

iconbay

luxury waterfront residences

ARTWORK SELECTED FROM THE JM PEREZ COLLECTION

designed by *ARQUITECTONICA*

“...Not long ago, someone told me, ‘Jorge, you have built so many fantastic buildings with so many walls to fill that is only natural that you became interested in art.’ Funny but probably true.”

miami is back

Starting from early on in life, art has been one of my passions. As soon as I had the money to do so, I started buying and collecting pieces that spoke to me. During my first years as a collector I focused mainly in Latin American art. I guess it was a way of preserving my Latin American memories – my early childhood in Buenos Aires, Argentina... my older youth in Bogota, Colombia... and finally the start of my adulthood (and The Related Group) in Miami in 1979. To keep my Latin heritage alive, I started out collecting the classics: Rivera, Khalo, Matta, Orozco, and Quinquela Martin.

Throughout the years, these pieces have brought me considerable pleasure and inspiration. And now the time has come for me to share those experiences with others – with part of my original collection finding a new home at the Herzog and De Meuron museum being built on Biscayne Bay.

While others will be enjoying these quintessential pieces, I will be refocusing my attention on the wider international art scene. Recently, I have been collecting more and more young emerging artists like Jose Bedia, Luis Felipe Noe, my friend Botero, the great Kuitca, and other amazing photographers and urban graffiti artists like the English Vihls . I want to absorb the energy of these young creatives... perhaps to bring notice to them, perhaps to stay young myself. These artists excite my mind and keep my curiosity alive.

In Iconbay I am extremely happy to present to you an iconic building designed by my friend and longtime architect, Bernardo Fort Brescia of Arquitectonica. His office has done an amazing façade which will surely become a beacon of modernity in the Miami skyline. The project includes a fantastic bay-front park that will be filled with art. Modern sculptures will dot the open space and grace Miami’s public spaces. And it is the beauty and power of art that will drive the lifestyle at Iconbay... filling it with meaning for all who will visit or call this special place home.

So please, enjoy this building. Make Iconbay your home in Miami. Enjoy its art collection as your own. And revel in its fantastic views of our beloved Biscayne Bay, which are nothing short of natural and timeless works of art.

icon is back



Jorge M. Pérez

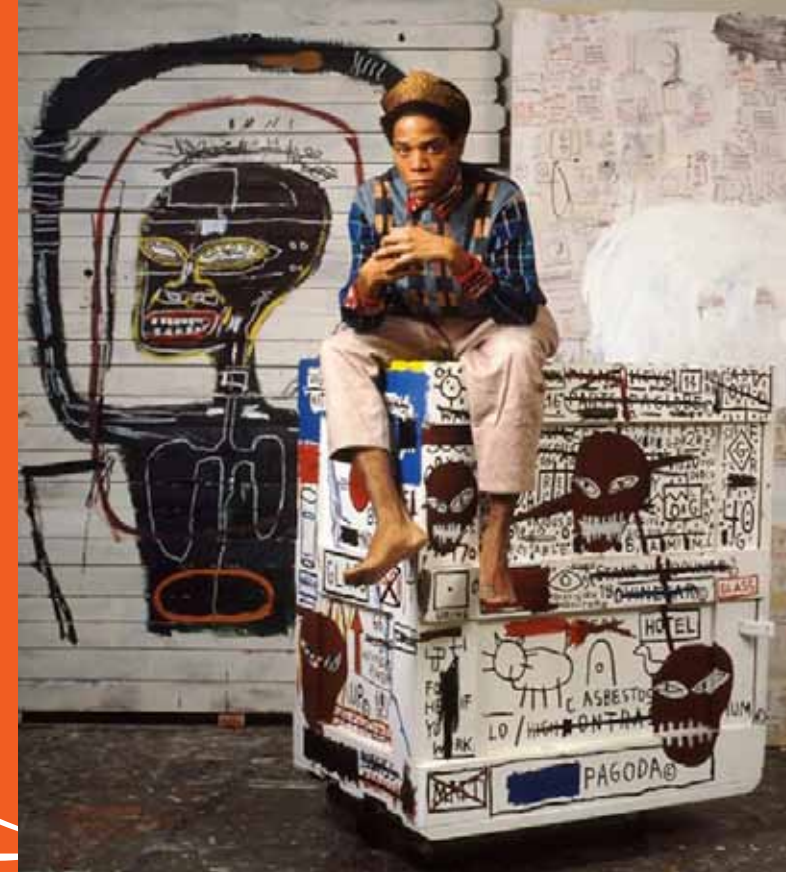
CHAIRMAN & CEO THE RELATED GROUP

Life Inspires art



“The aim of art is to represent not the outward appearance of things, but rather, their inward significance.”

Aristotle



**great passions can
elevate the soul to
great things**



**Fantastic and unique
views of Biscayne Bay
and South Beach...**



art lives here



Location

On the downtown shores of Biscayne Bay... where the Miami Design district meets the water Iconbay brings artistry to life. This monument to inspired living is a landmark reflection of the dynamic cultural mix that surrounds this one-of-a-kind property.

Galleries, studios, and exhibits of Miami's most avant garde artists fill the nearby Wynwood Arts District... a place where modern and pop art fusion can be seen not only on building facades but also in the very heart and soul of this fascinating neighborhood. Creative international cuisine, gourmet food trucks that take fine dining on the road with hip accessibility, chic lounges off the beaten track with a loyal local following, musicians that mix cultures and formats... Wynwood is where Miami's future ideas are now taking shape. And right alongside – the thriving Miami Design District and Midtown. This is the place where the top names in design like Armani Casa, Baltus, and Ligne Roset rub elbows with Christian Louboutin and Duncan Quinn, and where Miami's leading chefs – Michelle Bernstein and Michael Schwartz – have been making a statement for creative locally-inspired cuisine.

Iconbay takes the best of these areas and goes one step further, by being right alongside the Biscayne Bay waterfront... adding an element of natural artistry that is simply unmatched anywhere else in the world.



Michael's Genuine Food & Drink



Armani / Casa



Design District



Today’s neighborhoods

It’s not only the creativity of Iconbay’s immediate neighborhood that makes it special – it’s the whole of Miami. Amazing expressions of world class theatre, ballet, opera, music and more take the stage at The Arsht Center for the Performing Arts, just a few blocks to the South. Just beyond Iconbay’s windows to the east is the dazzling skyline of Miami Beach, its colorful Art Deco influences and its all-new Frank Gehry-designed New World Symphony. And as downtown Brickell continues to take shape as a urban city center of the future, Iconbay is perfectly positioned to enjoy the sophisticated restaurants, lounges, music, and events of this exciting Miami destination. And right in the nexus of inspiration and forward thinking – is your Iconbay

