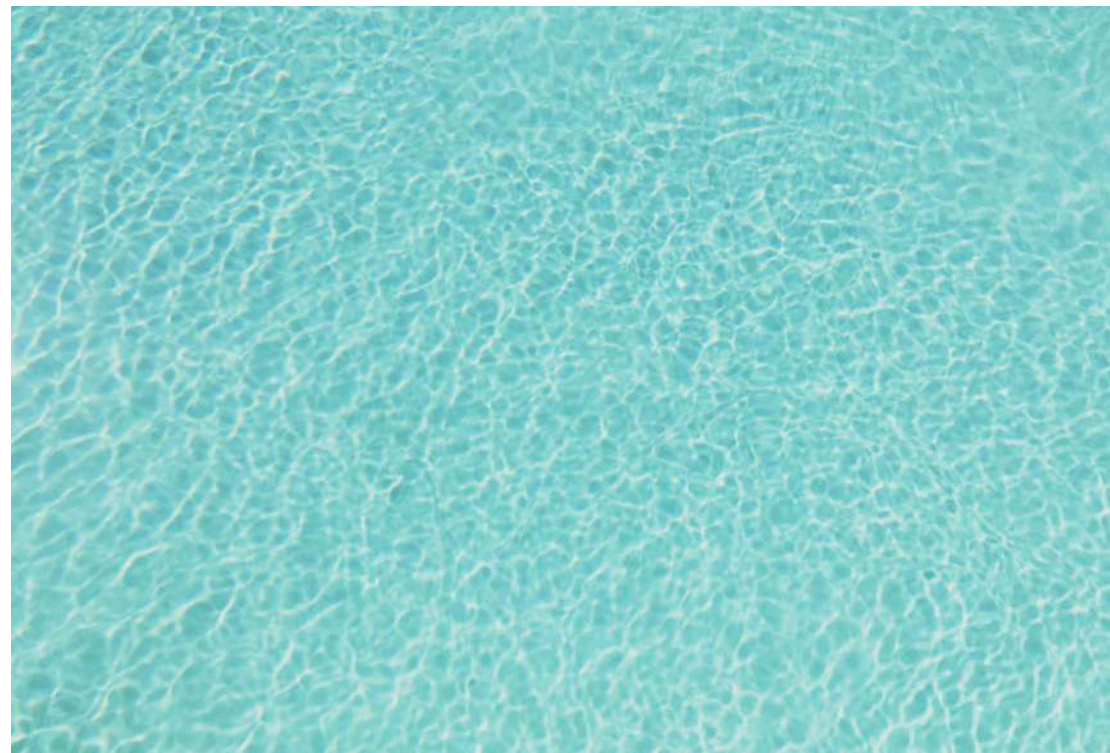
PRIVATE RESIDENTIAL POOL

Recline by the residents-only pool, hot tub and private cabanas nestled in a lush landscape for ultimate relaxation or enjoy social lunches poolside and service from the bar.



PRIVATE RESIDENTIAL POOL

In the lap of luxury, the residential pool is a place to escape. Curved palms reflect on the water while poolside cabanas offer an ambience of shade. Residents can indulge at their own private pool bar, relax in the palm-shaded hot tub or take a leisurely stroll around the landscaped dunes.





PRIVATE RESIDENTIAL HOT TUB

Nestled in the lush, landscaped grounds and shaded by mature greenery, the private hot tub is designed for pure relaxation and rejuvenation.



PRIVATE RESIDENTIAL GYM

A beautifully finished, fully equipped, state-of-the-art gym flooded with natural light is the ideal place to tone the body, flex the muscles and customize a regimen with a private trainer.



A private double-height residential lounge where residents can mingle over a martini, socialize with mixed hors d'oeuvres and recline in intimate comfort surrounded by walls of curated books.





CHILDREN'S PLAYROOM

Inspired by the Miami Beach environs, the children's playroom is a haven in which little ones can have fun and express their true creativity.

BOTANICAL GARDENS
DESIGNED BY
ISLAND PLANNING CORPORATION

The botanical gardens feature an unprecedented collection of specimen palms, mature trees and some of the rarest species native to South Florida and the Caribbean. Expertly curated to awaken the senses and designed to embrace the tranquility of nature.



BOTANICAL GARDENS

Mazelike pathways paved with oolite stone sculptures meander around outdoor garden rooms.



THE SHORE CLUB

//

WE HAVE CREATED
A MATURE HAVEN
OF EXTREMELY DIVERSE
DENSE GREENERY AND
CULTIVATED A COLLECTION
OF NATIVE TREES AND
FLOWERS. ALONG THE
BOTANICAL WALK, YOU
FEEL SUBLIMELY IMMERSED
IN THE LANDSCAPING.

//

—NATHAN BROWNING
OWNER AND FOUNDER, ISLAND PLANNING CORPORATION





BOTANICAL GARDENS

Our gardens are a lush botanical landscape rich in ecology, biodiversity and captivating beauty, offering a place for people to connect with nature and indulge in the beauty and wonder of plants.



THE RESORT

All the privacy you need. All the luxury you want.

Auberge Resorts Collection builds on its one-of-a-kind reputation for intimate tailored service that is uniquely personal to the property. Offering residents a suite of amenities, from The Shore Club restaurant and beach club to fitness, wellness and The Beauty Atelier™. Every comfort is catered to, right down to the last detail.

Bespoke residences meet a five-star resort.



CULINARY EXPERIENCES

From pool to table, the serenity of the outdoors is the ideal backdrop against which to savor culinary delights. Whether it's the signature restaurant, the poolside café and bar or dining al fresco on the private terrace, an executive chef creates a custom menu of updated classics and remixed cocktails.



RESTAURANT

World-class cuisine created by an executive chef. Savor a sumptuous menu of culinary delights surrounded by lush flora and fauna.



WELLNESS & FITNESS

Health takes on the holistic. A dramatic 75-foot lap pool takes wellness to a heightened level. Our world-class spa, The Beauty Atelier™, brings together a community of experts at the forefront of their fields in nutrition, personalized training, yoga and meditation.



LAP POOL

The first of its kind in Miami, a custom 75-foot lap pool allows residents to swim to optimum fitness.

A state-of-the-art experience. Introducing the first-of-its-kind concept dedicated to the rejuvenation of the face, scalp, body and soul.

Featuring a customized regimen of skin diagnostics and a revolutionary face-and-body-transforming program created with world-renowned cosmeticians.

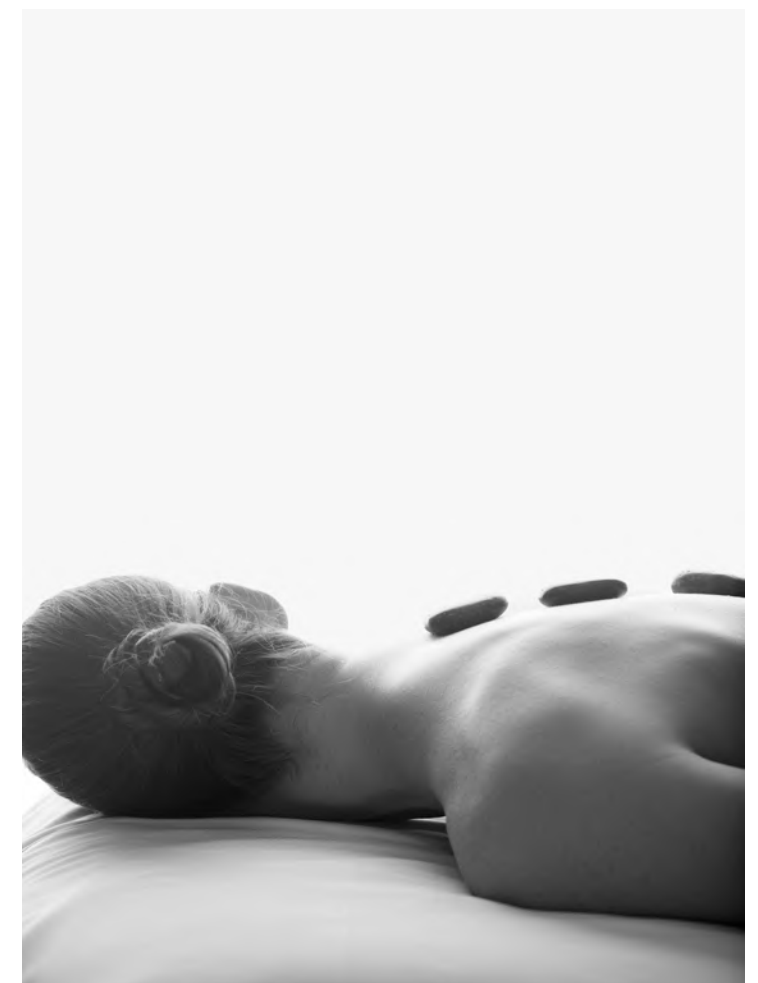




THE BEAUTY ATELIER™

Combining medical-grade technologies with beachfront fitness and an expert in-house team, The Beauty Atelier™ offers a hyper-personalized holistic range of skin-treatment innovations.

