



THE RITZ-CARLTON RESIDENCES

MIAMI BEACH

RESIDENCES FACT SHEET

PROPERTY OVERVIEW

- Located at 4701 Meridian Avenue, Miami Beach, FL
- 111 Ultra-luxurious condominium Residences
- 60 distinct floorplans with 1 to 5-bedroom layouts, ranging from 1,922 sq.ft. to more than 10,000 sq.ft.
- Developer: Lionheart Capital
- Architecture/Design Architect: Lissoni Associati
- Landscape Architect: Rhett Roy

TOWER RESIDENCE FEATURES

- 1 of 12 standalone Ritz-Carlton properties (without hotel)
- Custom Interior Details designed by Piero Lissoni
- Private Elevator Foyers in most Residences
- Stone Flooring in all Common Areas, Kitchen and Bathrooms
- Wood Flooring in Bedrooms
- Lualdi Solid-core Oversized Doors
- Expansive Hurricane Resistant Windows and Doors throughout
- Laundry Room with front-loading Washer and Dryer
- Summer Kitchens in select Residences
- Plunge Pools in select Residences
- Variable Refrigerant Flow HVAC System

PIERO LISSONI CUSTOM-DESIGNED KITCHENS

- Boffi-designed kitchens by Lissoni
- Expansive Stone Countertops
- Gaggenau appliance suite including:
 - Built-in fully integrated side-by-side refrigerator
 - Built-in fully integrated Side-by-side Freezer
 - Gas Cook Top
 - Microwave Oven
 - Stainless-steel Wall Oven
 - Full-sized fully integrated Dishwasher
- Zucchetti plumbing Fixtures

MASTER BATHROOMS

- Boffi-designed bathrooms by Lissoni
- Stone Floors and Walls
- Oversized glass-enclosed rain showers
- Jetted Soaking Tubs
- Zucchetti plumbing fixtures

RESIDENTIAL AMENITIES

- Legendary 5-Star Ritz-Carlton Services
- Tropically landscaped half-acre, rooftop pool deck with stunning views of Miami Beach, Downtown Miami and Biscayne Bay
- Private Captained Day Yacht
- 36 Private Boat Dockages
- Beach Concierge Services for Beach Club Access
- Two 24-hour attended lobbies
- 24-hour valet parking service
- Waterfront social room with bar, catering kitchen and state-of-the-art entertainment system
- Expansive Infinity-edge Pool with Waterfall
- Spacious Private Poolside Cabanas
- Poolside Grille Restaurant
- Private BBQ/Dining Area
- Meditation Garden
- Club Room with bar, virtual Golf and Pool table
- Cinema-style screening room
- On-site Spa with Steam Room, Sauna and Treatment Suite
- Whirlpool Spa
- State-of-the-art fitness center
- Indoor & outdoor Yoga studios
- Boardroom/Library
- Art Studio
- Kids Room
- Sharing Room
- Carwash Facilities
- Dog Walk
- Pet Grooming Room
- Limited Number of Guest Suites Available for Purchase



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RESIDENTIAL SERVICES

As part of real estate ownership at The Ritz-Carlton Residences, Miami Beach, our knowledgeable and experienced concierge team is available to assist with personal arrangements. Following are examples of offered services:

CONCIERGE SERVICES

AVAILABLE ON REQUEST*:

- Airline/Private Air Reservations
- Airport/Ground Transportation Arrangements
- Automobile Rental Reservations
- Limousine Rental
- Car Service Reservations
- The Ritz-Carlton Hotel Reservations
- Restaurant Information/Reservations
- Spa & Salon Reservations
- Notary Public Services
- Pet Care/Kennel information & Reservations
- Theater & Entertainment Information
- Personal Trainer Information
- Wake-up Calls
- Activity Arrangements
- Golf Tee Time Reservations
- In-Residence Dining/Catering
- Tour Information/Reservations
- Shopping Information
- Ordering Floral Arrangements
- Overnight Delivery Services
- Business Center
- Mail/Package Delivery
- Newspaper Delivery
- Translation Services

A LA CARTE SERVICES:

- Grocery Shopping
- Personal Shopping
- Travel/Vacation Planning
- Photocopies/Telegrams/Facsimiles
- Function & Event Planning
- Mail/Packaging & Shipping
- Seamstress for Alterations Services
- Laundry/Dry Cleaning
- Car Washing/Detailing
- Owner Absentee Program
- Residents Private Day/Evening Yacht
- Equipment Rental Arrangements
- Secretarial Services
- Plant Care Maintenance
- Computer Technology
- Personal Chef
- Dog Walking
- Nanny/Childcare Arrangements
- Arrival Prep/Stocking

*There may be additional charges for certain services.
Some services performed through a 3rd party.

Ritz-Carlton Residences Miami Beach Buyers Contact:

STEVE SAMUELS | OCEANFRONT REALTY | 305-494-1767

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