The future of Miami

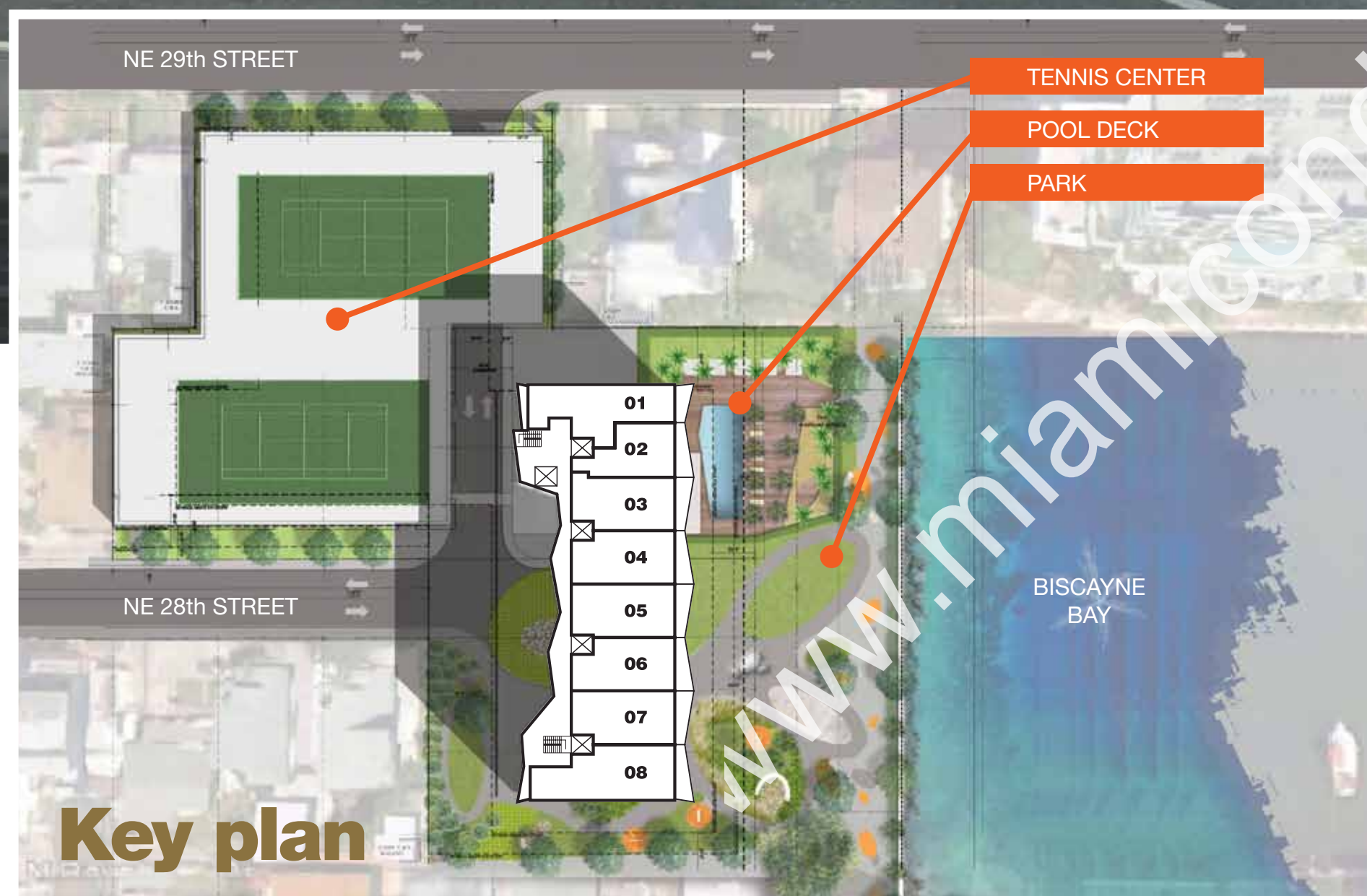
Along with Iconbay, there are a number of other changes coming to the downtown Biscayne waterfront. On the horizon is the new Museum Park – the new permanent home of the Miami Art Museum, designed by Herzon and De Meuron, and a bayside sculpture garden that reflects the creative spirit of Miami’s downtown. And already being planned is Resorts World Miami – a \$3 billion, 10-million-square-foot casino, convention-center, hotel and more, with an elevated beach and a 3-mile bay-front promenade. In a short time, the Brickell area will welcome Brickell CitiCentre – 4.6 million square feet of top-end retail, office, residential and hotel towers that are expected to be the country’s largest urban mixed-use LEED development project. Iconbay will be just moments from Miami’s future, while still creating a calm and restful sanctuary for your own ideas to flourish.



Iconic architecture

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Arrive in style

Lorem Ipsum is simply dummy text of the printing and typesetting industry. Lorem Ipsum has been the industry's standard dummy text ever since the 1500s, when an unknown printer took a galley of type and scrambled it to make a type specimen book. It has survived not only five centuries, but also the leap into electronic typesetting, remaining essentially unchanged. It was popularised in the 1960s with the release of Letraset sheets containing Lorem Ipsum passages, and more recently with desktop publishing software like Aldus PageMaker including



Unique sculpture park

One of the centerpieces of the Iconbay design is its winding gardens and walkways directly alongside Biscayne Bay. Highlighted by the dramatic colors and bold shapes of outdoor sculpture by local and international artists, this open thoroughfare blends seamlessly with the natural wonders of the South Florida landscape. A short distance offshore, within the Bay itself, a fountain streams coastal waters into a breathtaking tower complete with the soothing sound of rushing waters, creating a delight for all the senses to behold



The Well-Curated Life

Featured Artists

José Bedia Valdes

Born in Havana, Cuba, and trained in a traditional academic style, Bedia's unique vision combines elements of the indigenous cultures of Africa and America. His paintings are known for blurring the boundary between fantasy and reality, and reflect his experience and fascination with Afro-Cuban religion, Palo Monte 'earth-based' philosophy, and Native American culture. His works have received recognition throughout the world, from São Paulo to Venice to The Museum of Modern Art in New York, among others. He currently lives in Miami.

Carolina Sardi

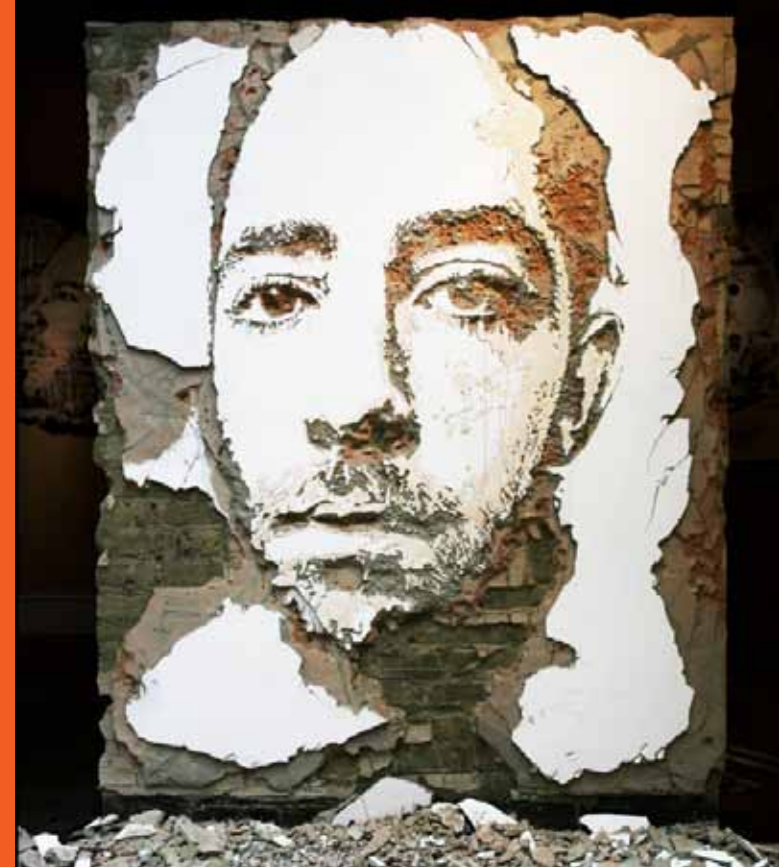
Fueled by a desire to convey maximum information in minimal yet essential forms, Sardi's sculptures have an organic sensibility despite her preference of steel as a medium. Her work routinely references positive and negative space, geometry, natural shapes, and a balance between opposite. Originally from Argentina, Sardi has seen her work featured in Los Angeles, Shanghai, New York, London, Paris, Milan, and, of course, Miami – her home since 1995.