Peptide-enriched formulas are custom designed to radiate a younger, brighter, healthier self from the top of your scalp to the tip of your toes.



THE SHORE CLUB

THE RESORT

Diagnostic skincare lab
The Beauty Atelier™ lounge and salon
Aromatherapy steam room
Herbal saunarium™
Moon shower
One-of-a-kind snow room
Detoxification treatment suites
In-room ice bathtubs
Infusion bar with collagen
B12, vitamin and peptide tonic shots
Pilates room
Beach yoga and sunrise workout
Micro-puncture scalp treatment
Remodeling face™
Customized body treatment

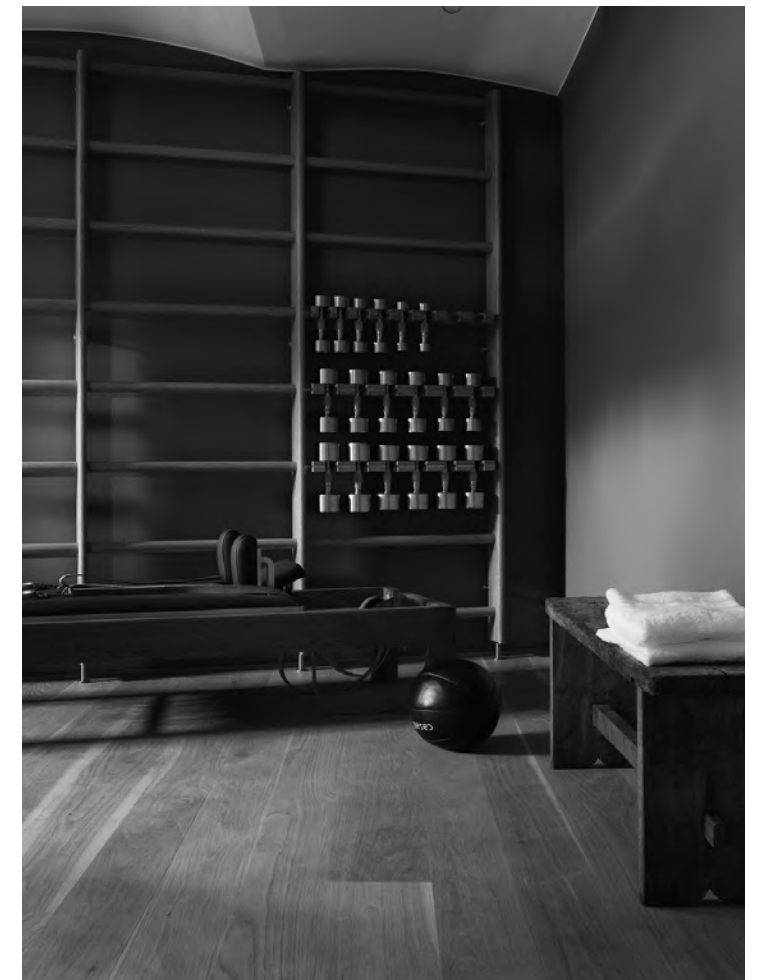




HERBAL STEAM ROOM

WELLNESS & FITNESS CENTER

A center of well-being designed to calm the mind and contour the body. A best-in-class spa program of relaxation and a top-of-the-line gym enable residents to zone out or work out in absolute privacy and luxury.



THE SHORE CLUB

THE RESORT

RESORT SERVICES

In the tradition of gracious yet unobtrusive service found in every Auberge Resorts Collection property, a dedicated Director of Residences and Concierge Team are on hand to cater to your personal requests, ensuring the highest level of tailored service meets your every need, down to the smallest detail.



BEACH CLUB

Residents can enjoy all the benefits of beachfront living set on 175 feet of oceanfront. From the beach bar and loungers to programmed beach fitness, a curated menu of amenities awaits your every whim.





Resident Concierge Team

Dedicated Director of Residences

Personalized wellness and fitness services*

In-residence butler service*

In-residence dining and catering*

In-residence spa treatments*

Laundry and dry-cleaning services*

Housekeeping*

Valet parking*

Charging privileges for incidentals



NEIGHBORHOOD



Placed among Miami Beach's finest destinations, The Shore Club Private Collection is within convenient distance to the city's best entertainment, galleries, boutiques, restaurants, nightlife, parks and museums.

Whether it's a table at Casa Tua or taking in a breathtaking performance at the Miami City Ballet, you're a stroll away from luxury shops and leisurely activities that pulse to the exciting beat of South Beach.

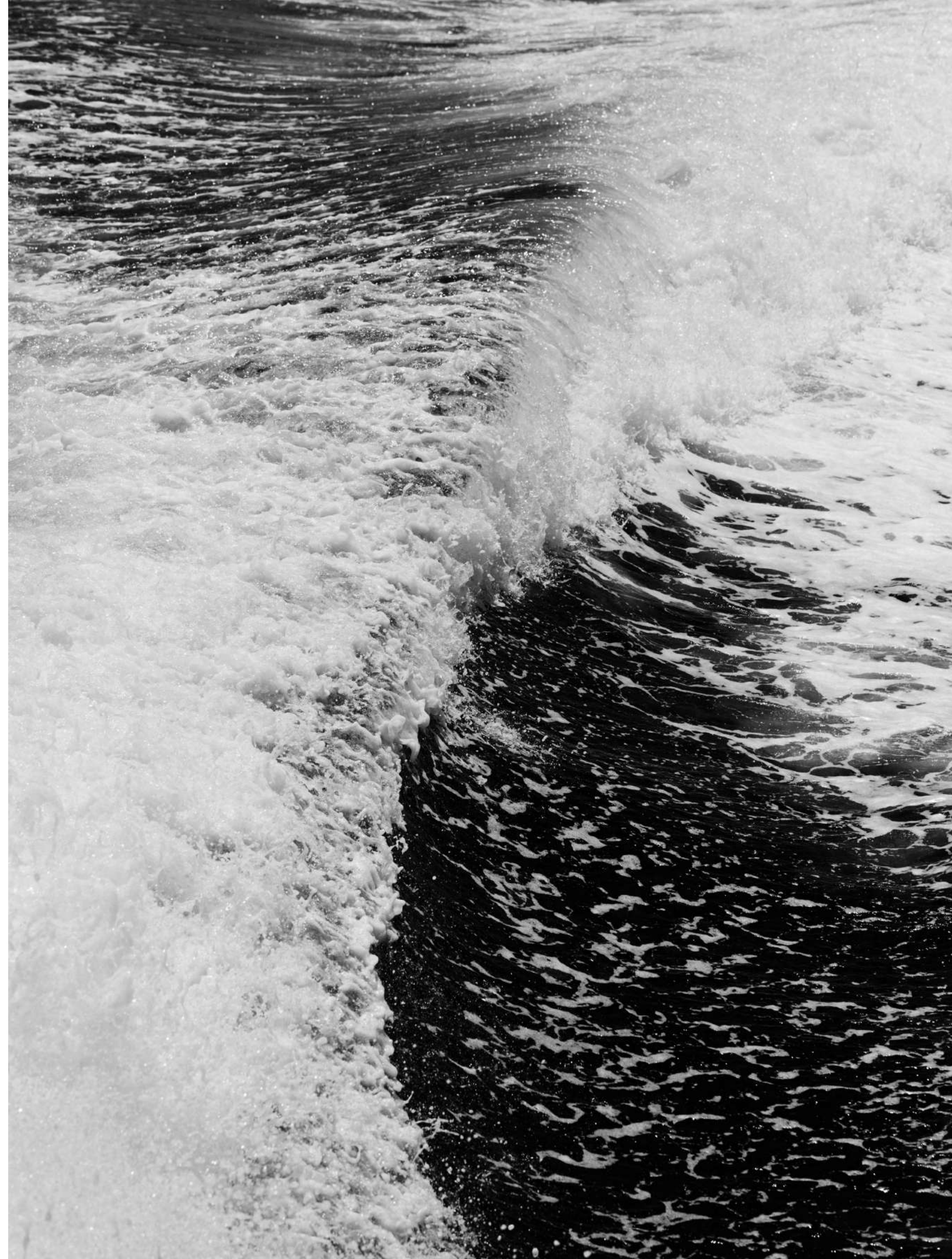
Everything you desire is right outside your door.

