



AN SCHRAGER PRESENTS

26 ONE-OF-A-KIND LIMITED EDITION RESIDENCES DESIGNED BYJOHN PAWSON













RESIDENCE FEATURES

Direct ocean views from all rooms through full height glass with sliding doors

John Pawson open timber slat stair leading to mezzanine level

Terrace with direct ocean views

Master Bedroom terrace with direct ocean views

Entry gallery ideally proportioned for display of art

Great Room with 16'-0" ceiling height

John Pawson custom designed open Bulthaup kitchen

John Pawson custom designed feature wall with cantilevered concrete bench and built-in area for flat screen television

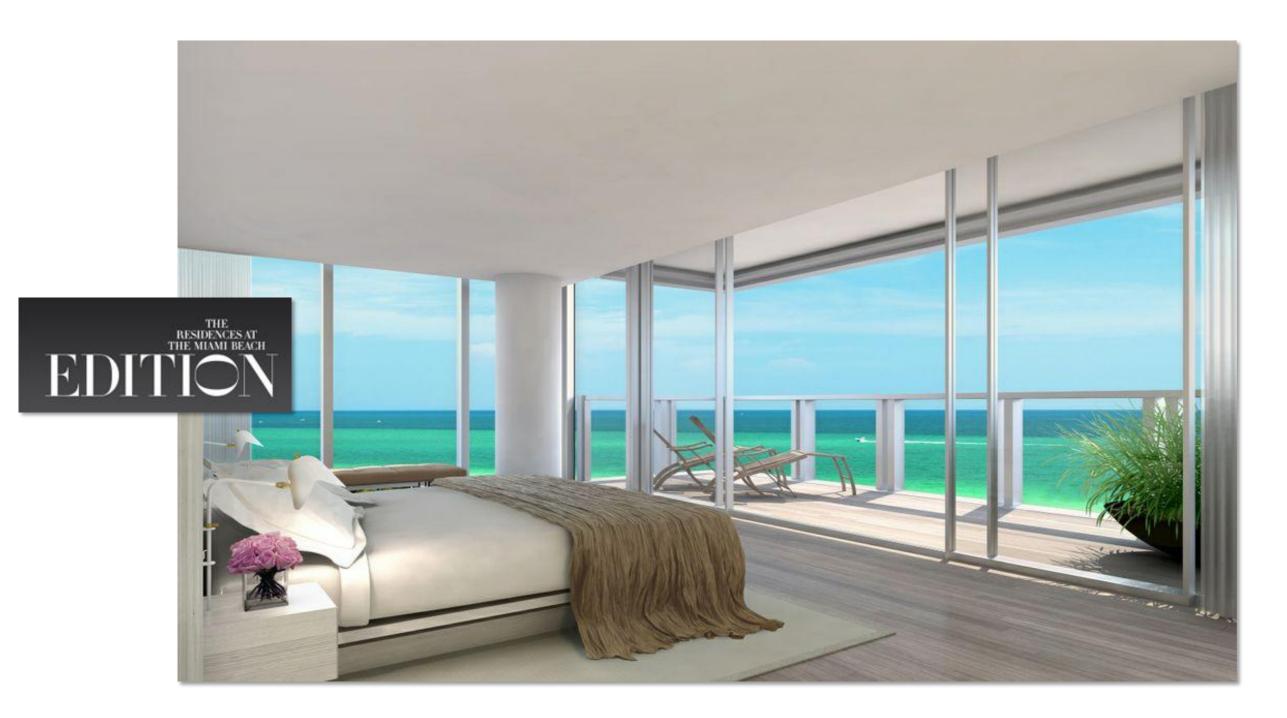
Bleached teak wood flooring

John Pawson custom designed closet doors

Ludwig Wittgenstein inspired hardware by FSB

Stacked washing machine and vented dryer





MASTER BEDROOM SUITE

Master Bedroom with double height ceilings, direct ocean views and private terrace with teak decking through sliding doors

Walk-in closet with John Pawson custom designed closet doors

Bleached teak wood floors

En-suite bathroom with bleached teak wood floor and translucent onyx dividing wall

John Pawson custom pre-cast concrete sink vanity with bleached teak built-in drawers and recessed cove lighting

John Pawson custom mirrored cabinet with cove lit ledge

Custom John Pawson 6-foot concrete tub and glass shower with rain head and pre-cast concrete floors and walls