Edouard Duval Carrié

Though Haitian artwork is typically known for its use of bright colors, orderly landscapes, and intricate details, Carrié defies convention with distinctive, even provocative works that combine the magic of African fables and storytelling, classic myths and legends, world history, and current events. The effect is as captivating as it is one of a kind. Born in Haiti, and now residing in Miami, Carrié was educated in Paris and Quebec and has been exhibited across the globe.

Gary Nader & Daniel Maman

Known for their galleries in Miami and Buenos Aires, respectively, Nader and Maman are rare experts in the identification and acquisition of what will be the newest, most in-demand modern and contemporary artists and works with strong Latin American and Caribbean influences. They have each been responsible for assembling some of the world's most prolific private and museum collections, and are uniquely qualified to certify, catalog, and preserve works like those that will be featured at Iconbay.



ART



SAMPLE



Contemporary residences

Whatever your imagination desires, Iconbay is meant to be your canvas. This exclusive collection of 300 residences feature the design attributes, fine materials, and open layouts that frame the lifestyle you've always wanted.

- 300 luxurious residences with only 8 residences per floor
- Private elevators and entry foyers in every residence
- UNITS DELIVERED DESIGNER READY
- Premium European cabinetry
- Imported stone counters and backsplashes with exhibition island in most residences
- Professional-grade stainless steel appliance package with refrigerator/ freezer, ceramic glass cook top, built-in oven, low-noise dishwasher, and built-in microwave
- Double-basin under-mounted sinks
- Designer faucets with pull-out sprayers
- Imported porcelain tile flooring



State-of-the-art features

The greatness of any work of art lies in the vision of the artist. Iconbay is no exception with every choice deliberately made to reflect the highest-possible level of quality, mood, and style.

- Floor-to-ceiling walls of windows with views of the bay and Miami Beach from every residence
- Spacious outdoor terraces/balconies with undulating glass railings
- Lofty 9-foot ceilings throughout
- Outdoor lounge spaces accessible from living rooms and/or bedrooms
- Italian vanity cabinets with designer details
- Imported stone vanity tops
- Full-size mirrors
- Designer-brand lighting, fixtures and accessories
- Spacious soaking tubs and glass-enclosed showers
- Imported tile flooring and wet walls



Modern art, modern amenities

Living at Iconbay, one can't help but notice the vision, creativity, and attention to detail that pervades every moment. Make no mistake, it is completely by design that life here seems more vibrant... more meaningful... more unforgettable

- Over 400 linear feet of stunning Biscayne Bay frontage
- Waterfront deck featuring a (X)-foot long infinity pool
- Lavish sculpture gardens and walking path
- On-site gourmet restaurant and retail on ground floor
- State-of-the-art residents' cinema screening room
- Private party and function space for exclusive use by residents
- Oceanfront fitness center and spa with top-of-the-line cardio equipment, weight training, sauna, steam rooms, personal trainers, yoga and Pilates classes, and more
- Watersports marina for windsurfing, paddle boarding, windsurfing, sailing, jet skis and other motorized and non-motorized aquatic activities
- Grand 3-story lobby with 24-hour staff
- Kids and Teens lounge
- Residents coffee bar
- 24-hour valet parking

Iconbay is a lifestyle



An unmatched tennis experience

Situated on a 7th-story (?) rooftop, Iconbay offers the privilege of ocean-side tennis any time of day or evening with lighted courts and a year-round Bay breeze. Two (?)Har-Tru courts complete with ball and towel service, filtered water stations, and access to private his-and-hers locker rooms delivers the country club tennis experience with a fully modern and updated perspective.

Active sports paradise

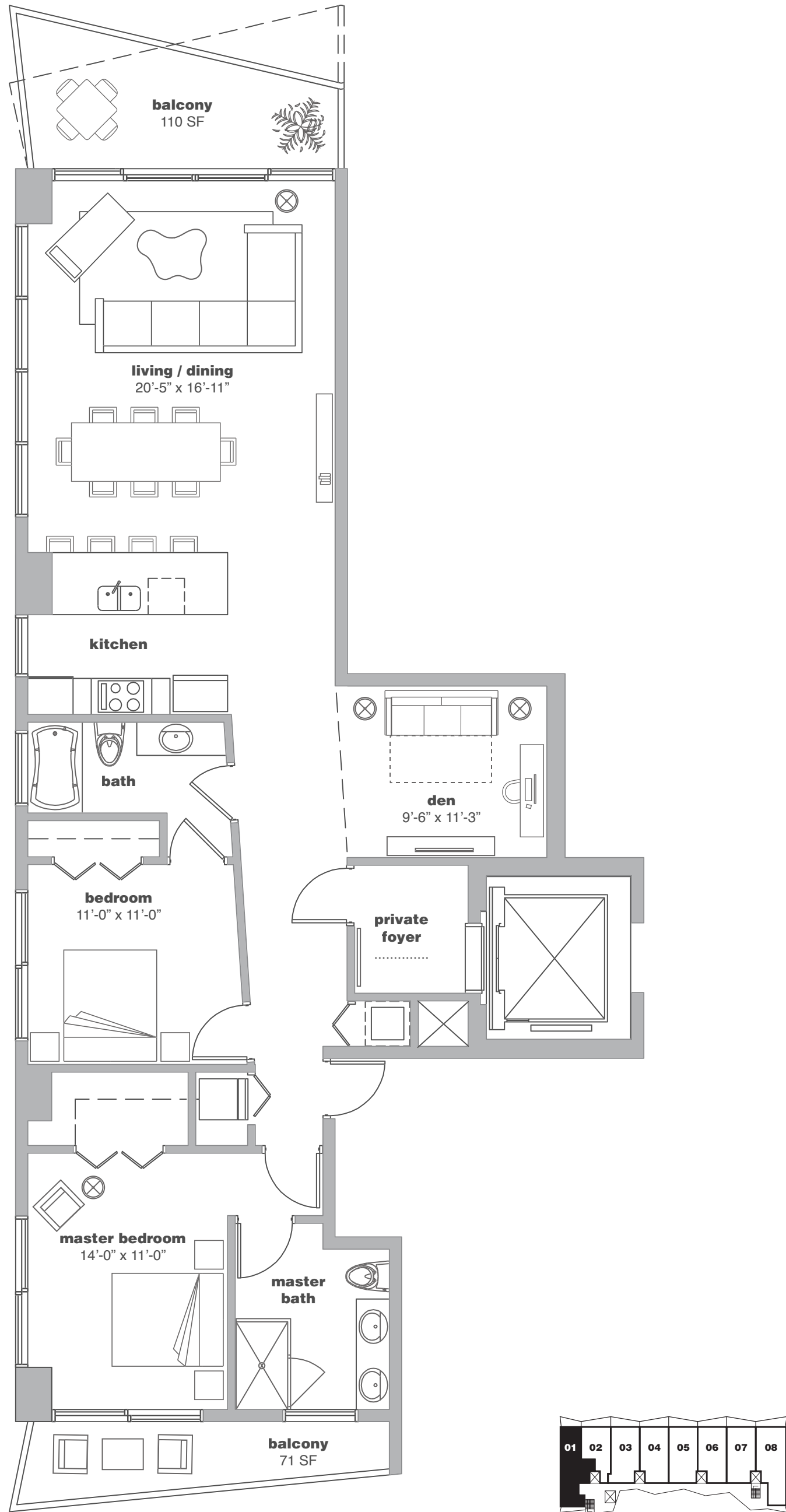
With its idyllic location on the city shores of Biscayne Bay, the many pleasures of nature and the outdoors motivate you to spend every moment enjoying sun, sea, and serenity. Race along the waves on a jet ski or personal watercraft. Ride the breeze in a one- or two-person sailboat. Chase the skyline while windsurfing or kite boarding. Soak in the warm rays of the sun while lounging poolside. Or find your bliss during an outdoor yoga session or your own private reflection on the artistry of the nature around you.