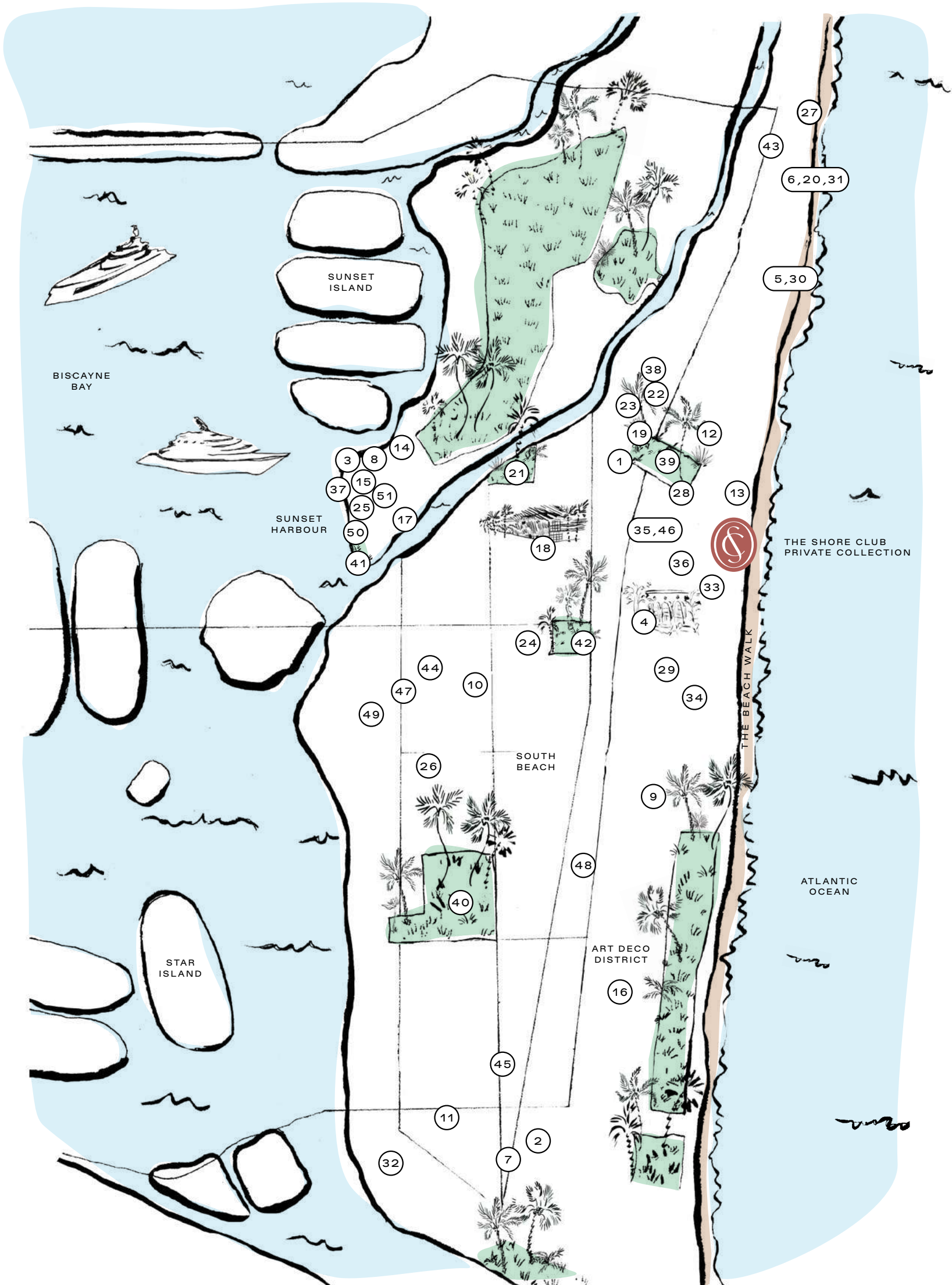
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MIAMI BEACH IS
A VIBRANT AND EXCITING
RESORT TOWN WITH
A LOT GOING ON,
BOTH IN ARCHITECTURE
AND ACTIVITIES.
WE REALLY LIKED
THE IDEA OF CREATING
A QUIET PLACE
TO COME HOME TO.

//

—PAUL WHALEN
PARTNER, ROBERT A.M. STERN ARCHITECTS





NEIGHBORHOOD

RESTAURANTS

- (1) BLUE RIBBON SUSHI
- (2) CARBONE
- (3) CASA ISOLA OSTERIA
- (4) CASA TUA
- (5) EDITION:
MATADOR ROOM
MATADOR BAR
MARKET AT EDITION
TROPICALE
- (6) FAENA:
EL SECRETO OMAKASE
BY PAUL QUI
GITANO
THE LIVING ROOM
LOS FUEGOS BY
FRANCIS MALLMANN
PAO BY PAUL QUI
SAXONY BAR
TREE OF LIFE
- (7) JOE'S STONE CRAB
- (8) LUCALI
- (9) LURE FISHBAR
- (10) MILA
- (11) ESTIATORIO MILOS
- (12) MR CHOW
- (13) THE OCEAN GRILL
- (14) PURA VIDA
- (15) PANTHER COFFEE
- (16) ROSETTA BAKERY
- (17) UCHIKO

CULTURE

- (18) ART BASEL
- (19) THE BASS
- (20) FAENA:
FAENA THEATER
- (21) MIAMI BEACH
BOTANICAL GARDEN
- (22) MIAMI BEACH LIBRARY
- (23) MIAMI CITY BALLET
- (24) NEW WORLD CENTER

BEAUTY

- (25) GEE BEAUTY
- (26) SKINCARE BY
AMY PETERSON

HOSPITALITY

- (27) AMAN
- (28) BVLGARI HOTEL
- (29) DELANO BEACH CLUB
- (30) EDITION
- (31) FAENA
- (32) MIAMI BEACH MARINA
- (33) THE RALEIGH
- (34) THE RITZ-CARLTON
- (35) THE SETAI
- (36) SHELBORNE
- (37) SUNSET HARBOUR
YACHT CLUB
- (38) STARWOOD MORTGAGE
CAPITAL

PARKS

- (39) COLLINS PARK
- (40) FLAMINGO PARK
- (41) MAURICE GIBB
MEMORIAL PARK
- (42) SOUNDSCAPE PARK

SHOPPING

- (43) FAENA BAZAAR
- (44) INTERMIX
- (45) MATERIAL GOOD
- (46) THE SETAI:
ANNE FONTAINE
ASPREY
EDOARDO BORRELLI
LAVISH EYEWEAR
MAISON WRIST AFICIONADO
ORLEBAR BROWN
- (47) TASCHEIN
- (48) THE WEBSTER