Wall mounted Duravit toilet

Vola fixtures





SECOND BEDROOM

Direct ocean views with access to terrace with teak decking

John Pawson custom designed closet doors

Bleached teak wood floors

En-suite bathroom with ceramic tile floors and walls

Duravit vanity basin and lit mirror

Glass shower and door

Duravit toilet

Hansgrohe fixtures

THIRD BEDROOM / MEDIA ROOM

Direct ocean views with access to private terrace with teak decking

John Pawson custom designed closet doors

Bleached teak wood floors

En-suite bathroom with ceramic tile floors and walls

Duravit vanity basin and lit mirror

Glass shower and door with rain shower

Duravit toilet

Hansgrohe fixtures

POWDER ROOM

John Pawson custom designed pre-cast concrete sink vanity with custom bleached teak drawers

John Pawson custom lit mirror on bleached teak clad wall

Bleached teak floor

Vola faucets

Wall mounted Duravit toilet

OCEAN TERRACE AND BALCONY

408 SF ocean terrace

64 SF balcony

Direct ocean views

Teak wood decking

Glass handrails







KITCHEN

John Pawson custom designed open Bulthaup kitchen

Stainless steel counter

Built-in white matte lacquered vertical cabinets with integrated backsplash

John Pawson custom designed Bulthaup kitchen island in rough sawn dark oak with stainless steel countertop, integrated double sink and built-in dining counter

Recessed pin spot down lights over kitchen island

Vola fixtures

Flush mounted induction cooktop

Stainless steel hood

Oven, clean touch steel

Integrated refrigerator and freezer

Microwave oven

Stainless steel integrated coffee machine, plumbed

Integrated stainless steel dishwasher

Full height integrated wine refrigerator









AVAILABLE THROUGH THE MIAMI BEACH EDITION

Priority access to all hotel facilities and amenities

Room reservations with special residents rates at The Miami Beach EDITION; room upgrades

based on availability

Priority access to all rentable public space for private functions

Access to meeting rooms and business center

Priority access to hotel restaurants and bars

Priority status on hotel restaurants and bars reservations

Access to all public events, special events and other amenities available to hotel guests

Residential VIP signing privileges and direct billing services at The Spa, restaurants, lounge/bars,

Pool Bar, Pool Grill, EDITION Retail Shop (and other entertainment facilities within The Miami

Beach EDITION)

Priority reservations for poolside cabanas, beach and pool chaise lounges and umbrellas

Priority reservations for all recreational water sports

Access to the fitness center

Access to The Spa and salon services

Special event planning

Valet parking and limousine reservations





AVAILABLE AT THE RESIDENCES

Dedicated Director of Residences

Dedicated Residence-only private entrance

24-hour concierge services

Doorman services

Bellman services

Newspaper, mail, magazine, and package delivery to your door

Pick-up and delivery services for laundry and dry cleaning

Move-in coordination with moving company

Concierge assistance with airline and private air reservations

Concierge assistance with airport and ground transportation arrangements

Theater & entertainment information & reservations

Concierge assistance with reserving golf tee times





Arrange for rental of personal electronics, audio-visual equipment and multi-lingual secretarial services

Handling of local and international postage, shipping and packaging services

Concierge assistance with arranging childcare and babysitting services

Concierge assistance with arranging pet walking, sitting, and grooming services

Kennel information & reservations

Wake-up calls

Take-out service



A LA CARTE RESIDENTIAL SERVICES *



Linen service

In-Residence dining

Massage and spa services

Catering services and event planning for private meetings, events or functions

Personal shopping and delivery services, including groceries, cleaners, pharmacies, etc.

Messenger services for local pick-ups and deliveries

Overnight delivery service

Technical support services for computers, entertainment centers and telecommunication equipment

Painting service

Repair service

Plant care service

Private storage

Administrative and personal assistant services

Pre-arrival refrigerator and pantry stocking

Car washing

Car detailing

Alterations/tailoring services

Fresh flower service

Private chef services

Translation services

Personal trainer services

Notary public services

Hurricane preparedness service

* A la carte services not included in COA dues







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3 BEDROOMS, 3 BATHS, 1 POWDER ROOM

INTERIOR GROSS AREA 3002 SF / 278.8 SM OUTDOOR GROSS AREA 516 SF / 47.9 SM TOTAL GROSS AREA 3518 SF / 326.8 SM



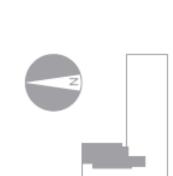
CONCEPT BY IAN SCHRAGER. DESIGN ARCHITECT JOHN PAWSON.