Breathtaking pool deck

Iconbay embraces the full power and beauty of its waterfront location with a breathtaking infinity-edge pool positioned right on the edge of Biscayne Bay's sparkling shores. Accented by an expansive pool deck, private cabanas, snack and cocktail bar, and towel service, it is an elevated experience that takes place fully immersed in the ground-floor landscape.

01

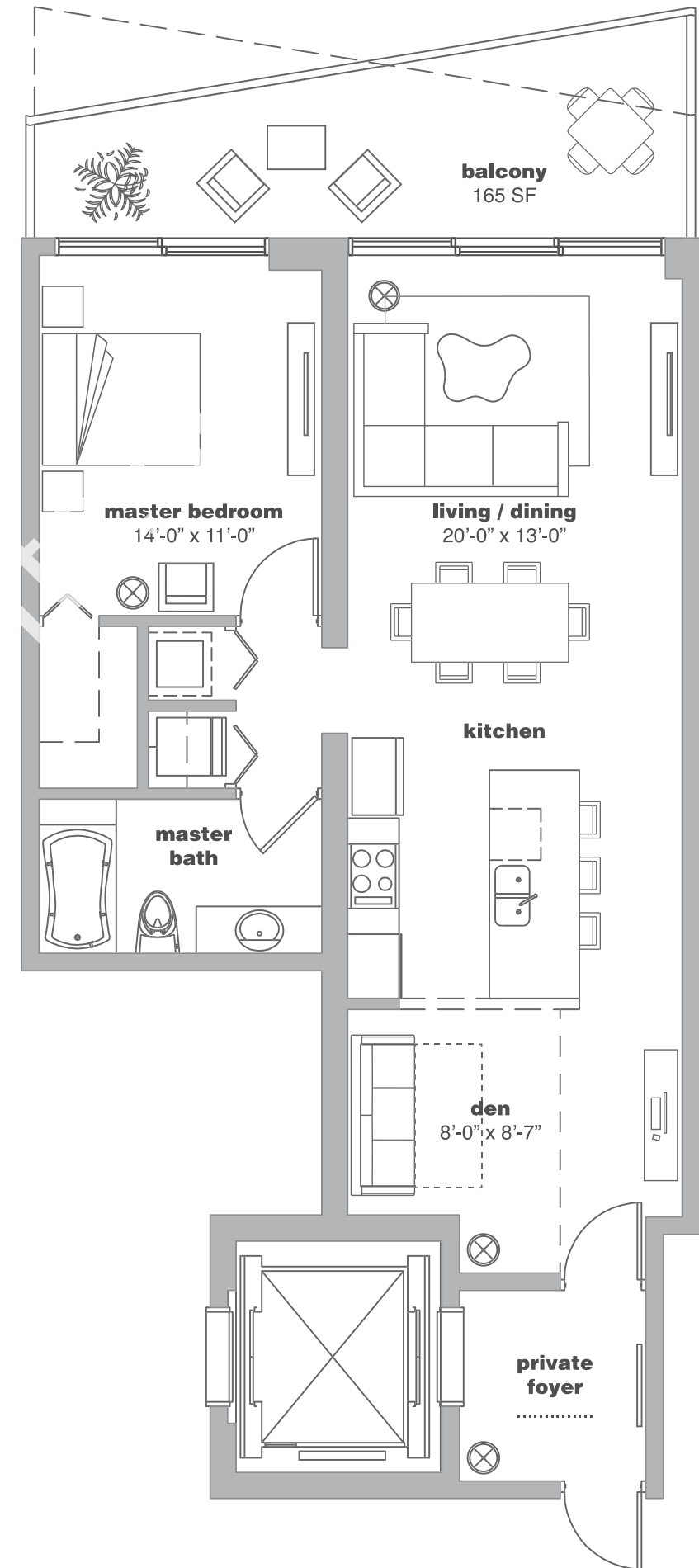


2 Bedrooms + Den, 2 Bathrooms

AC: 1,450 Sq. Ft. 134.70 Sq. Mt. // Balcony: 181 Sq. Ft. 16.8 Sq. Mt. // T Sq. Ft.: 1,631 // T Sq. Mt.: 151.5

Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally only includes the interior airspace between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is + or - sq. ft. for units . Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.

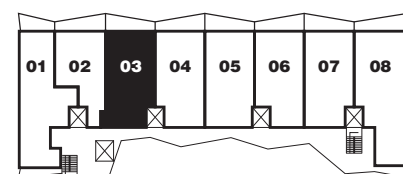
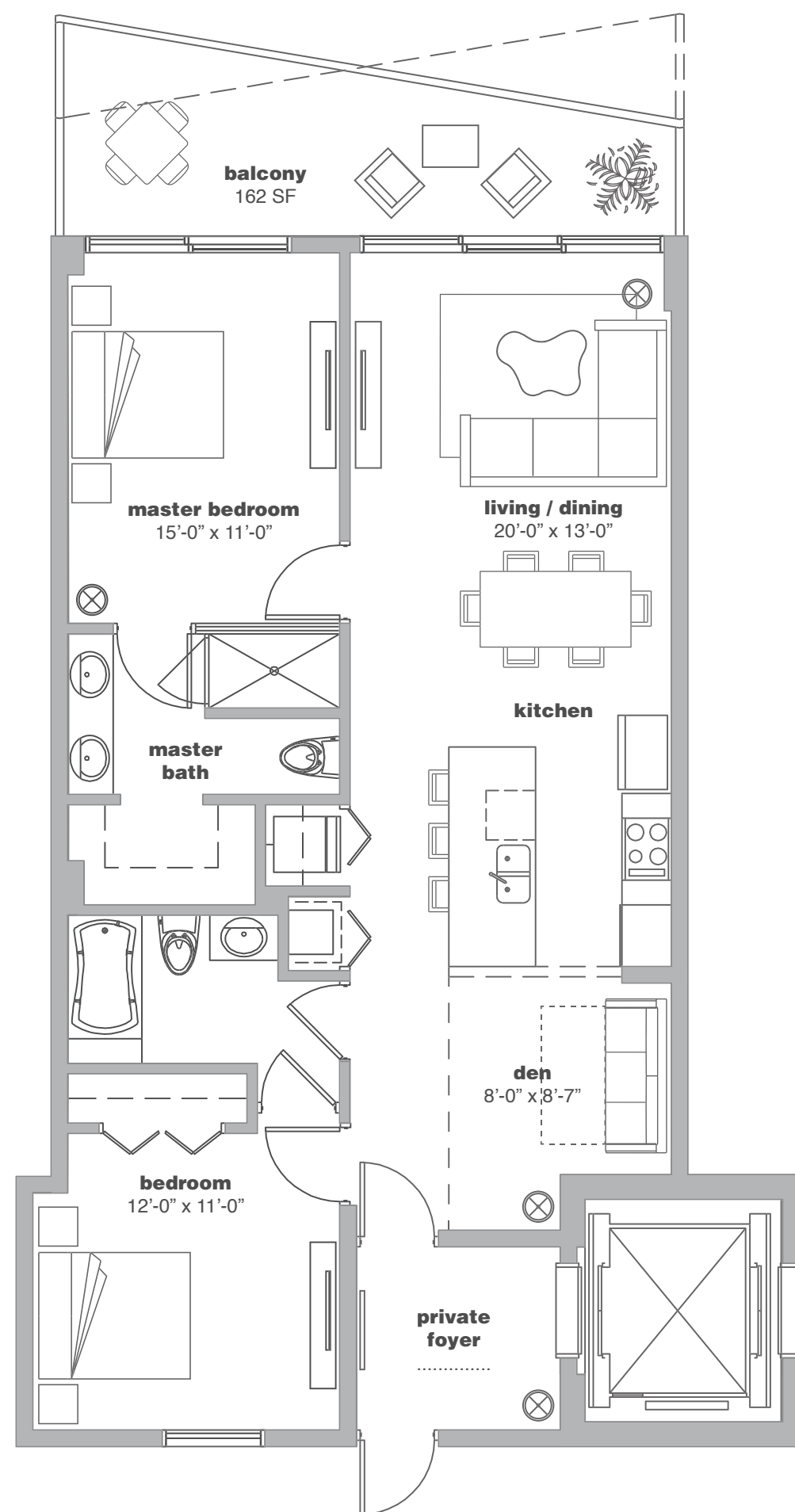
02