FITNESS

- (49) ANATOMY
- (50) BARRY'S
- (51) GOTHAM GYM



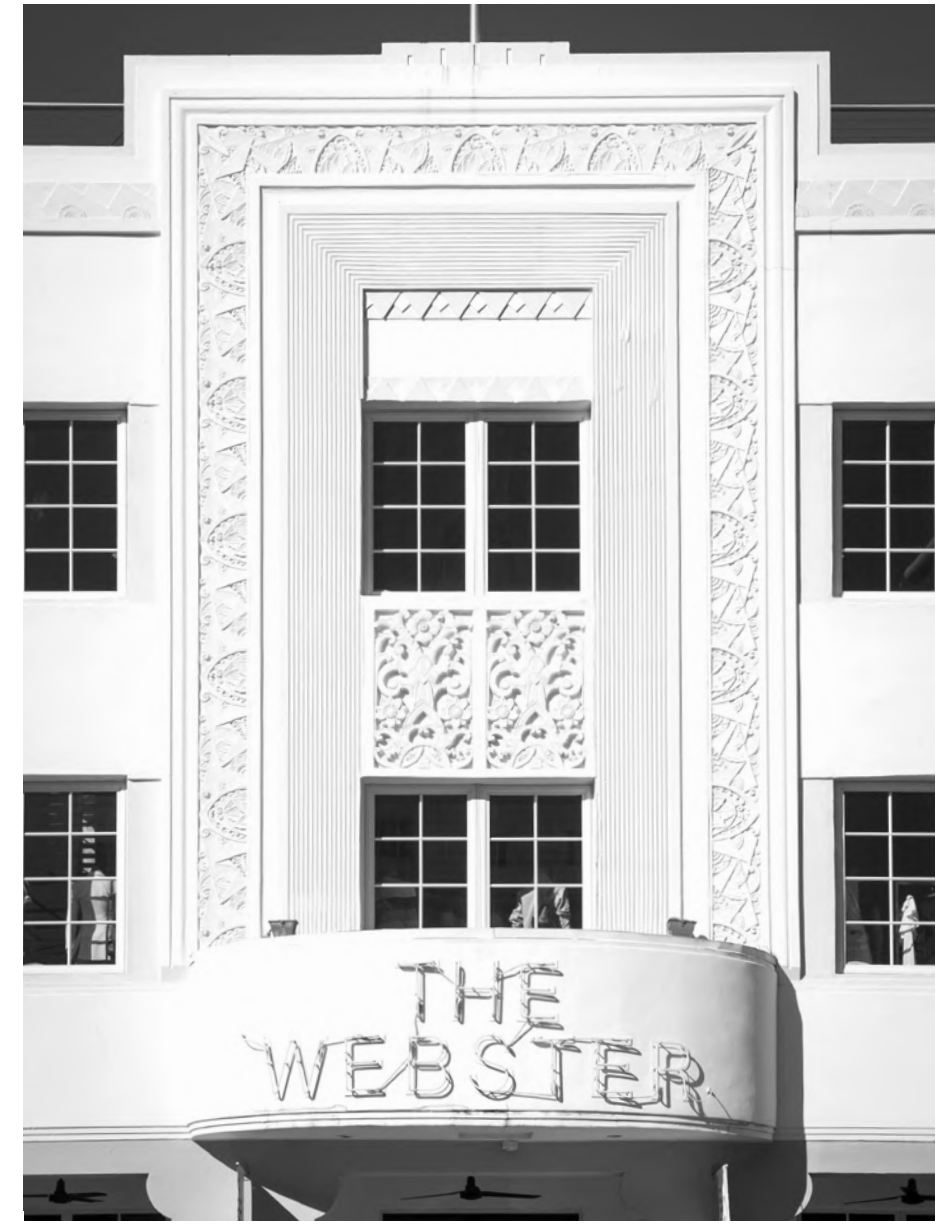
(L) THE BASS
(R) MIAMI BEACH LIBRARY

THE SHORE CLUB

NEIGHBORHOOD

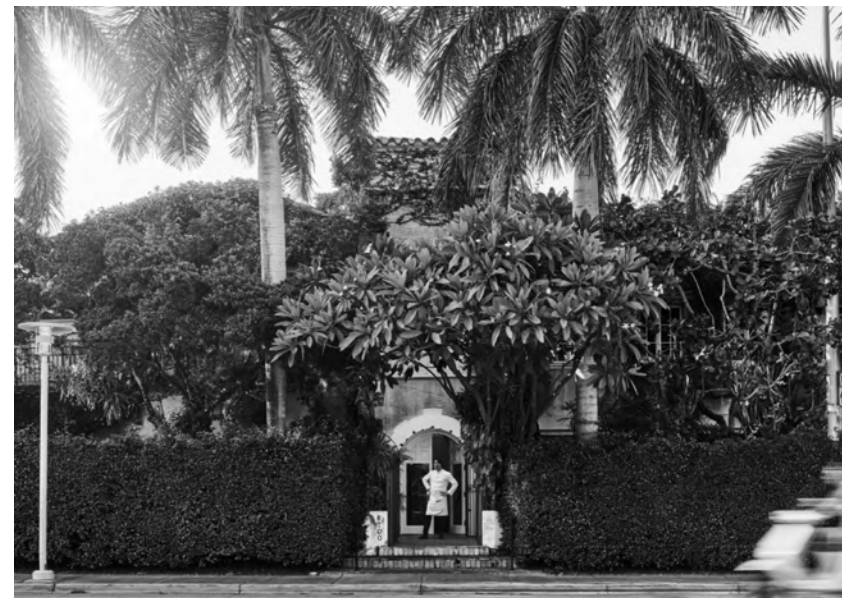


(L) ART BASEL
(R) THE WEBSTER



THE SHORE CLUB

NEIGHBORHOOD



(L) MIAMI CITY BALLET
(C) CASA TUA
(R) NEW WORLD CENTER

THE SHORE CLUB

NEIGHBORHOOD

MIAMI

RESTAURANTS

- (1) CIPRIANI
- (2) MANDOLIN
- (3) ZZ'S CLUB

CULTURE

- (4) ADRIENNE ARSHT CENTER
- (5) INSTITUTE OF CONTEMPORARY ART
- (6) PÉREZ ART MUSEUM MIAMI
- (7) RUBELL MUSEUM

SHOPPING

- (8) BAL HARBOUR SHOPS:
 - ALEXANDER MCQUEEN
 - AUDEMARS PIGUET
 - BALENCIAGA
 - BOTTEGA VENETA
 - BRUNELLO CUCINELLI
 - BURBERRY
 - BVLGARI
 - CHANEL
 - CHLOÉ
 - FENDI
 - GRAFF
 - GUCCI
 - HARRY WINSTON
 - JACOB & CO
 - LORO PIANA
 - MIU MIU
 - NEIMAN MARCUS
 - PRADA
 - SAINT LAURENT
 - SAKS FIFTH AVENUE
 - STELLA MCCARTNEY
 - TIFFANY & CO.
 - VALENTINO
 - VAN CLEEF & ARPELS

- (9) MIAMI DESIGN DISTRICT:
 - ALEXANDER MCQUEEN
 - BALENCIAGA
 - BERLUTI
 - BOTTEGA VENETA
 - BURBERRY
 - BVLGARI
 - CARTIER

- CELINE
- CHANEL
- CHRISTIAN LOUBOUTIN
- CHROME HEARTS
- DIOR
- DOLCE & GABBANA
- FENDI
- FERRAGAMO
- GIORGIO ARMANI
- GIVENCHY
- GUCCI
- HARRY WINSTON
- HERMÈS
- LOEWE
- LORO PIANA
- LOUIS VUITTON
- MIU MIU
- OFF-WHITE
- PALM ANGELS
- PRADA
- RICK OWENS
- SAINT LAURENT
- TIFFANY & CO.
- TOM FORD
- VALENTINO
- VAN CLEEF & ARPELS
- VERSACE

DINING:

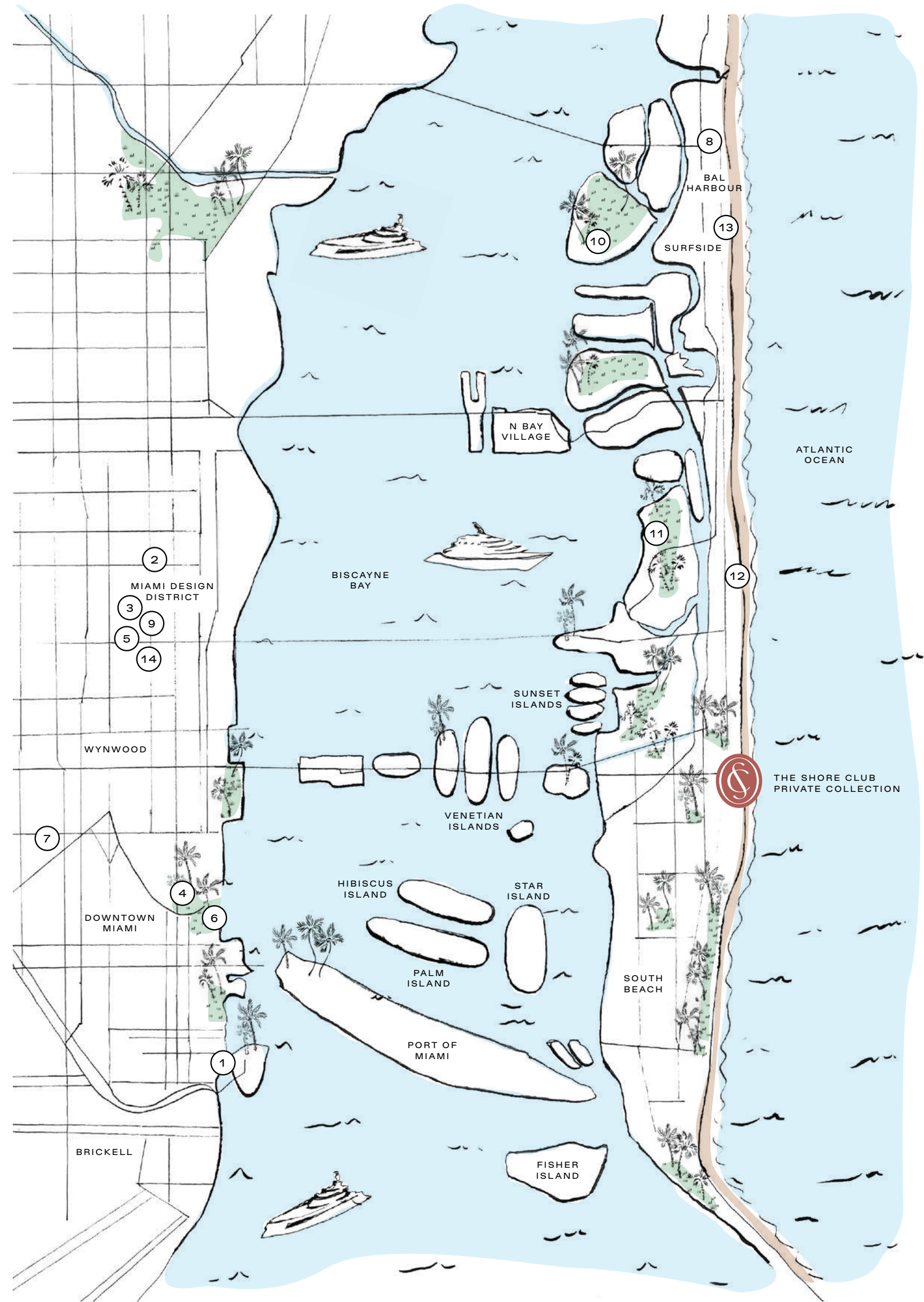
- CONTESSA
- COTE MIAMI
- L'ATELIER DE JOËL ROBUCHON
- LE JARDINIER

HOSPITALITY

- (10) INDIAN CREEK COUNTRY CLUB
- (11) LA GORCE COUNTRY CLUB
- (12) SOHO BEACH HOUSE
- (13) THE SURF CLUB

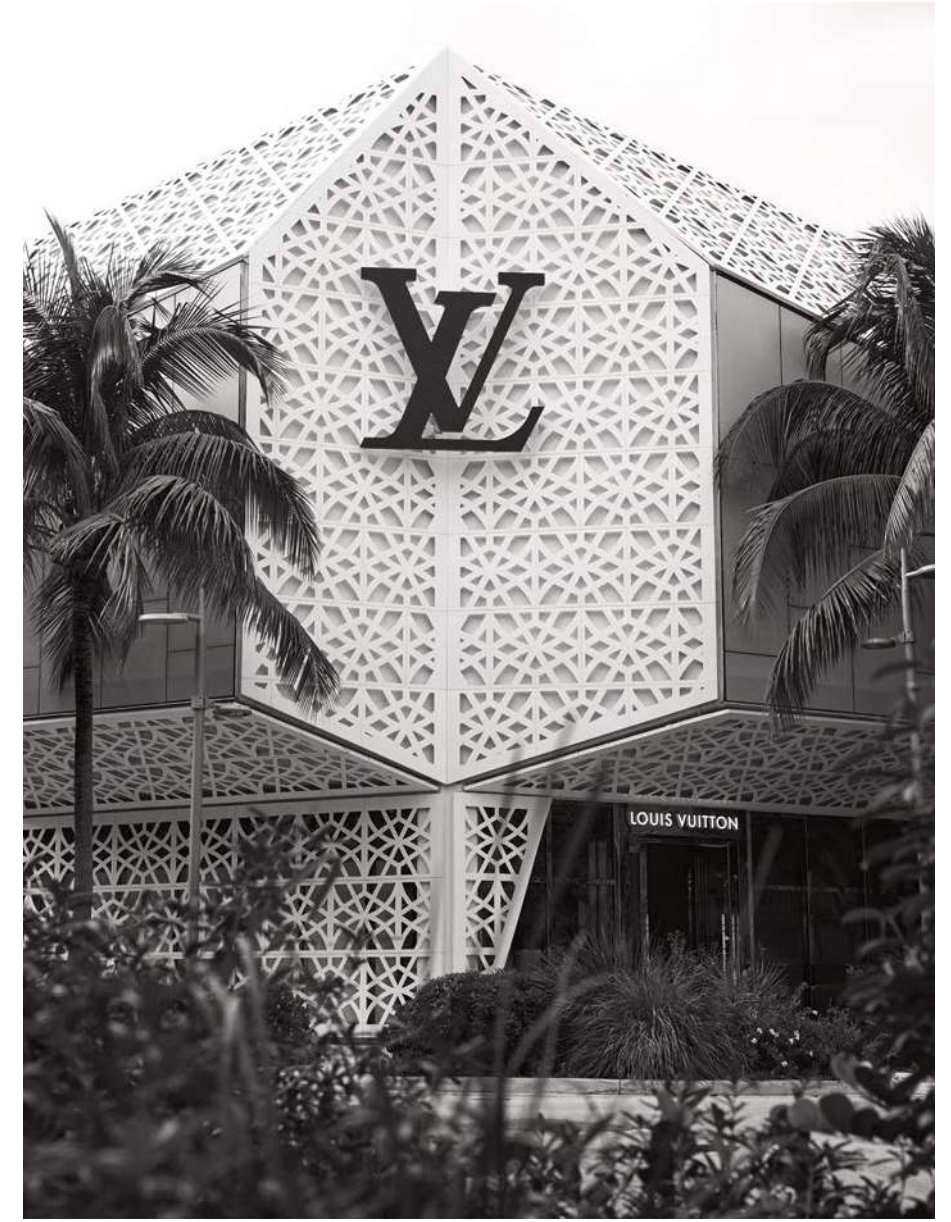
BEAUTY

- (14) IGK SALON





THE SHORE CLUB NEIGHBORHOOD



(L) BAL HARBOUR SHOPS
(R) BAL HARBOUR SHOPS



(L) MANDOLIN
(R) JOE'S STONE CRAB





(L) INSTITUTE OF CONTEMPORARY ART
(C) MIAMI DESIGN DISTRICT
(R) MIAMI DESIGN DISTRICT





THE CREATORS

A collective of visionary minds unite to create The Shore Club Private Collection. Witkoff, in partnership with Auberge Resorts Collection and in collaboration with design and interior residential architecture firm Robert A.M. Stern Architects, has reenvisioned bespoke oceanfront living. With hotel interior designer Bryan O'Sullivan, landscape architect Nathan Browning of Island Planning Corporation and architect Kobi Karp, an extraordinary waterfront life is fully realized and reborn.