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PRIVATE ENTRY VESTIBULE WITH SERVICE ENTRANCE

GALLERY

GREAT ROOM WITH DIRECT OCEAN VIEWS CORNER MASTER BEDROOM WITH DIRECT OCEAN VIEWS

SECOND BEDROOM WITH DIRECT OCEAN VIEWS

THIRD BEDROOM / MEDIA ROOM WITH DIRECT OCEAN VIEWS



2 BEDROOMS, 3 BATHS, 1 POWDER ROOM

INTERIOR GROSS AREA 2233 SF / 207.4 SM TERRACE GROSS AREA 292 SF / 27 SM TOTAL GROSS AREA 2525 SF / 234.5 SM SECOND BEDROOM WITH DOUBLE HEIGHT CEILINGS, DIRECT OCEAN VIEWS AND TERRACE ACCESS MEZZANINE LEVEL WITH DIRECT OCEAN VIEWS AND FULL BATHROOM JOHN PAWSON OPEN TIMBER SLAT STAIR CONNECTING TO MEZZANINE LEVEL

DOUBLE HEIGHT CEILINGS WITH
MEZZANINE LEVEL
ENTRY GALLERY
GREAT ROOM WITH 16'-0" CEILING HEIGHT
AND TERRACE WITH DIRECT OCEAN VIEWS
MASTER BEDROOM WITH DOUBLE HEIGHT
CEILINGS, DIRECT OCEAN VIEWS AND
PRIVATE TERRACE



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1201

MAIN LEVEL



2 BEDROOMS, 3 BATHS, 1 POWDER ROOM

INTERIOR GROSS AREA 2233 SF / 207.4 SM TERRACE GROSS AREA 292 SF / 27 SM TOTAL GROSS AREA 2525 SF / 234.5 SM DOUBLE HEIGHT CEILINGS WITH
MEZZANINE LEVEL
ENTRY GALLERY
GREAT ROOM WITH 16'-0" CEILING HEIGHT
AND TERRACE WITH DIRECT OCEAN VIEWS
MASTER BEDROOM WITH DOUBLE HEIGHT
CEILINGS, DIRECT OCEAN VIEWS AND
PRIVATE TERRACE

SECOND BEDROOM WITH DOUBLE HEIGHT CEILINGS, DIRECT OCEAN VIEWS AND TERRACE ACCESS
MEZZANINE LEVEL WITH DIRECT OCEAN VIEWS AND FULL BATHROOM
JOHN PAWSON OPEN TIMBER SLAT STAIR CONNECTING TO MEZZANINE LEVEL

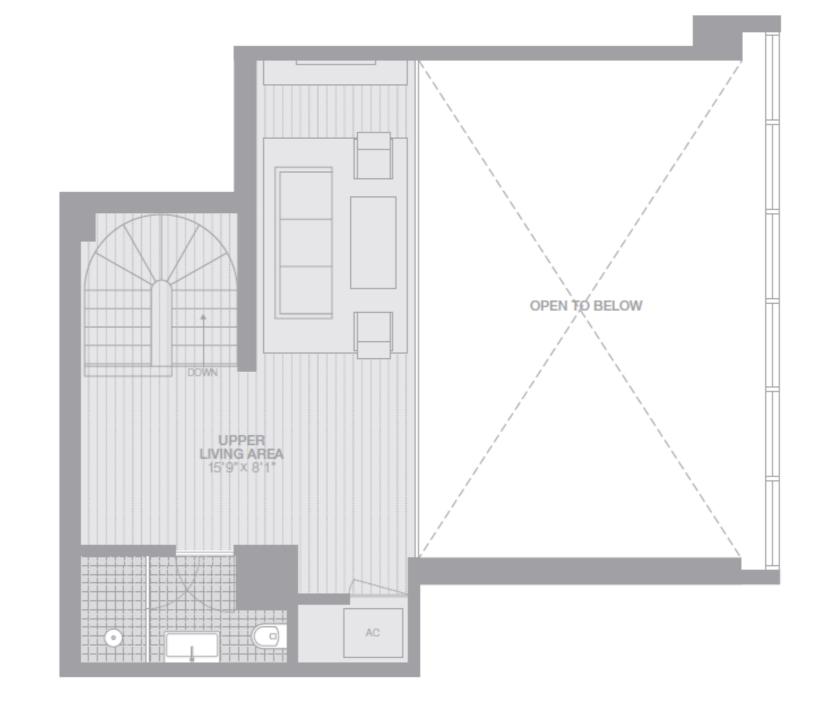


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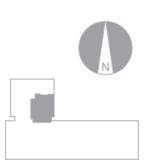
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1201
MEZZANINE LEVEL