1 Bedroom + Den, 1 Bathroom

AC: 928 Sq. Ft. 86.2 Sq. Mt. // Balcony: 165 Sq. Ft. 15.3 Sq. Mt. // T Sq. Ft.: 1,093 // T Sq. Mt.: 101.5

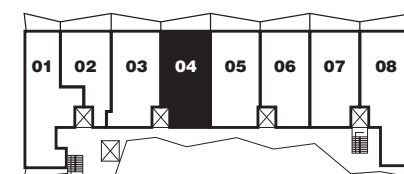
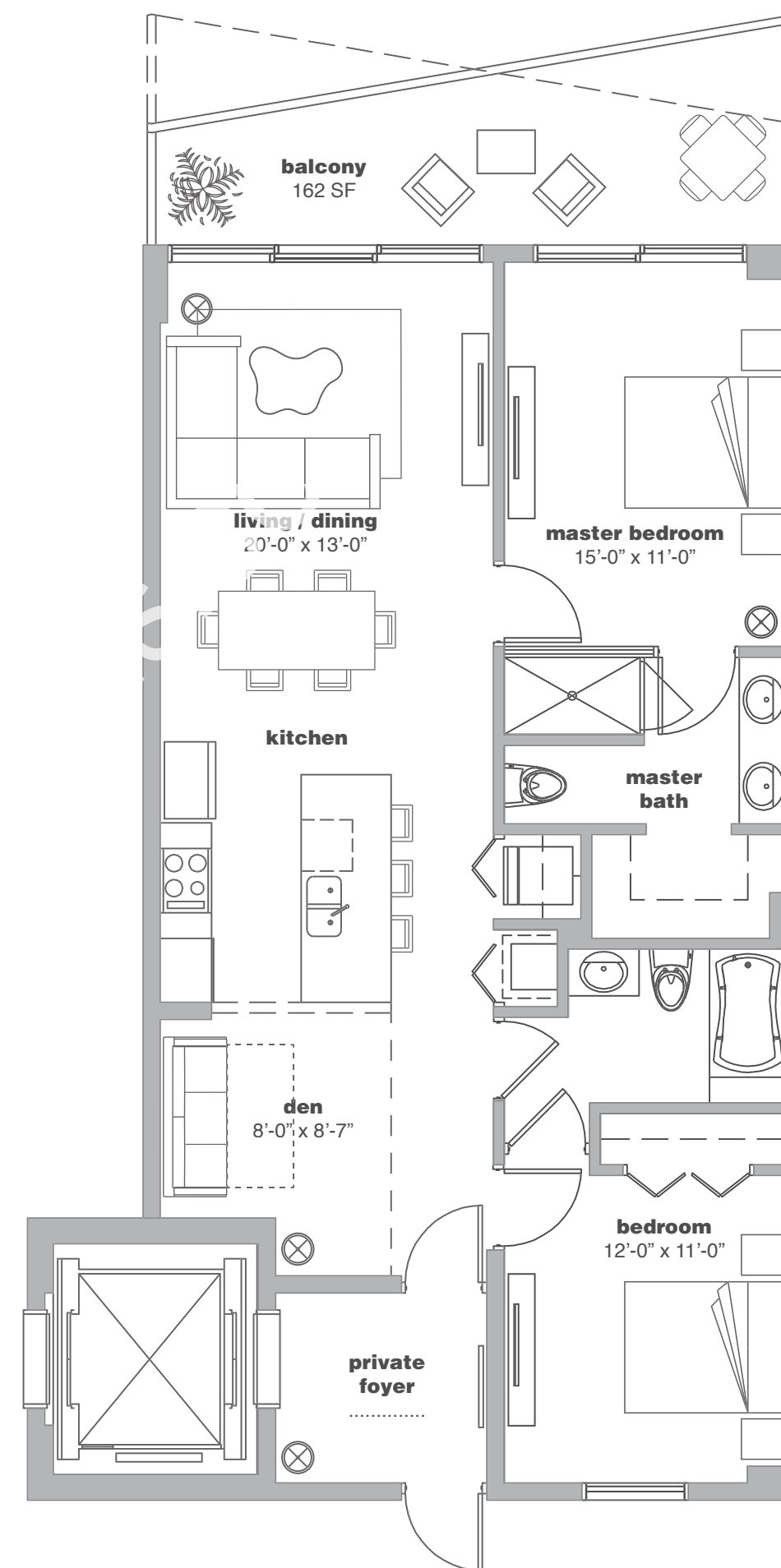
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2 Bedrooms + Den, 2 Bathrooms

AC: 1,193 Sq. Ft. 110.8 Sq. Mt. // Balcony: 162 Sq. Ft. 15 Sq. Mt. // T Sq. Ft.: 1,355 // T Sq. Mt.: 124