As creator of the finest landmark luxury residential and hospitality destinations, Witkoff distinguishes itself as part developer, part investor and part landscape-changer. Witkoff has become the leading player in the luxury market, having developed many iconic hotels, such as the Times Square EDITION, West Hollywood EDITION, PUBLIC Hotel and Park Lane Hotel. Headquartered in Miami, the privately held, global real estate development and investment firm was founded by Steven Witkoff in 1997.



ALEX WITKOFF
(L) EXECUTIVE VICE PRESIDENT, DEVELOPMENT

STEVEN WITKOFF
(R) CHAIRMAN AND CHIEF EXECUTIVE OFFICER



(L) EDITION
WEST HOLLYWOOD, CA

(C) 10 MADISON SQUARE WEST
NEW YORK, NY

(R) 150 CHARLES STREET
NEW YORK, NY



“The Shore Club is a once-in-a-lifetime offering, where the complete privacy of a boutique residence meets five-star hotel service. In essence, it is living the best of the best of the best.”

ALEX WITKOFF
EXECUTIVE VICE PRESIDENT, DEVELOPMENT, WITKOFF

THE SHORE CLUB

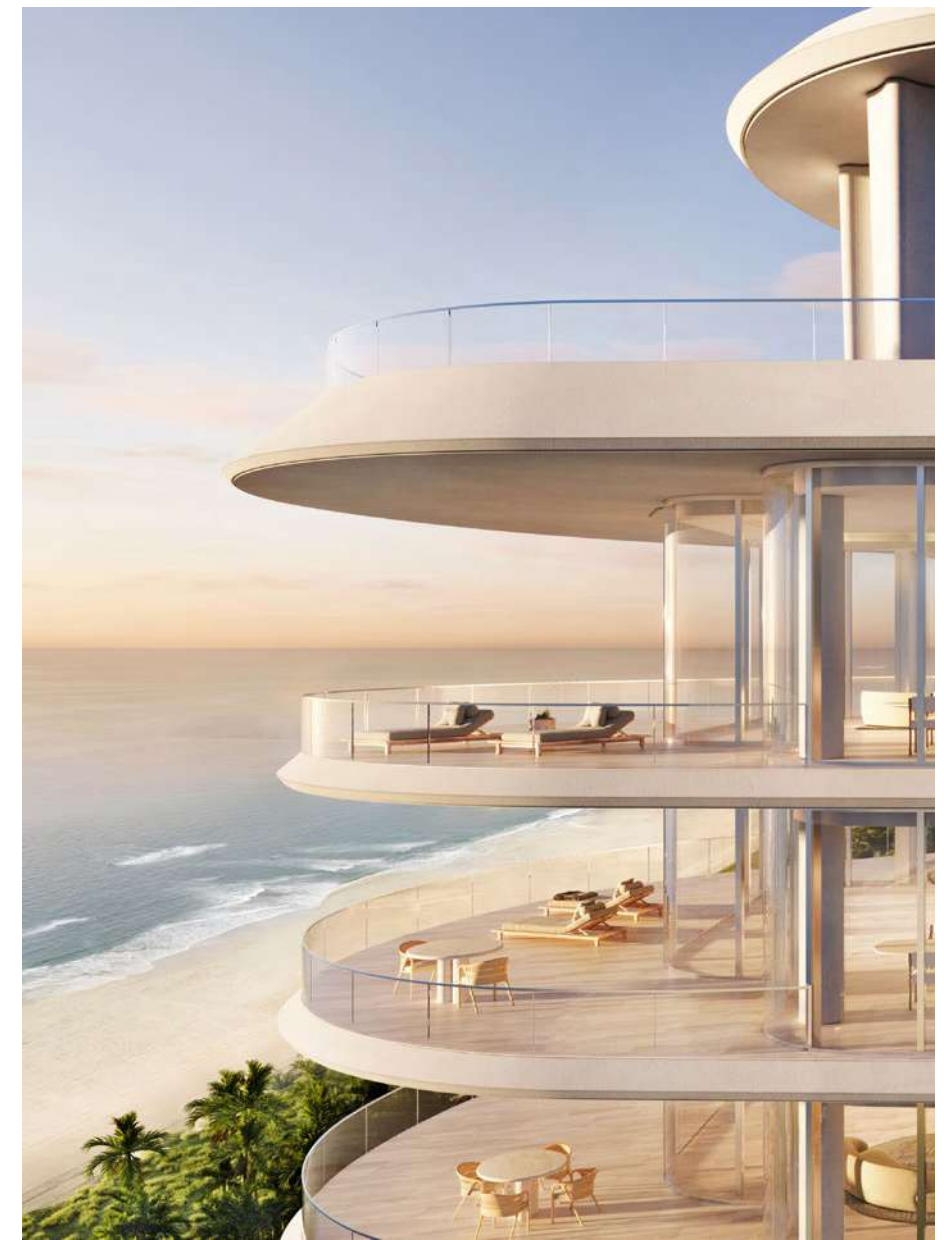
THE CREATORS

//

OUR COLLECTIVE
OF THE FINEST IN THEIR
FIELDS ALLOWS US
TO ACHIEVE AN
UNPRECEDENTED
STANDARD OF
BEACHFRONT LIVING.

//

—ALEX WITKOFF
EXECUTIVE VICE PRESIDENT, DEVELOPMENT, WITKOFF



Robert A.M. Stern Architects, LLP, is a 200-person firm of architects, interior designers and supporting staff. Over its 50-year history, the firm has established an international reputation as a leading design firm with wide experience in residential, commercial and institutional work. As the firm's practice has diversified, its geographical scope has widened to include projects in Europe, Asia, South America and throughout the United States. The firm maintains an attention to detail and commitment to design quality that have earned international recognition and numerous awards.



ROBERT A.M. STERN
(L) FOUNDER AND SENIOR PARTNER
PAUL WHALEN
(R) PARTNER



//

TO BE AN ARCHITECT
IS TO POSSESS AN
INDIVIDUAL VOICE,
SPEAKING A GENERALLY
UNDERSTOOD
LANGUAGE OF FORM.

