

FACTSHEET

THE
DELMORE
SURFSIDE MIAMI

THE DELMORE: AN EXCLUSIVE
OCEANFRONT RESIDENCE

The Delmore offers an unparalleled oceanfront collection of 37 expansive mansions, located in the prestigious Billionaire’s Triangle of Surfside, Bal Harbour and Indian Creek Village. This 12-story boutique residence, designed by Pritzker Prize-winning Zaha Hadid Architects combines serene coastal living with access to Miami’s vibrant cultural scene. Embrace the art of elevated living, with remarkable amenities and bespoke services that set a new standard of luxury.

BESPOKE SERVICES

The Delmore offers unparalleled residential services, mirroring the white-glove standards of exclusive five-star hotels. Residence manager, concierge, and personal butlers anticipate resident’s every need.

PROPERTY & BUILDING FEATURES

- **Prime Oceanfront Location:** Situated on two acres with 200 linear feet of pristine beachfront.
- **Architectural Vision:** Designed by Zaha Hadid Architects, the building harmonizes with its natural surroundings.
- **Exclusive Residences:**
 - 37 residences (approximately 4,400 to over 12,000 sq ft)
 - 5 Penthouses (information available upon request)
- **Distinguished Arrival Experience:** Grand entry porté cochere leading to a double-height, glass-ceilinged lobby.
- **Iconic Lobby Design:** The Canyon design links East to West, visually connecting your arrival to the ocean.
- **Rooftop Oasis:** Rooftop glass-bottom pool, suspended 125 feet above the Miami Beach skyline, offering a unique blend of modern design and breathtaking views.
- **Sustainability:** LEED Silver certification.
- **Over approximately 55,000 sq ft of amenity space.**
- **Private temperature-controlled parking garages per residence.**

RESIDENCE FEATURES

- **Spectacular Views:** Unobstructed vistas of the Atlantic Ocean, Biscayne Bay, and Miami skyline.
- **Spacious Floor Plans:** Residences up to over approximately 12,000 sq ft with exquisitely designed interiors by Hirsch Bedner Associates.
- **Elevated Privacy:** Private elevator entry foyers.
- **Wraparound Terraces:** Expansive outdoor spaces designed for relaxation and entertainment.
- **Bespoke Kitchen Design:** Custom kitchens and wardrobes designed by Hirsch Bedner Associates with sculptural marble islands and separate chef’s kitchens.
- **Luxurious Primary Bathroom:** Featuring natural stone, custom bathtubs, bespoke fixtures, and an indulgent shower with steam, rain shower, and body jets.
- **Smart Home Technology:** Advanced pre-wiring for high-tech audio/visual systems, smart lighting, and automated window treatments.

WORLD-CLASS AMENITIES

The Delmore’s suite of curated amenities ensures every resident’s desire is met, from wellness spaces to fine dining. Amenities are designed to complement the building’s serene natural setting and innovative architecture.

LOBBY LEVEL AMENITIES

- **Reception Concierge Services:** Offering warm hospitality and convenience.
- **Exquisite Dining:** Curated formal / informal dining, lounge and signature bar.
- **Indoor Lap Pool & Lounge:** 75-foot indoor lap pool, jacuzzi and relaxation areas.
- **Beauty & Wellness:** Beauty salon, barber, fitness center, wellness spa, and personalized wellness programs.
- **Business Lounge.**
- **Kids Club.**

SKY DECK AND LOUNGE

- **Canyon-Spanning Pool:** 75-foot, glass bottom sky pool suspended at 125 feet, overlooking the Miami and Miami Beach skyline.
- **Outdoor Resident Lounge:** Summer kitchen, personalized service, and breathtaking views.

OCEANSIDE MEDITATION GARDENS

- **Lush Outdoor Space:** Over approximately 20,000 sq ft of landscaped gardens, cascading reflection pools, and meditation areas.
- **Serene Beach Experience:** Private beach amenities, sun loungers, personalized F&B service by dedicated beach butlers.

THE VISIONARIES BEHIND THE DELMORE

VISIONARY

DAMAC International

DESIGN ARCHITECT

Zaha Hadid Architects

INTERIOR DESIGN

Hirsch Bedner Associates (HBA)

LANDSCAPE ARCHITECT

CLAD Landscape Architecture and Design

SALES & MARKETING

Douglas Elliman Development Marketing



8777 Collins Ave, Surfside, FL 33154

The Delmore
305.494.17671

DAMAC
INTERNATIONAL

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