To Live Exquisite is to Live Extraordinary

Situated along the beautiful coastline of South Brickell, with exquisite bayfront views, an on-property private marina, and an exclusive fine-dining restaurant by Michelin-starred chef Fabio Trabocchi, The St. Regis Residences, Miami epitomize elegant living. It mirrors the sensibilities of those who are driven by connoisseurship, demand excellence, respect tradition, and value individuality above all else.

The St. Regis Residences, Miami represent a future propelled by a historic past. A place where new generations will create a lifetime of legendary moments, in one-of-a-kind homes for individuals who perceive their personal legacies innately intertwined with the rich heritage of Miami.



ARTIST'S CONCEPTUAL RENDERING.



Porte-Cochère

ARTIST'S CONCEPTUAL RENDERING.

The Tower

50 stories featuring 154 residences, including penthouses, sky villas and townhomes

A collection of two-to-six-bedroom homes

Stunning views of the Miami skyline, Biscayne Bay and the Atlantic Ocean

Porte-cochère with commissioned art installation and signature water feature

Private residential lobby attended 24/7

24-hour concierge and butler

On-site valet parking and self-parking spaces

EV charging stations

Luxury house car service

The Residences

Private elevator and entry foyer for each residence

Double-door entry in residences

Approximately 10'-6" ceilings with integrated linear diffusers in living areas

Custom European stone flooring throughout

European wood doorways

A powder room and laundry room in each home

Integrated smart home technology

Kitchens

Gourmet kitchen with custom Italian cabinetry designed by Rockwell Group

Natural stone countertops and backsplashes

Fully integrated Sub-Zero and Wolf appliance packages, including:

- *Paneled refrigerator*
- *Paneled freezer*
- *Full-height wine refrigerator*
- *Convection oven*
- *Steam oven*
- *Microwave*
- *Coffee maker*
- *Dornbracht fixtures*

Primary Suites & Bathrooms

Oversized walk-in closets

Midnight bar

Split stone top vanities with Dornbracht fixtures

Oversized natural stone showers and freestanding bathtubs

Private water closets with Toto toilets in primary bathrooms

The Amenities

Approximately 50,000 SF of interior and exterior amenity space

On-premises fine-dining restaurant by Michelin-starred chef Fabio Trabocchi

Exclusive beach club access

Park-like grounds and lush terraces by Swiss landscape design firm Enea Garden Design

State-of-the-art media room

Business center with coffee bar and conference rooms

Children's entertainment room

Teen video game lounge

Programmable multisport simulator

Salon equipped for all beauty services*

Pet spa, grooming and dog-walking services*

Private, secure climate-controlled storage

House bicycles

Private marina

Guest suites

Holistic Wellness Living

Fully equipped fitness centers with stunning views

Curated wellness programming by The Wright Fit

Relaxation area

Indoor lap pool with natural lighting

Pilates and yoga studio

Salt spa rooms

Dual saunas, cold plunge pools, and steam rooms

State-of-the-art treatment rooms

Resort-Style Pool Decks

Two pools including bayfront and sunset views

Poolside bars and cafés

Bayfront garden with comfortable seating areas

Pickleball court

**A la carte services are performed by third parties*

Sky Bar & Lounges

Double-height sky bar and lounge with sweeping water views

Signature St. Regis Cognac Room

Traditional St. Regis Drawing Room

Billiards room

Catering kitchen

Technologies

Keyless residential entry

Smart home climate and lighting control systems

State-of-the-art fiber-optic Wi-Fi service throughout residences and amenity spaces

Easy-to-use St. Regis residents-only app



Sky Villa—Great Room

ARTIST'S CONCEPTUAL RENDERING.

The Signature Butler Services

Butler Service is available to Owners as part of the lifestyle experience at all St. Regis Residences. Three sets of exclusive Butler Services are included as part of Common Area Assessments: Signature Services, St. Regis Rituals, and Special Occasions Planning.

The Residences Butler is the primary point of contact for personalized service requests taking place inside the Residence. Unique to The Residences at The St. Regis, Butler Closets may be available to discreetly make deliveries without interrupting the Owners.



Signature Services

St. Regis Signature Send-Off and Welcome-Home

Deliveries to Residence:

- *Dry Cleaning/Laundry*
- *Packages*
- *Groceries*
- *Flowers*
- *Food Deliveries*

In-Residence Services Coordination:

- *Personal Chef*
- *Spa Treatment*
- *Housekeeping Services*
- *Engineering*
- *Repair Services*