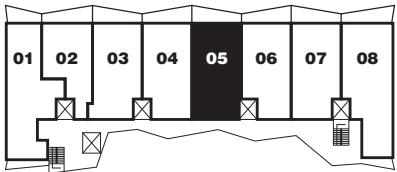
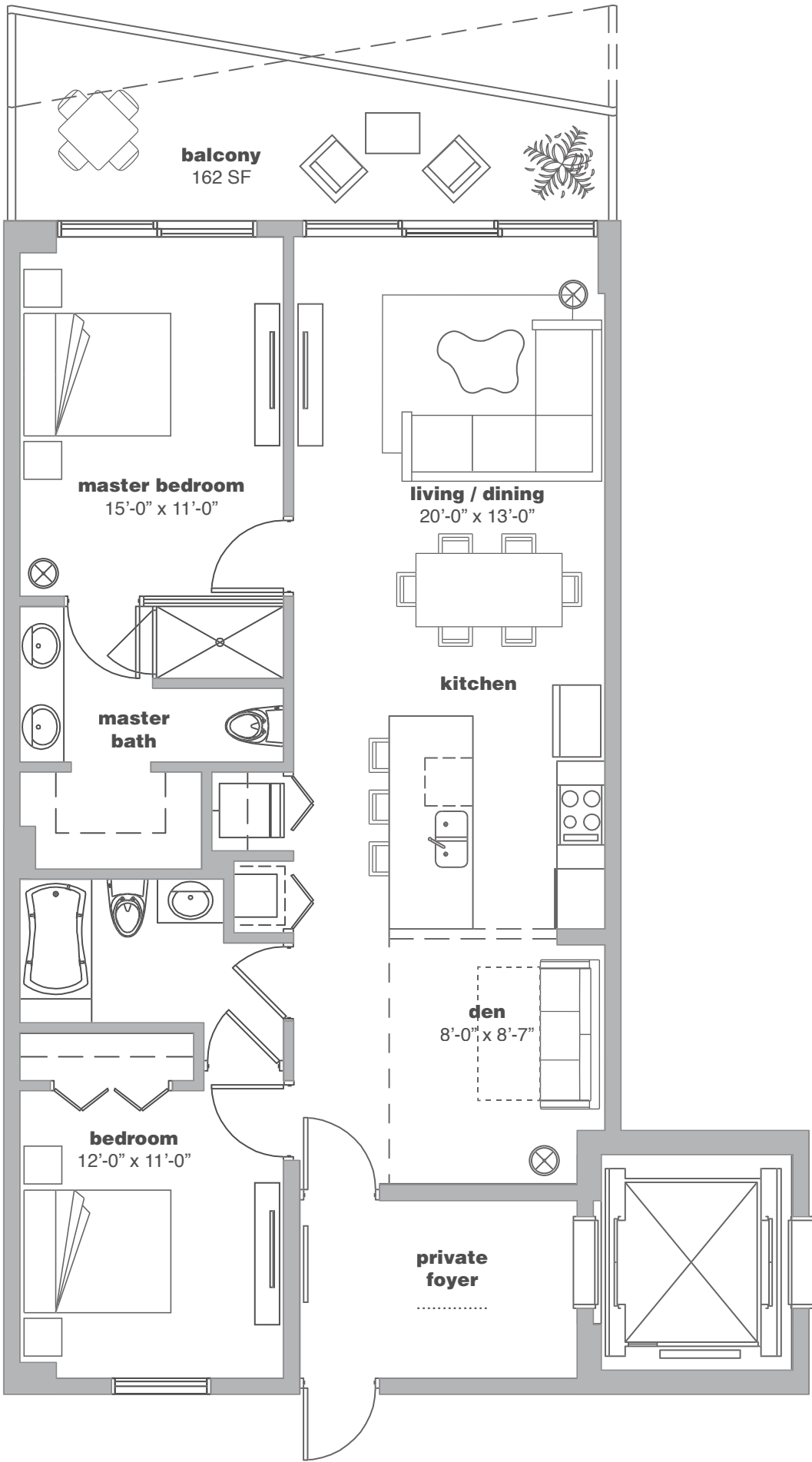
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2 Bedrooms + Den, 2 Bathrooms

AC: 1,173 Sq. Ft. 109 Sq. Mt. // Balcony: 162 Sq. Ft. 15 Sq. Mt. // T Sq. Ft.: 1,335 // T Sq. Mt.: 124

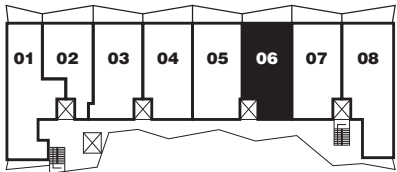
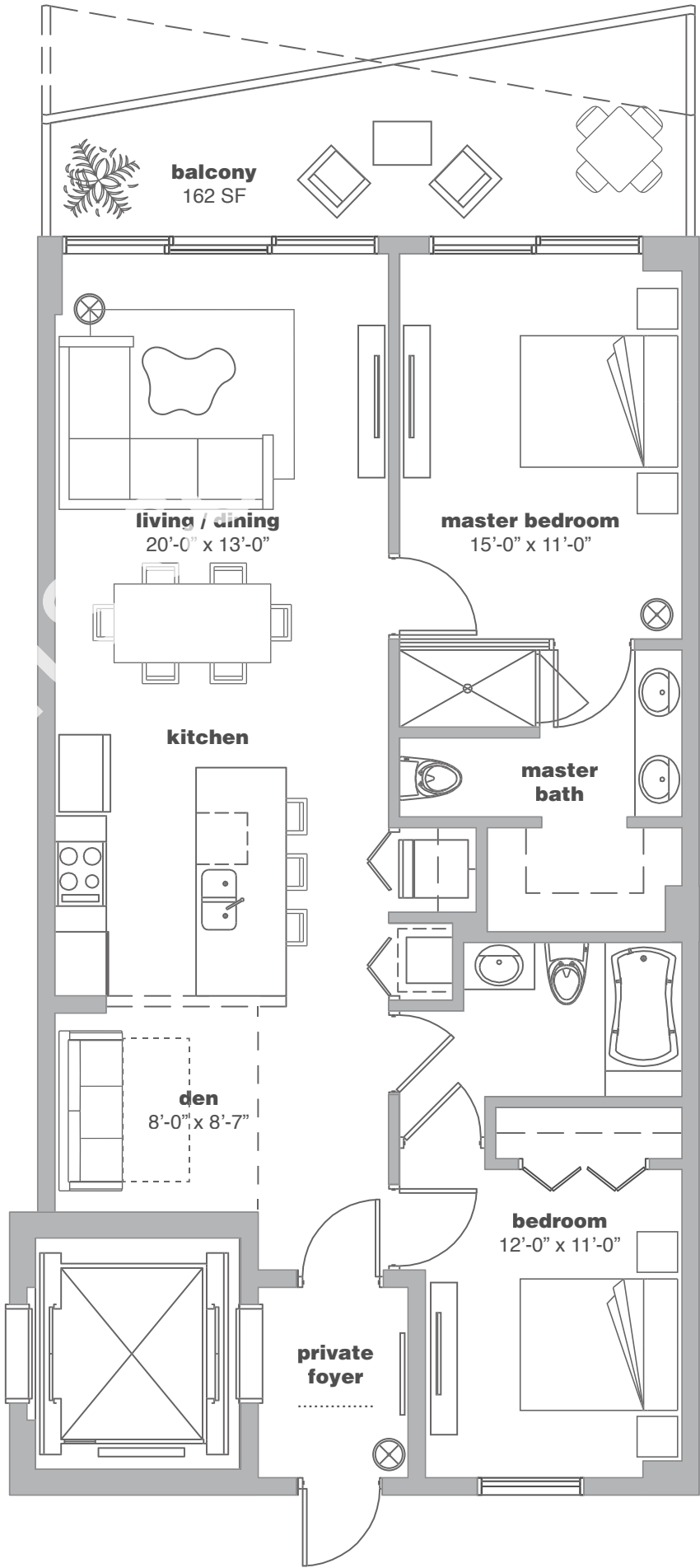
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2 Bedrooms + Den, 2 Bathrooms

AC: 1,208 Sq. Ft. 112.2 Sq. Mt. // Balcony: 162 Sq. Ft. 15 Sq. Mt. // T Sq. Ft.: 1,370 // T Sq. Mt.:

Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally only includes the interior airspace between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is + or - sq. ft. for units . Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.