//

—ROBERT A.M. STERN
FOUNDER AND SENIOR PARTNER,
ROBERT A.M. STERN ARCHITECTS



(L) 15 CENTRAL PARK WEST
NEW YORK, NY

(C) 70 VESTRY STREET
NEW YORK, NY

(R) THE BELLEMONT
NEW YORK, NY



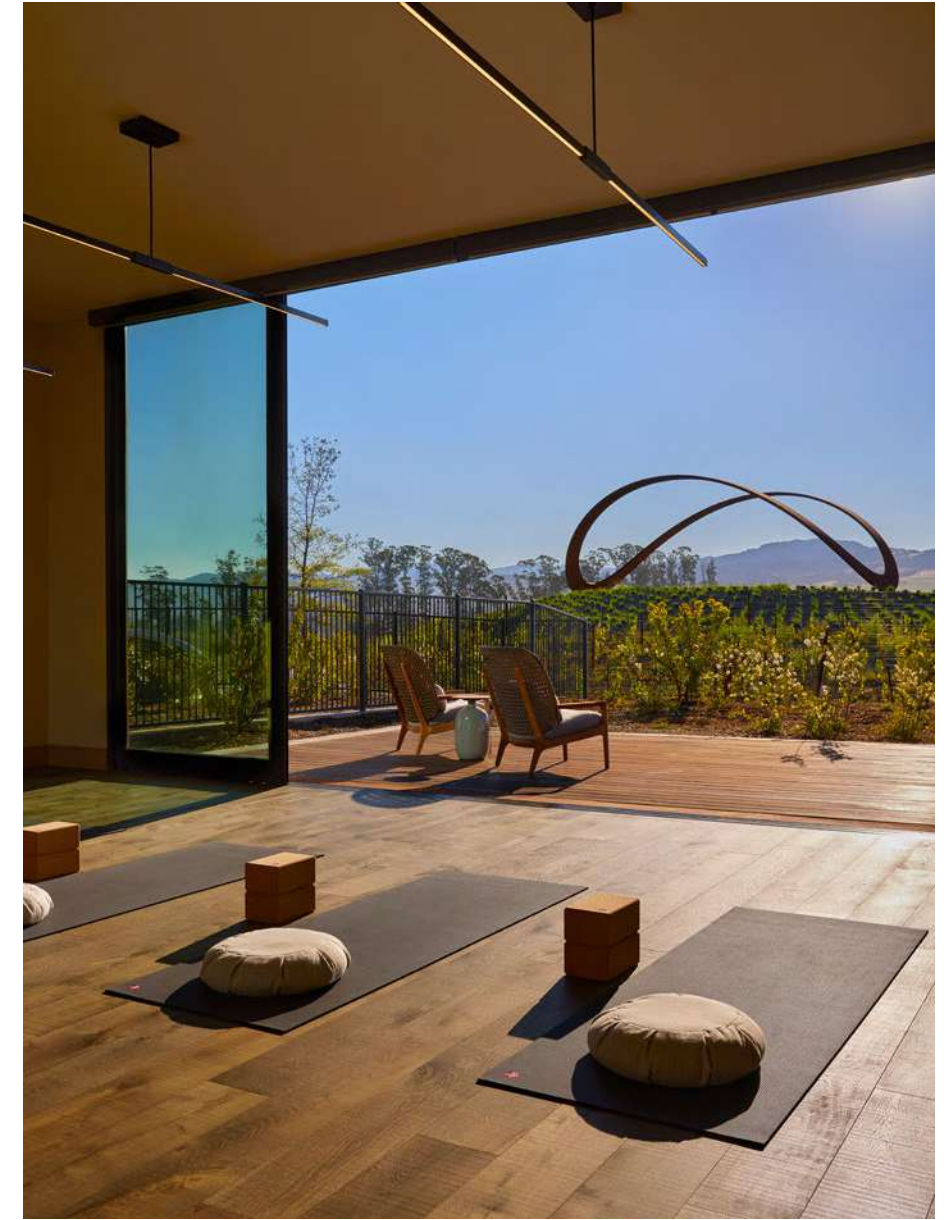
“The Shore Club gives us an opportunity to translate the best of New York living to a resort town with a famed tropical climate.”

PAUL WHALEN
PARTNER, ROBERT A.M. STERN ARCHITECTS



Auberge Resorts Collection is a portfolio of extraordinary hotels, resorts, residences and private clubs. While each property is unique, all share a crafted approach to luxury and bring the soul of the locale to life through captivating design, exceptional cuisine, innovative spas and gracious yet unobtrusive service. With 22 unique, one-of-a-kind stories in some of the world's most desirable destinations.





(L) CHILENO BAY RESORT & RESIDENCES
LOS CABOS, MEXICO

(C) AUBERGE DU SOLEIL
NAPA VALLEY, CA

(R) STANLY RANCH
NAPA VALLEY, CA





“
INTIMATE, STYLISH,
SOULFUL AND
DEEPLY PERSONAL.
THE MOST
INSPIRING COLLECTION
OF ONE-OF-A-KIND
PROPERTIES
AND EXPERIENCES IN
THE WORLD.
”

—CRAIG REID
PRESIDENT AND CHIEF EXECUTIVE OFFICER,
AUBERGE RESORTS COLLECTION

Island Planning Corporation (IPC) is a landscape architecture firm working at the intersection of design, ecology and luxury. IPC has worked in 38 countries from offices in Miami, New York and California—on projects ranging from resorts in the Swiss Alps, urban planning in equatorial Africa and ecological restoration in California. These global collaborations, often in remote and challenging locations, involve the design, engineering and master-planning of beguiling landscapes for the world’s most consummate clients.





(L) AMANYARA
TURKS & CAICOS

(C) MIAMI DESIGN DISTRICT
MIAMI, FL

(R) AMAN SVETI STEFAN
MONTENEGRO



“The Shore Club design focuses on regional plants, highlighting a robust local and natural history while creating a park for residents and guests.”

NATHAN BROWNING
OWNER AND FOUNDER, ISLAND PLANNING CORPORATION





“

UNDERPINNED BY
INTENSIVE RESEARCH AND
A HANDS-ON APPROACH,
IPC CREATES TIMELESS,
MATURE LANDSCAPES
THAT EXPONENTIALLY
INCREASE OUR PROJECTS'
AESTHETIC, CULTURAL
AND FINANCIAL VALUE.

”

—NATHAN BROWNING
OWNER AND FOUNDER, ISLAND PLANNING CORPORATION

Bryan O'Sullivan Studio was founded in 2013 and today has teams established in both central London and New York City. The studio works with clients globally to produce contemporary, livable design informed by an elegant and eclectic European point of view. Projects span residential, hospitality, restaurants, bars and maritime. The studio's style is original and compelling while remaining timeless, making even the most demanding spaces appear welcoming and unique.





(L) THE MAYBOURNE RIVIERA
ROQUEBRUNE-CAP-MARTIN, FRANCE

(C) THE BERKELEY BAR
LONDON, UK

(R) THE MAYBOURNE RIVIERA
ROQUEBRUNE-CAP-MARTIN, FRANCE

“The foundation of our concept is rooted in a deep respect for pedigree. Our interior design pays homage to the building’s historical significance while infusing the spaces with a playful and lively energy.”

BRYAN O’SULLIVAN
FOUNDER, BRYAN O’SULLIVAN STUDIO

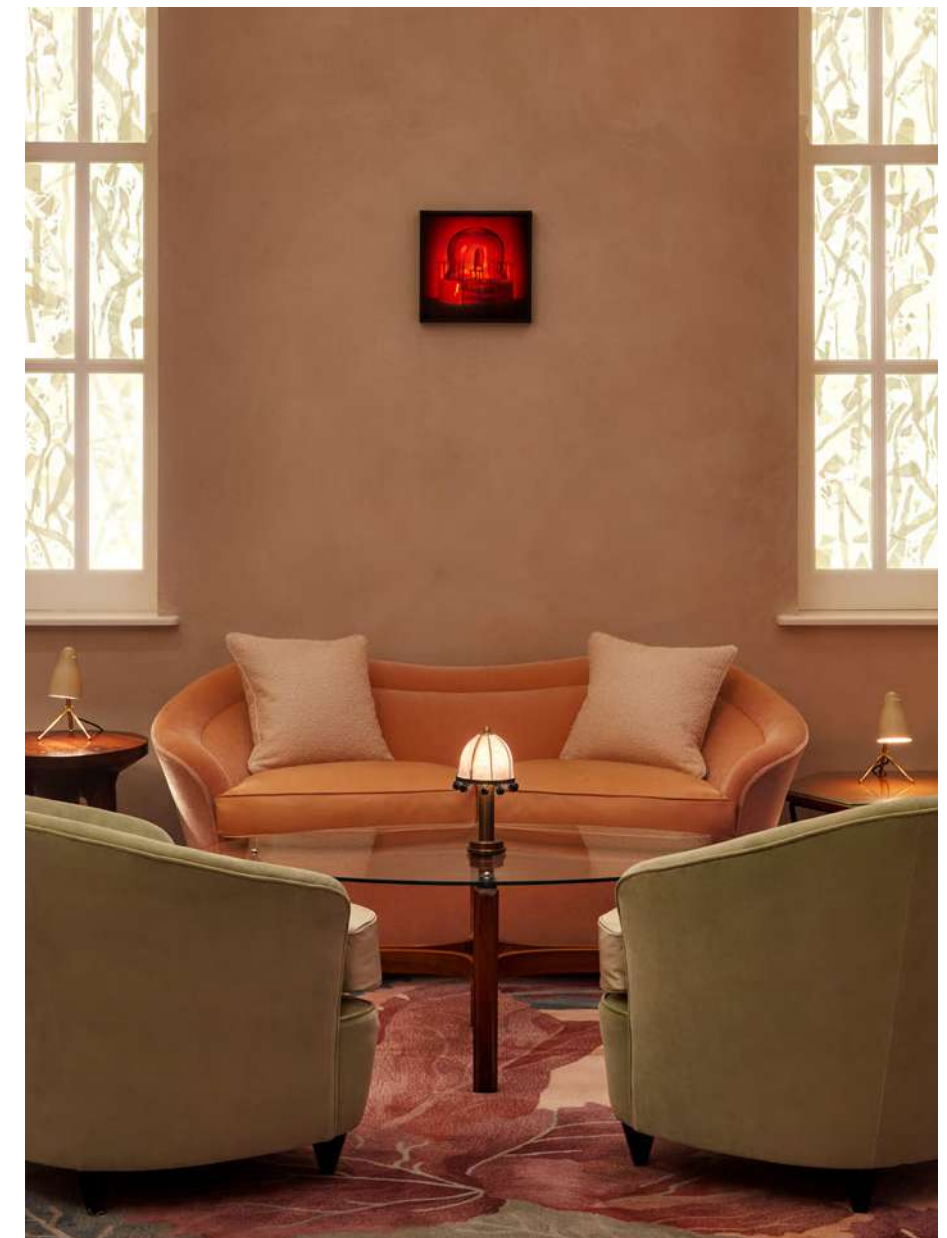


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WE CREATE SPACES
RICH IN TEXTURE AND DEPTH.
ELEVATING THE OVERALL
DESIGN WITH A MODERN
INTERPRETATION OF A CLASSIC
DESIGN STYLE, WE ARE
CREATING A TRULY UNIQUE
EXPERIENCE.

