



EDGE
HOUSE
MIAMI

YOURS
TO OWN,
YOURS
TO SHARE





ARTIST CONCEPTUAL RENDERING. DEVELOPER MAY CHANGE WITHOUT NOTICE

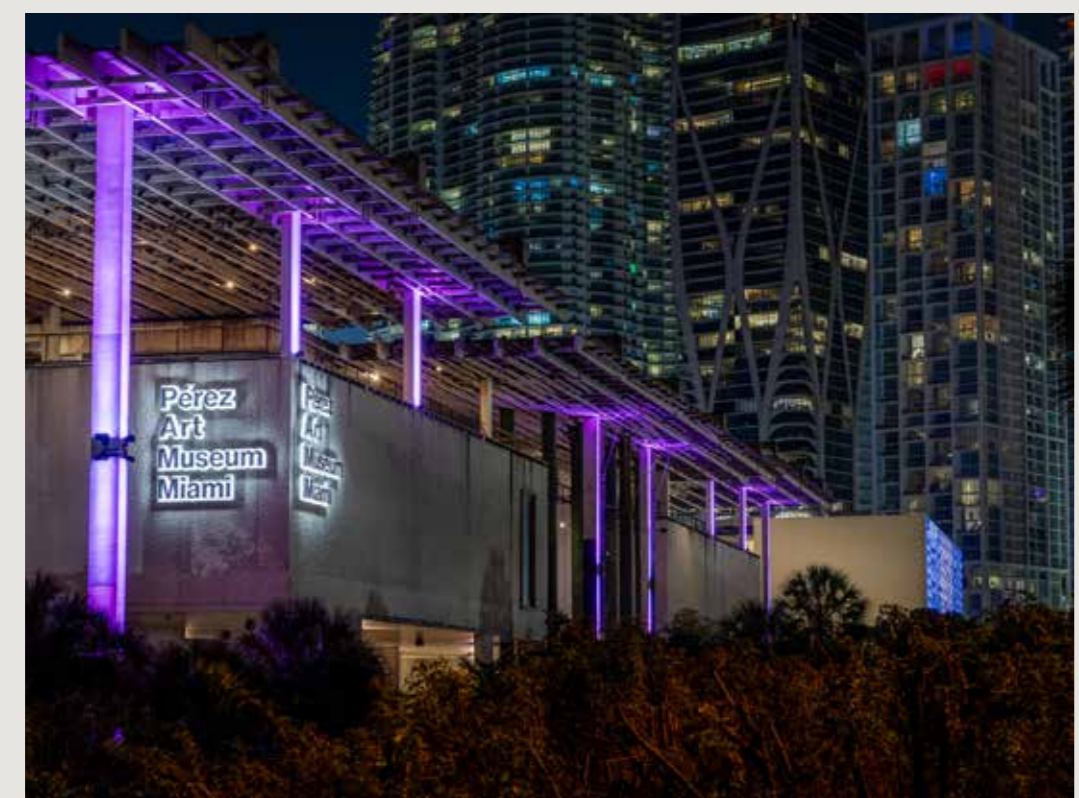
PRIME LOCATION, SOPHISTICATED AND SOULFUL DESIGN

Experience luxury living at its best. Designed by the world-renowned architect Kobi Karp with interiors curated by Adriana Hoyos Design Studios, this state-of-the-art residential tower from international developer Grupo T&C is nestled in the heart of Miami within the dynamic Edgewater neighborhood minutes away from many of the city's top attractions. Choose from fully furnished and impeccably equipped studio, one-bedroom, one-bedroom plus den, two-bedroom, and select two-bedroom residences with lockout option. Thoughtful amenities and features with luxury finishes throughout and an array of concierge services will make spending time here an absolute pleasure.