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1203

INTERIOR GROSS AREA 1610 SF / 149.5 SM OUTDOOR GROSS AREA 74 SF / 6.8 SM TOTAL GROSS AREA 1684 SF / 156.4 SM

ENTRY FOYER
GREAT ROOM WITH 16'-0" CEILING HEIGHTS
AND BAY VIEWS
CORNER MASTER BEDROOM WITH BAY VIEWS
SECOND BEDROOM WITH DOUBLE HEIGHT
CEILINGS, BAY VIEWS AND TERRACE



2 BEDROOMS, 2 BATHS, 1 POWDER ROOM

INTERIOR GROSS AREA 1623 SF / 150.7 SM OUTDOOR GROSS AREA 106 SF / 9.8 SM TOTAL GROSS AREA 1729 SF / 160.6 SM

ENTRY FOYER
GREAT ROOM WITH 10'-0" CEILING
HEIGHTS
MASTER BEDROOM WITH OCEAN
AND BAY VIEWS

SECOND BEDROOM WITH OCEAN AND BAY VIEWS AND TERRACE 106 SF TERRACE WITH OCEAN AND BAY VIEWS



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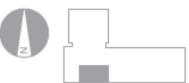
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2 BEDROOMS, 2 BATHS, 1 POWDER ROOM

INTERIOR GROSS AREA 1575 SF / 146.3 SM OUTDOOR GROSS AREA 210 SF / 19.5 SM TOTAL GROSS AREA 1785 SF / 165.8 SM

ENTRY FOYER
GREAT ROOM WITH 10'-0" CEILING
HEIGHTS
MASTER BEDROOM WITH OCEAN AND BAY
VIEWS AND TERRACE

SECOND BEDROOM WITH OCEAN AND BAY VIEWS AND TERRACE 210 SF TERRACES WITH OCEAN AND BAY VIEWS



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1205





INTERIOR GROSS AREA 1487 SF / 138.1 SM OUTDOOR GROSS AREA 73 SF / 6.7 SM TOTAL GROSS AREA 1560 SF / 144.9 SM

FOYER
GREAT ROOM WITH OCEAN VIEWS
MASTER BEDROOM WITH OCEAN VIEWS
SECOND BEDROOM WITH OCEAN VIEWS
72 SF TERRACE WITH OCEAN VIEWS

