

*“On the sands of Millionaire’s Row, Miami’s most beautiful and exclusive strip of beachfront, sits 57 Ocean, a distinctive building that sparkles among its peers.”*





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# I/ PRESENTATION

Located on Collins Avenue, 57 Ocean is the most highly anticipated new development in Miami Beach. Award-winning architectural firm Arquitectonica has partnered with world-class designers to create a residence that is in complete harmony with its surroundings. Every aspect of the design—including the use of materials, the soft undulating façade, and the flow of its interiors—is in constant dialogue with the sea.

This distinctive building housing just 71 residences from 2 to 4 bedrooms and bathrooms. Floor plans range from 1,245 sq ft for a 2-bedroom unit to 3,474 sq ft for a 4-bedroom unit. Sky Residences are over 3,400 sq ft and penthouses range from 3,523 to 7,855 sq ft for the top floor.

Situated between city and water, every window frames a stunning view, from the Atlantic Ocean and the Intracoastal Waterway to the bay and the sparkling skyline of Miami.

Inspired by the Brazilian way of life, each residence features wood-like ceiling accents, Poliform cabinetry, state-of-the-art appliances, a marble waterfall island, glass balustrades, floor-to-ceiling windows, and terraces up to 12 feet deep.



## II/ FLOOR PLANS

57 Ocean offers multiple configuration of 2 to 4 bedrooms. The building is divided as follows:

- Beach Houses at level 3
- Residences from level 3 to 18
- Sky Residences from level 15 to 18
- Penthouses at level 19

Let's see an example of each configuration.



# 2 Bedrooms / 3 Bathrooms

The 2-bedroom configurations range from 1,245 to 1,748 sq ft. This unit is located between the 3<sup>rd</sup> and 18<sup>th</sup> floor and features an interior area of 1,748 sq ft with a terrace of 520 sq ft.

The kitchen opens to the living and dining room and offers direct access to the terrace. The ocean-view master bedroom features a walk-in closet and a master bath with a toilet room, a bathtub, and two showers. The other bedroom features a closet and a private bathroom with a shower and also offers an ocean view and direct access to the terrace. The den can be used as a bedroom or an office.

Residence 02

Floors 3-18

2 Bedrooms + Den  
3 Bathrooms

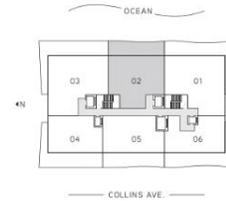
Interior  
1,748 ft<sup>2</sup> / 162 m<sup>2</sup>

Exterior  
520 ft<sup>2</sup> / 48 m<sup>2</sup>

Total  
2,268 ft<sup>2</sup> / 210 m<sup>2</sup>



COLLINS AVENUE



# 3 Bedrooms / 3.5 Bathrooms

The 3-bedroom configurations range from 2,104 to 2,153 sq ft. This unit features an interior of 2,104 sq ft and a 801-sq ft corner terrace.

Past the vestibule is the foyer, from which you can access two bedrooms, each having a private bathroom with a bathtub and a closet. The second bedroom provides direct access to the terrace. Continuing on, you'll find a powder room, great room, and an open kitchen, where you can relax or cook while looking out at the stunning ocean view. Don't forget the master bedroom with its walk-in closet, bath tub, two toilet rooms, and two showers. This oceanfront room provides direct access to the expansive terrace.