EXPERIENCE EDGEWATER

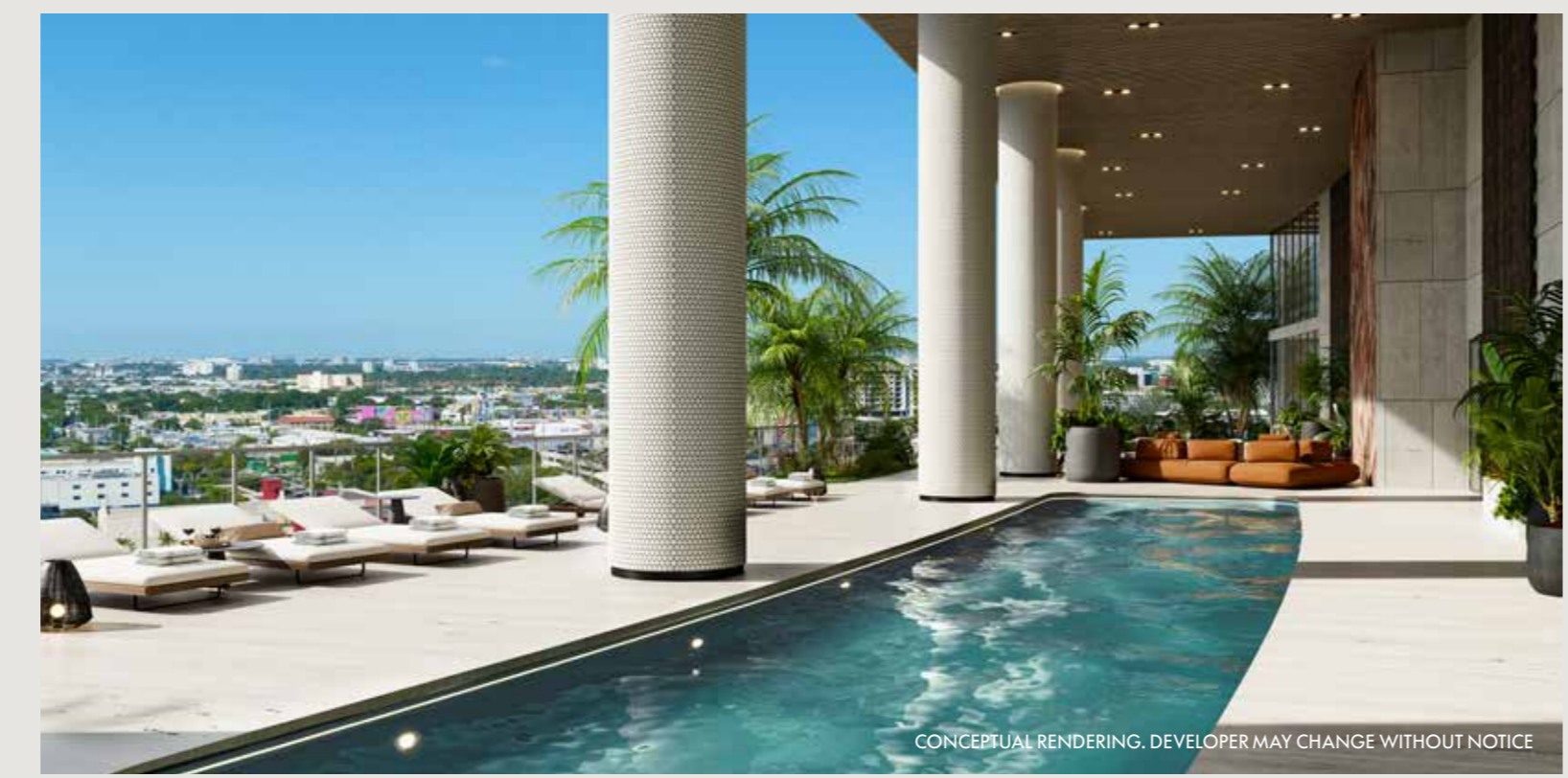
Miami's vibrant Edgewater area is centrally located near the shores of Biscayne Bay, nestled between downtown Miami and the Design District, offering the ultimate proximity to top entertainment, fine dining, shopping, nature parks, and cultural experiences.

- Margaret Pace Park
- Adrienne Arsht Center for the Performing Arts
- Pérez Art Museum Miami
- Phillip and Patricia Frost Museum of Science
- Kaseya Center
- Midtown Miami
- Wynwood
- Miami Design District
- Downtown Miami
- Brickell
- Miami Beach
- Multiple modes of rail transportation
- Miami International Airport
- PortMiami



EMPOWERING OWNERS: OPPORTUNITY AWAITS

Edge House provides substantial benefits to owners, offering the freedom and flexibility of no rental restrictions, which is significant given that Miami is a global leader in this category as well as one of the world's top vacation destinations.



EDGE HOUSE OFFERS EXCEPTIONAL AMENITIES

- Welcome reception and concierge with an array of personalized services
- Cutting-edge rental reservation system
- 24/7 valet parking
- Lobby lounge with coffee bar and snack service
- Flexible co-working spaces and private meeting rooms
- Ultra-high-speed wifi
- Two resort-style pools overlooking the Miami skyline
- Poolside terraces with lounge chairs, day beds and outdoor rain showers
- Wraparound zen garden and reflecting pond
- Indoor and outdoor lounge areas
- Private spa treatment rooms
- Fully equipped fitness center
- Private yoga studio
- Game room
- Children's playground
- Exclusive park for residents
- Sky lounge
- Residents' lounge
- Bicycle storage
- Temperature-controlled storage rooms
- EV car charging stations
- LEED certified building



FULLY FURNISHED, FULLY EQUIPPED

The residences are beautifully designed, decorated, and fully appointed with bespoke furniture, a range of kitchen appliances, and European cabinetry, curated by acclaimed interior designer Adriana Hoyos.





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TEAM OF VISIONARIES

Edge House has gathered a stellar line-up of professionals known nationally and internationally for their high-caliber work. Edge House's developer is Grupo T & C, a leading real estate developer in Peru, with decades of experience in high-end residential and commercial buildings. Design is helmed by award-winning Kobi Karp Architecture, working hand-in-hand with Adriana Hoyos Design Studio on the interiors and Witkin Hults & Partners on landscape architecture. Sales and marketing are led by Douglas Elliman Development Marketing.



FINE DINING

- | | |
|-------------------------------|-------------------------------|
| 1 Klaw | 11 L'Atelier de Joël Robuchon |
| 2 Casadonna | 12 Cote |
| 3 The Hideout Miami | 13 Contessa |
| 4 The Daily Creative Food Co. | 14 Michael's Genuine |
| 5 Pura Vida | 15 Hiden |
| 6 Mignonette Downtown | 16 Little Hen |
| 7 Natura Eatery | 17 Uchi |
| 8 Amor di Pasta | 18 Joey's |
| 9 Amara | 19 Kyu |
| 10 Joia Beach | 20 dōma |

DEVELOPER



ARCHITECT



INTERIOR DESIGNER



LANDSCAPE ARCHITECT



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