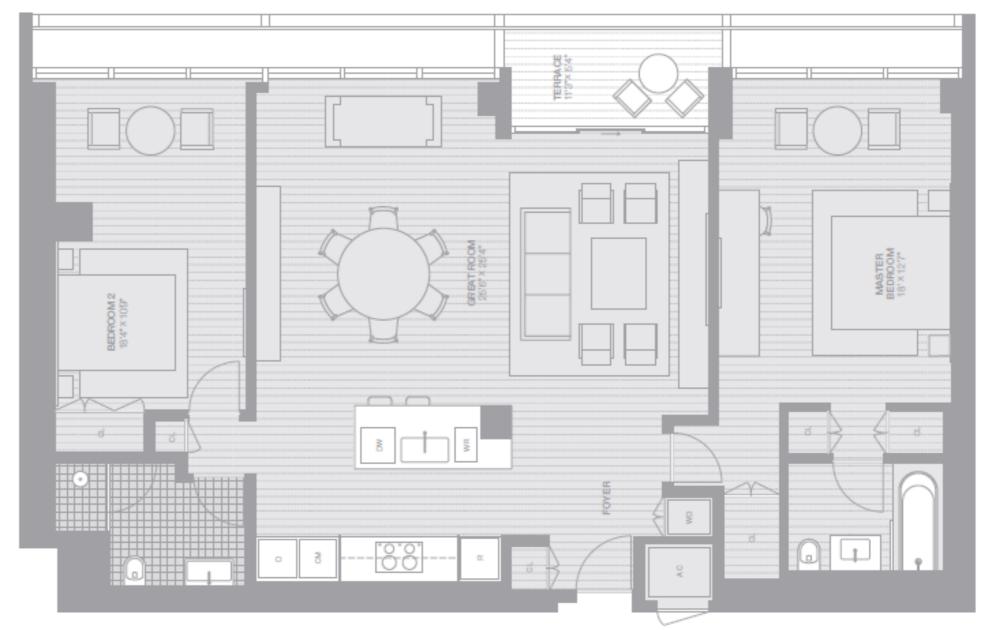


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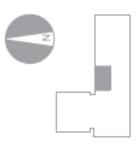
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INTERIOR GROSS AREA 1100 SF / 102.1 SM OUTDOOR GROSS AREA 73 SF / 6.7 SM TOTAL GROSS AREA 1173 SF / 108.8 SM

ENTRY FOYER
GREAT ROOM WITH 10'-0" CEILING
HEIGHTS AND BAY VIEWS
MASTER BEDROOM WITH TERRACE
AND WALK-IN CLOSET

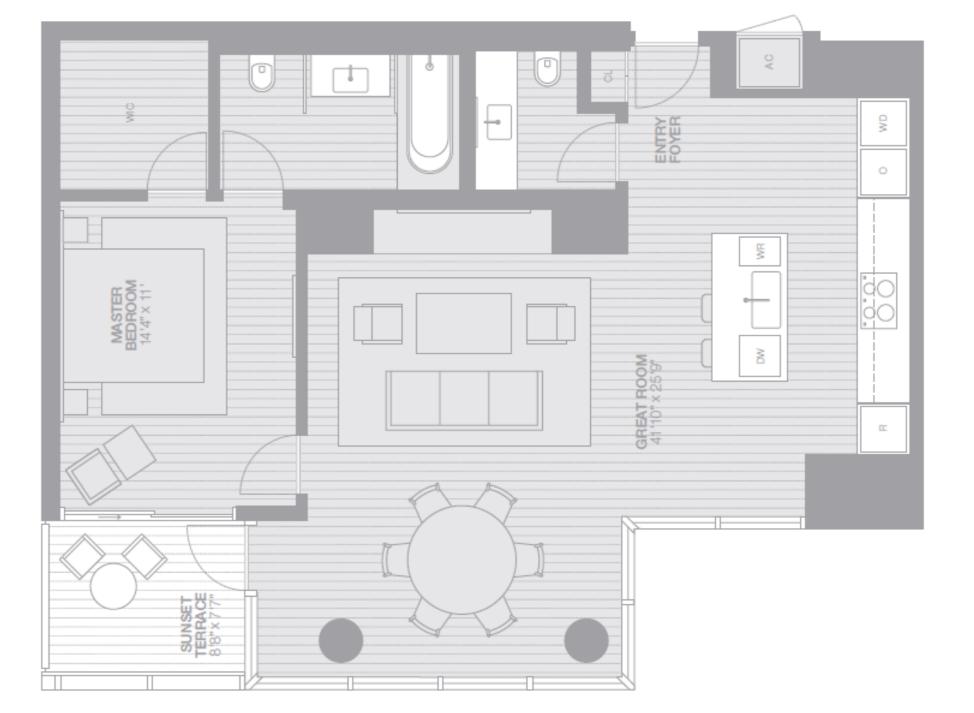


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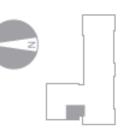
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BAY HOUSE TRIPLEX - FLOORS 12 THROUGH 15 3 BEDROOMS, 3 BATHS, 2 POWDER ROOMS

INTERIOR GROSS AREA 4416 SF / 410.3 SM OUTDOOR GROSS AREA 2456 SF / 228.1 SM TOTAL GROSS AREA 6872 SF / 638.4 SM

PRIVATE ELEVATOR WITH ACCESS TO ALL FLOORS
JOHN PAWSON OPEN TIMBER SLAT STAIR
CONNECTING ALL FLOORS
ENTRY GALLERY
GREAT ROOM WITH OCEAN, BAY AND CITY
VIEWS
CORNER MASTER BEDROOM WITH BAY
AND CITY VIEWS

SECOND BEDROOM WITH BAY AND CITY VIEWS
THIRD BEDROOM WITH BAY AND CITY VIEWS
ROOFTOP TERRACE WITH OUTDOOR KITCHEN, PLUNGE POOL AND ENTERTAINING AREAS