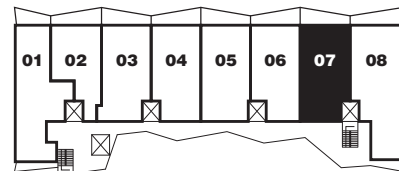
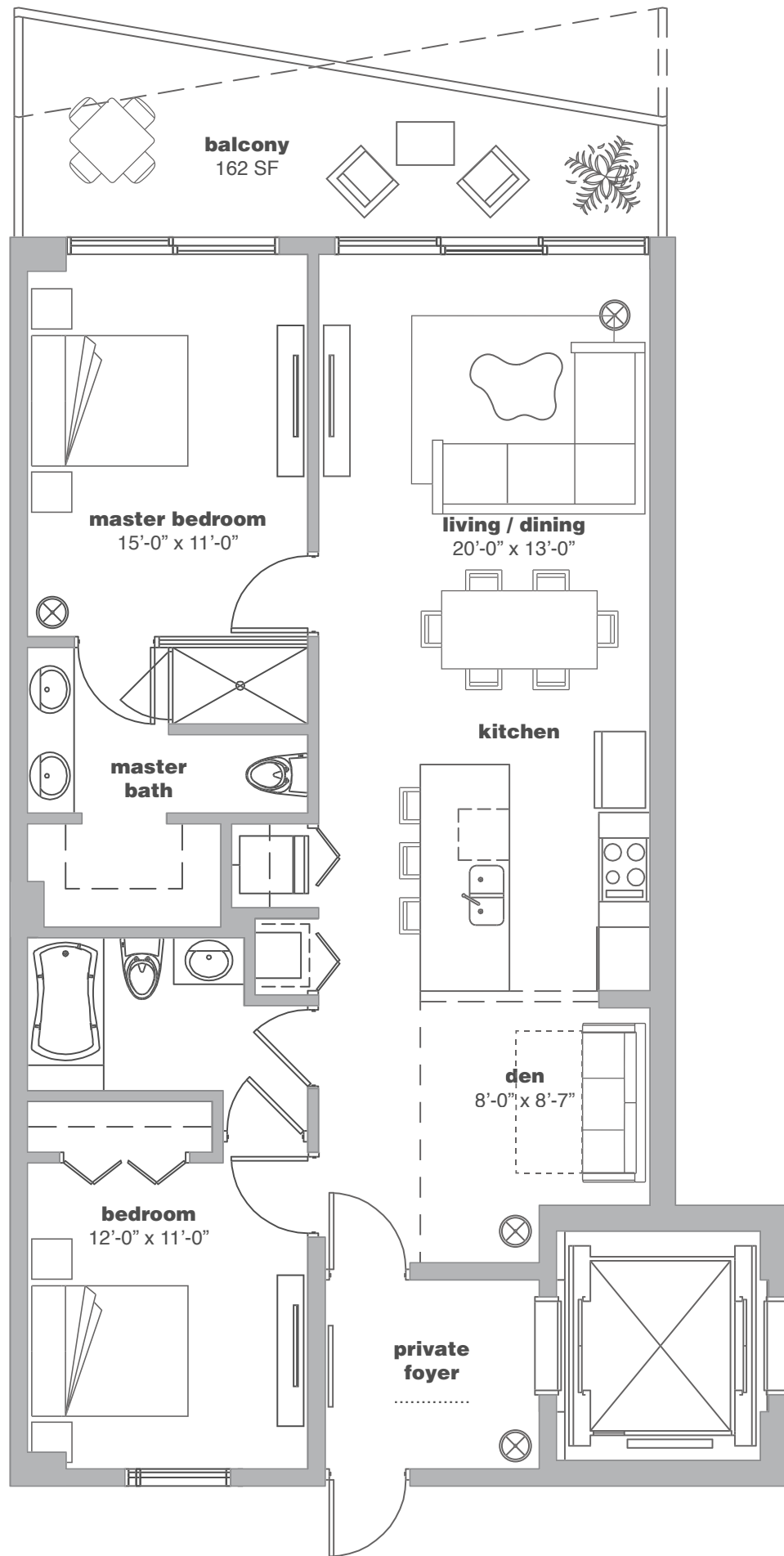


2 Bedrooms + Den, 2 Bathrooms

AC: 1,138 Sq. Ft. 105.7 Sq. Mt. // Balcony: 162 Sq. Ft. 15 Sq. Mt. // T Sq. Ft.: 1,300 // T Sq. Mt.: 120.7

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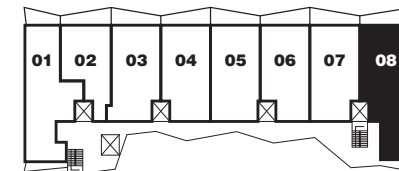
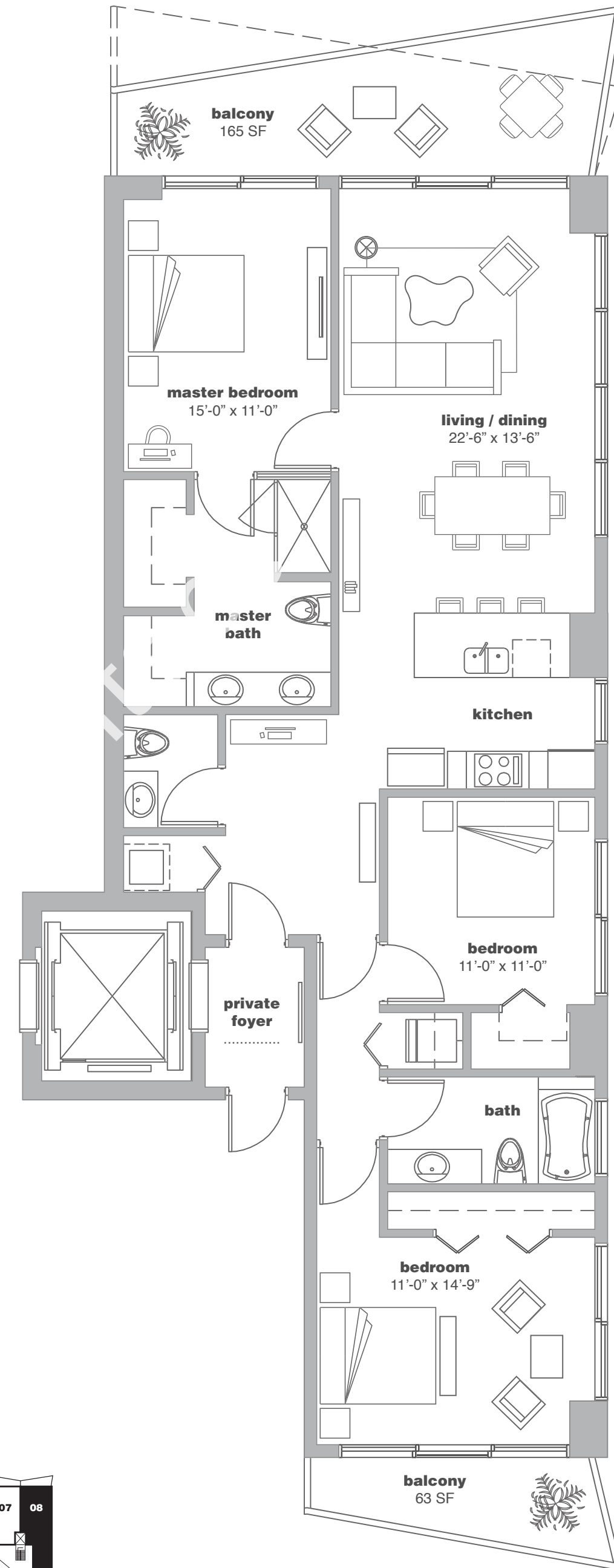


2 Bedrooms + Den, 2 Bathrooms

AC: 1,181 Sq. Ft. 109.7 Sq. Mt. // Balcony: 162 Sq. Ft. 15 Sq. Mt. // T Sq. Ft.: 1,343 // T Sq. Mt.: 124.7

Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally only includes the interior airspace between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is - or - sq ft. for units . Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.