//

—BRYAN O'SULLIVAN
FOUNDER, BRYAN O'SULLIVAN STUDIO



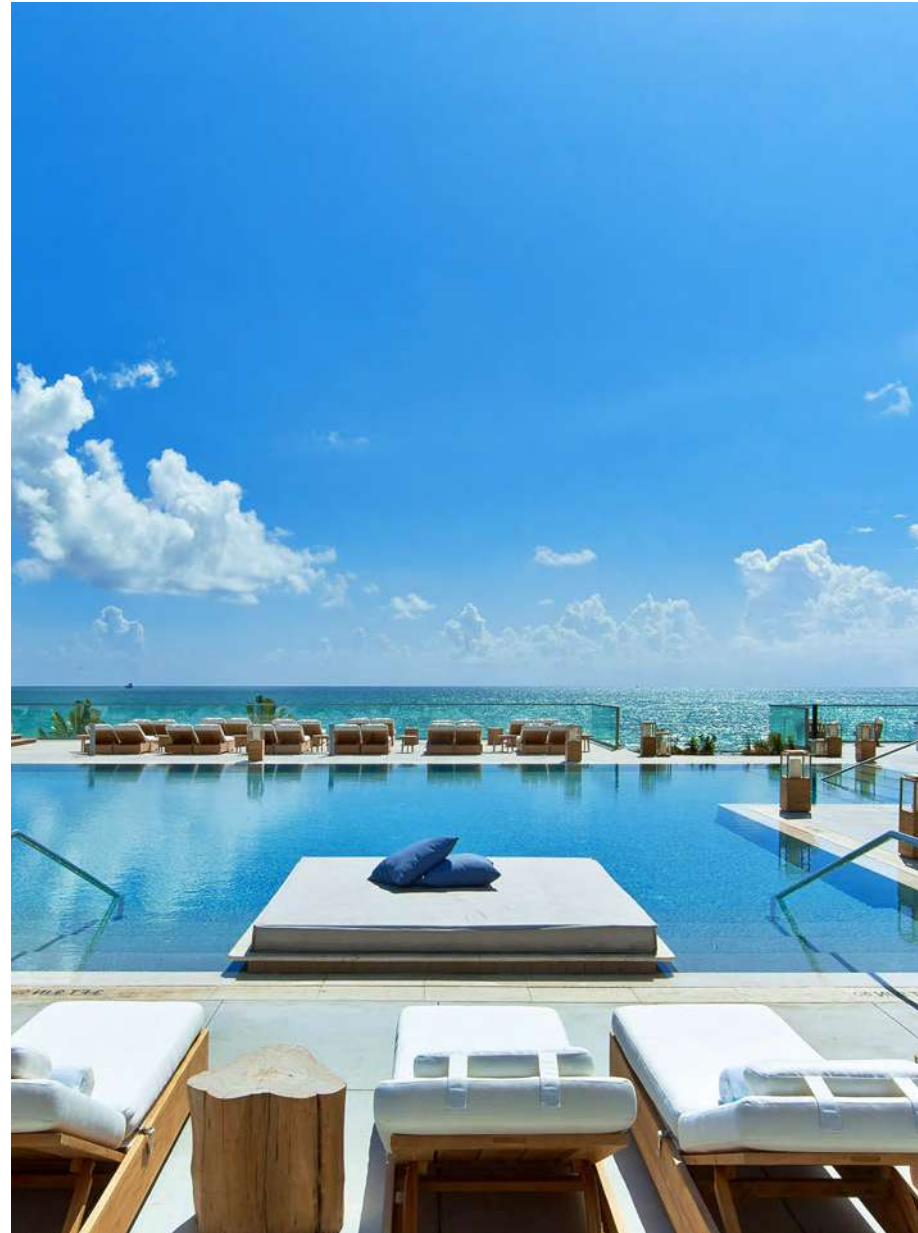
For over two decades, Kobi Karp Architecture and Interior Design, KKAID, has provided unique, creative and innovative design solutions to renowned clients internationally and domestically in hospitality, retail and high-rise residential developments. To date, KKAID has designed over 36 billion in mixed-use commercial, residential and multifamily properties worldwide from the Caribbean, to the Far East, to the Black Sea region and throughout the Gulf.





FOUR SEASONS
(L) FORT LAUDERDALE, FL

I HOTEL
(R) MIAMI BEACH, FL



//

OUR DESIGN
PHILOSOPHY IS TO CREATE
THOUGHTFUL
AND SOUL-REACHING
EXPERIENCES THAT
ARE INSPIRATIONAL
THROUGH ARCHITECTURE.

//

—KOBI KARP
FOUNDER AND PRINCIPAL ARCHITECT,
KOBI KARP ARCHITECTURE AND INTERIOR DESIGN

APPENDIX



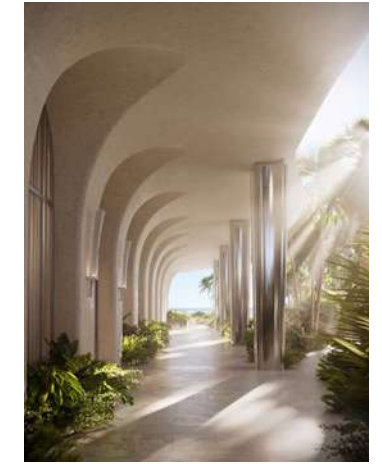
THE TOWER



THE TOWER



PRIVATE RESIDENTIAL LOBBY



COLONNADE



THE TOWER



OCEAN-VIEW TERRACE



PRIVATE RESIDENTIAL ENTRANCE



PORTE-COCHÈRE



INDOOR/OUTDOOR TERRACE



KITCHEN



THE PENTHOUSE



PRIMARY BATH



THE BEACH HOUSE



POWDER ROOM



PRIVATE RESIDENTIAL POOL



POWDER ROOM



PRIVATE RESIDENTIAL
HOT TUB



PRIVATE RESIDENTIAL GYM



RESTAURANT



PRIVATE RESIDENTIAL



LAP POOL



CHILDREN'S PLAYROOM



EXPERIENCE SHOWER



BOTANICAL GARDENS



HERBAL STEAM ROOM



Oral representations cannot be relied upon as correctly stating the representations of the developer. For correct representations, make reference to the offering documents and the documents required by section 718.503, Florida statutes, to be furnished by a developer to a buyer or lessee. This offering is made only by the offering documents for the condominium and no statement should be relied upon as representations, express or implied, if not made in the offering documents or sales contract. The sketches, renderings, depictions of interiors, decoration and finishes, graphic materials, plans, specifications, furnishings and appliances, terms, conditions and statements contained in this document are conceptual and proposed only, and the developer reserves the right to modify, revise or withdraw any or all of the same in its sole discretion and without prior notice. All drawings and depictions are artists renderings only for the convenience of reference. Consult your agreement and the offering documents for items included within the amenities and unit. Dimensions and square footage are approximate and may vary with actual construction. The properties or interest described herein are not registered with the governments of any state other than Florida. This document does not constitute an offer to any residents of any other jurisdiction where prohibited, unless the property has been registered or exemptions are available. Equal Housing Opportunity.

Witkoff