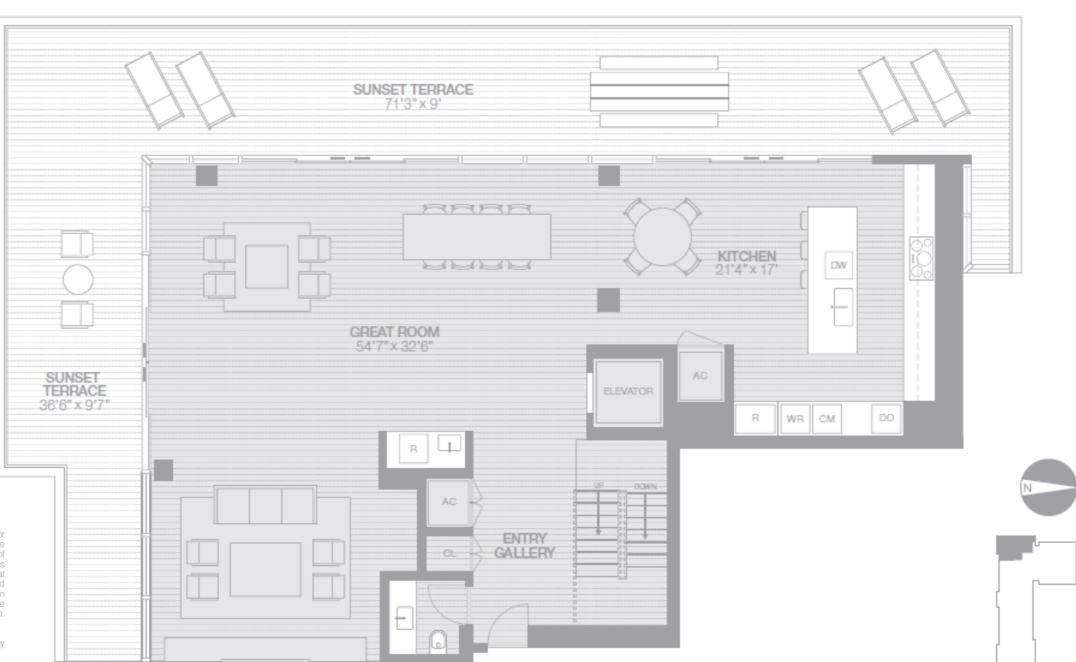


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1404

MAIN LEVEL

BAY HOUSE TRIPLEX - FLOORS 12 THROUGH 15 3 BEDROOMS, 3 BATHS, 2 POWDER ROOMS

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PRIVATE ELEVATOR WITH ACCESS TO ALL FLOORS
JOHN PAWSON OPEN TIMBER SLAT STAIR
CONNECTING ALL FLOORS
ENTRY GALLERY
GREAT ROOM WITH OCEAN, BAY AND CITY
VIEWS
CORNER MASTER BEDROOM WITH BAY
AND CITY VIEWS

SECOND BEDROOM WITH BAY AND CITY VIEWS
THIRD BEDROOM WITH BAY AND CITY VIEWS
ROOFTOP TERRACE WITH OUTDOOR KITCHEN, PLUNGE POOL AND ENTERTAINING AREAS



CONCEPT BY IAN SCHRAGER. DESIGN ARCHITECT JOHN PAWSON.

All dimensions are approximate and subject to normal construction variances and tolerances. Plan and dimensions may contain variations from floor to floor. There are two generally accepted methods for calculating the square footage of the Unit. The "Parametrical Method" is based on the description of the boundaries of the Unit, as set forth in the Declaration of Condominium and only includes the alirspace within a Unit. The "Architectural Method" measures a Unit to the outside finished surface of exterior walls and to the centerline of interior demising walls and includes portions of the Common Elements of the Condominium or portions of the Hotel Parcel. The gross square footage derived using the Architectural Method is preater than the net square footage derived using the Parametrical Method. The gross square footage of the Unit using the Architectural Method is included in sales materials to allow a prospective buyer to compare the square footage of the Units with units in other condominium projects that utilize the Architectural Method. The Parametrical Method is used in the legal documents for 2901 Collins Condominium and yleids an Interior net square footage of 2,736 square feet. Brand names and design specifications are subject to change. This is not an offering in any state in which registration is required but in which registration requirements have not yet been met. This advertisement is not an offering, it is a solicitation of interest in the advertised property. Oral representations cannot be relied upon as correctly stating representations of the developer. For correct representations, make reference to the documents required by section 718.503, Florida statutes, to be furnished by a developer to a buyer. In New York, the complete offering terms are in an offering plan available from Sponsor. File No. CD-13-0022

Artists Rendering. Photos are for illustrative purposes only and does not constitute a representation by Sponsor that the view in the photo nor any view comparable to that in the photo will be the view from any specific Unit in the Condominium.