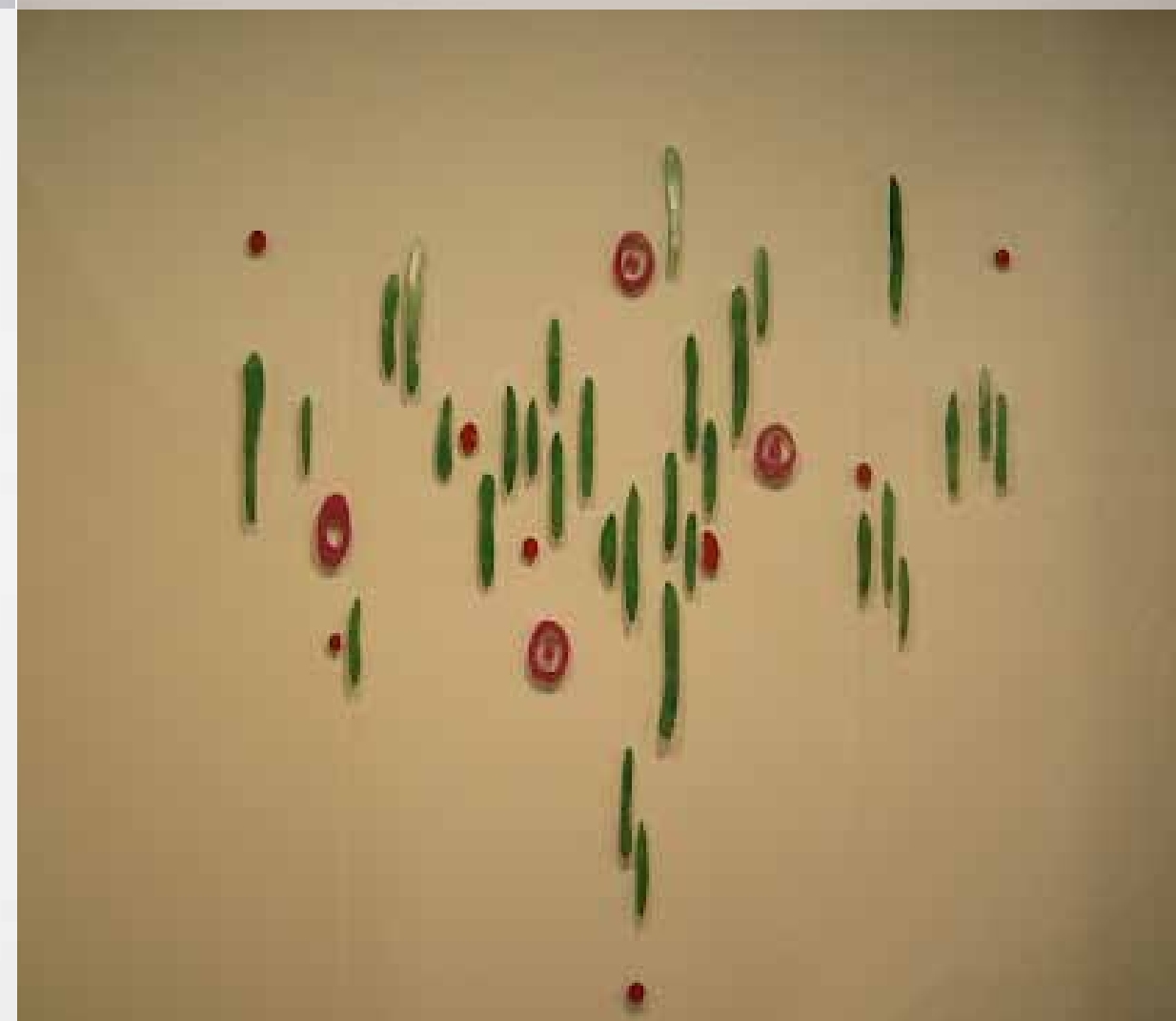
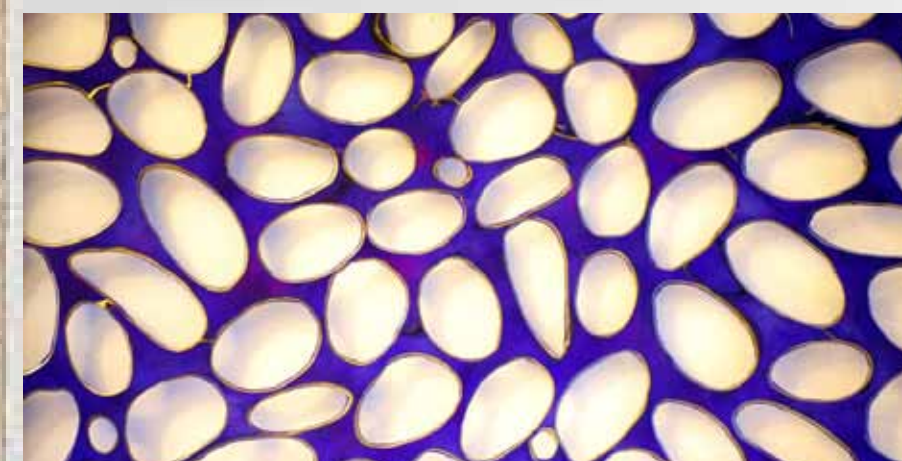
08



3 Bedrooms, 2 1/2 Bathrooms

AC: 1,530 Sq. Ft. 142.1 Sq. Mt. // Balcony: 228 Sq. Ft. 21.2 Sq. Mt. // T Sq. Ft.: 1,758 // T Sq. Mt.: 163.3

Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally only includes the interior airspace between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is - or - sq ft. for units . Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change.



The Related Team



Iconbay represents the latest in a world-renowned collection of Icon residences throughout the world by The Related Group of Florida. Known for advancing art and design as well as what is possible in the realm of real estate, The Related Group has brought together the most innovative minds in art, architecture, and expression from around the world.

Since its inception more than 30 years ago, The Related Group has built and/or managed a portfolio worth more than \$10 billion. The secret to success lies in an approach that embraces quality, character, timing, and over delivering in every aspect. As a brand, prospective buyers have come to expect a consistent and reliable level of value, finesse and precision from any project bearing the Related name.



Arquitectonica

Since Arquitectonica's founding in Miami 27 years ago, it has developed an international practice recognized for excellence and artistry. Led by Bernardo Fort-Brescia and Laurinda Spear, the studio has evolved into a practice of over 250 professionals combining the creative spirit of the principals with efficiency of delivery and reliability of major architectural firm.



ArquitectonicaGeo


Founded in 2005, ArquitectonicaGEO explores the complex challenges of contemporary manmade and natural environments by developing design solutions that balance a modern aesthetic with an environmental practice to create value, identity, and a sustainable landscape. The GEO landscaping philosophy is based on the principle of preserving a location's geographic character – the entire combination of natural and human attributes that make one place distinct from another – an authentic design process that preserves the ecological and cultural environment.





Another  **RELATED** Project
www.relatedgroup.com

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