Welcome and Escort Guests

Owner Preference Cultivation

Shoeshine Service

House Car Available

Personal Errands*

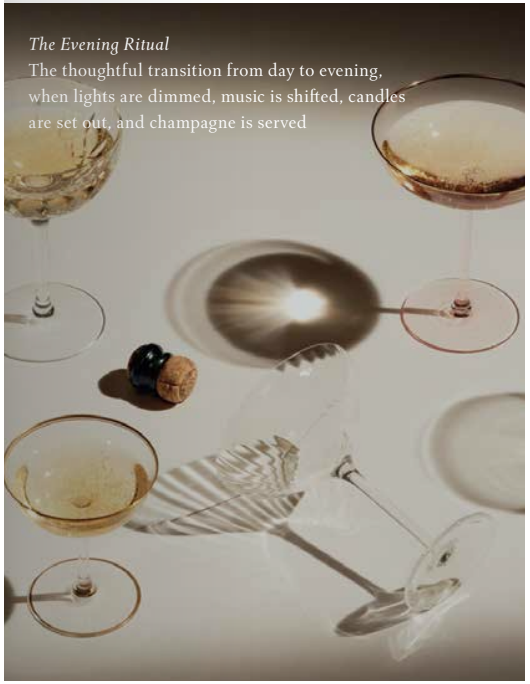
**A la carte services are performed by third parties*



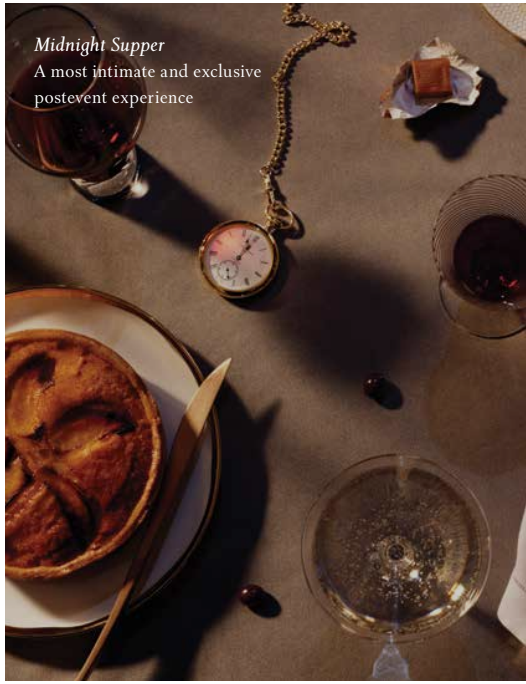
The Bloody Mary
The signature cocktail of the brand, invented at St. Regis New York



Afternoon Tea
A time to host intimate gatherings with closest friends



The Evening Ritual
The thoughtful transition from day to evening, when lights are dimmed, music is shifted, candles are set out, and champagne is served



Midnight Supper
A most intimate and exclusive postevent experience







St. Regis Residences Services

The dedicated staff at The St. Regis Residences can assist with a variety of personal arrangements at an Owner's request.

Essential Services

Dedicated Residential Leader
Airline/Private Air Reservations & Ticket Printing
Shopping Information
Airport/Ground Transportation Arrangements
Activity Arrangements
Automobile Rental Reservations
Business Center
Car Service Reservations
Trash Removal
Hotel and Guest Suite Reservations
Reservations for Golf Tee Times
Restaurant Information & Reservations
Tour Information & Reservations
Spa & Salon Reservations
Services Information
Move-In Coordination
Notary Public Services
24-Hour Security & Valet Parking
Pet Care/Kennel Information & Reservations
Loss Prevention
Theater & Entertainment Information
24-Hour Butler/Doorman/Porter Services
Storage
Sanitizing Deliveries
Bike Storage
Owner Storage
Meeting Setup in Boardroom/Function Room with Conferencing/Technology

**A La Carte Services*

Alteration Services
Car Washing/Detailing
Travel & Vacation Planning
Equipment Rental
Photocopies/Telegrams/Facsimiles
Secretarial Services
Function/Event Planning
Mail Packing & Shipping
Personal Chef Services
Plant Care Maintenance
Personal Trainer
Translation Services
Nanny/Child Care Services
Pet Care/Grooming/Spa/Dog Walking
Light Bulb/Fluorescent Tube Replacement
Vendor & Scheduled Maintenance Coordination
Furniture Assembly/Cleaning/Repair
Bulk/Move-In Trash Removal
Touch-Up Painting
Electronics Hook-Up
Picture Hanging
Minor Electrical & Plumbing
HVAC Filter Change
Vacuum & Mop Floors
Clean Mirrors & Dust Interior
Oven/Cooktop & Refrigerator Cleaning
Strip Beds & Change Sheets
Clean Bathrooms & Wash Dishes
Clean Patio/Summer Kitchen/Cabana

**A la carte services are performed by third parties*

Marriott Bonvoy Elite Status Membership Benefits

Owners enjoy an elevated lifestyle globally with two years of complimentary Marriott Bonvoy Platinum Elite status across 30 distinctive brands. Residents can always access the absolute best service and unparalleled experiences.

Owner Benefits

Upgrade at check-in

Daily breakfast for two

4:00PM Late Checkout

Welcome amenity and note

Exclusive Member Rates

Earn up to 50% bonus points on stays

Enhanced high-speed Wi-Fi

Guaranteed room type

Special additional hotel amenity
(F&B or spa credit depending on location)

10% off regular room rate

ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

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