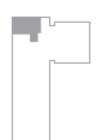
Sponsor: Seville Acquisition, LLC, 10400 Ferriwood Road, Bethesda, MD 20817 Faual Housing Opportunity





PRIVATE LEVEL (12TH FLOOR)





BAY HOUSE TRIPLEX - FLOORS 12 THROUGH 15 3 BEDROOMS, 3 BATHS, 2 POWDER ROOMS

INTERIOR GROSS AREA 4416 SF / 410.3 SM OUTDOOR GROSS AREA 2456 SF / 228.1 SM TOTAL GROSS AREA 6872 SF / 638.4 SM

PRIVATE ELEVATOR WITH ACCESS TO ALL FLOORS
JOHN PAWSON OPEN TIMBER SLAT STAIR CONNECTING ALL FLOORS
ENTRY GALLERY
GREAT ROOM WITH OCEAN, BAY AND CITY VIEWS
CORNER MASTER BEDROOM WITH BAY AND CITY VIEWS

SECOND BEDROOM WITH BAY AND CITY VIEWS THIRD BEDROOM WITH BAY AND CITY VIEWS ROOFTOP TERRACE WITH OUTDOOR KITCHEN, PLUNGE POOL AND ENTERTAINING AREAS



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1404

ROOF TERRACE LEVEL







1 BEDROOM, 1 BATH, 1 POWDER ROOM

INTERIOR GROSS AREA 1002 SF / 93 SM OUTDOOR GROSS AREA 168 SF / 15.6 SM TOTAL GROSS AREA 1170 SF / 108.6 SM

ENTRY FOYER
GREAT ROOM WITH 10'-8" CEILING HEIGHTS
AND SUNSET TERRACE WITH BAY VIEWS
MASTER BEDROOM WITH SUNSET TERRACE
AND WALK-IN CLOSET



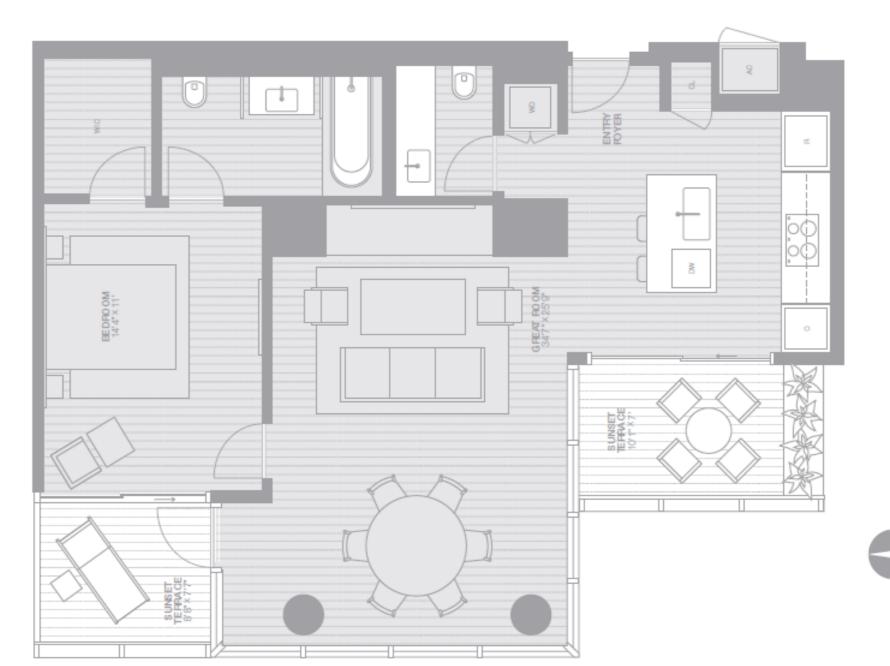
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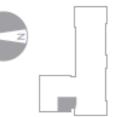
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Faual Housing Opportunity









Contact us to schedule a visit, for more details, prices ranges or the other floor plans and payments



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