Residence 01

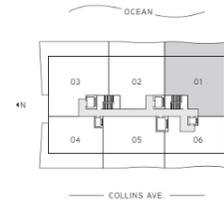
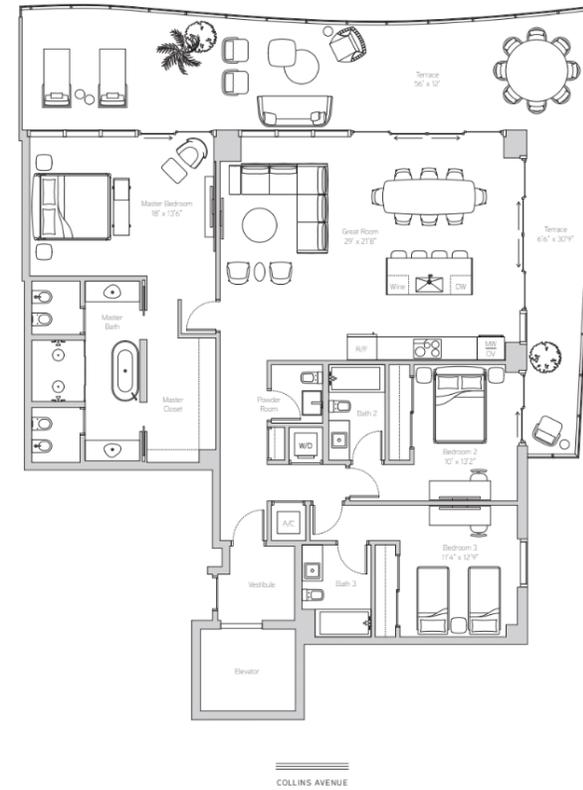
Floors 4-7

3 Bedrooms  
3.5 Bathrooms

Interior  
2,104 ft<sup>2</sup> / 195 m<sup>2</sup>

Exterior  
801 ft<sup>2</sup> / 74 m<sup>2</sup>

Total  
2,905 ft<sup>2</sup> / 270 m<sup>2</sup>



# 4 Bedrooms / 5.5 Bathrooms

The 4-bedroom configurations range from 2,904 to 3,474 sq ft. This Sky Residence configuration is located between the 8th and 18th floor and features an interior of 3,474 sq ft with two corner terraces of 1,661 sq ft.

The Sky Residence is divided into east and west wings. The west side has 3 bedrooms, each with a closet, a private bathroom with a bathtub, and direct access to the corner terrace with its city view. There is also a den and a 5th bathroom. On the east side, you'll find the family room and the kitchen, living, and dining room with direct access to the corner terrace and its amazing view of the Atlantic. The master bedroom features a walk-in closet and a bathroom with a bathtub, two showers, and two toilet rooms. Seize the moment and wake up every day to the natural beauty of the ocean.



Sky Residence North

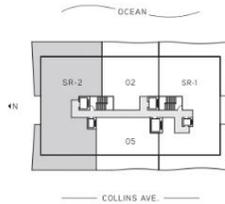
Floors 8-18

4 Bedrooms  
5.5 Bathrooms

Interior  
3,474 ft<sup>2</sup> / 323 m<sup>2</sup>

Exterior  
1,661 ft<sup>2</sup> / 154 m<sup>2</sup>

Total  
5,135 ft<sup>2</sup> / 477 m<sup>2</sup>



# Penthouse - 5 Bedrooms / 6.5 Bathrooms

This incredible top-floor penthouse offers everything you've ever wanted. With an interior of 7,855 sq ft and a 360° terrace of 7,161 sq ft, you can enjoy all of your favorite activities from your home while taking in stunning views of the city and the ocean. The penthouse includes an open kitchen with Sub-Zero and Wolf appliances, a living and dining room, and a chef's kitchen/pantry. The unit also features a master bedroom with a his-and-hers dressing room and bathroom, and each of the 4 other bedrooms has a closet and a private bathroom. Watch a movie from your home theater, play in your family room, work out in the exercise room, plunge into your swimming pool, or relax on your expansive terrace.





### III/ AMENITIES

- Concierge
- 24-hour security and valet parking
- Infinity pools with cabanas
- Outdoor bar and lounge
- Wellness pavilion
- Library
- Summer kitchen
- Meditation area
- Technogym fitness center
- MyIsle by MyEquilibria
- Yoga and pilates
- Spa pool and wet deck
- Children's room
- Direct access to the beach





## IV/ VIRTUAL GALLERY TOUR



## V/ WHY 57 OCEAN?

57 Ocean is the most eagerly anticipated new development in Miami Beach. With panoramic views of the city and ocean from its expansive terraces, 5-star amenities, direct access to the beach, and a walkable location, 57 Ocean offers all that you could ever want.

Delivery is scheduled for Fall 2021. Seize the opportunity to live in this luxury residential sanctuary.

57 OCEAN  
MIAMI BEACH

 GLOBALTY  
INVESTMENT

