

# THE CROSBY

MIAMI WORLDCENTER

**MIAMI LIVING**  
*Downtown Sophistication*



Elegant lobby

**33 STORIES**  
**450 RESIDENCES**  
**NO RENTAL RESTRICTIONS**

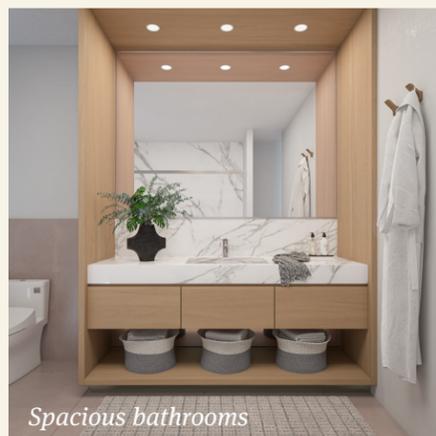
**DEVELOPMENT TEAM**  
 Related Group  
 Merrimac Ventures

**ARCHITECT**  
 Cohen Freeman Encinosa

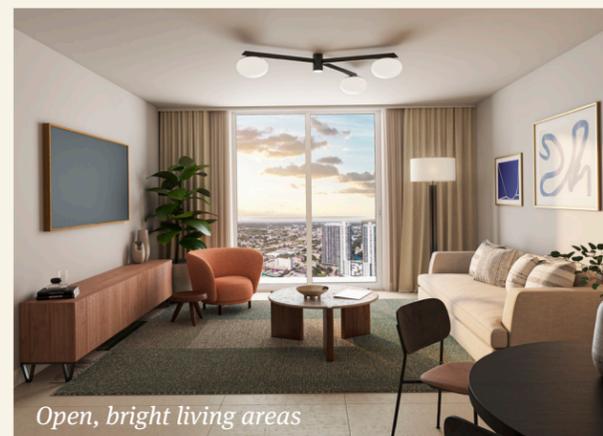
**INTERIOR DESIGNER**  
 AVRO|KO

**The Crosby places residents in the center of Miami’s magic — offering access to the city’s urban forefront and its cosmopolitan pulse.**

Beautifully designed common spaces set a sophisticated tone, while each residence offers a well-appointed canvas for self-expression. A robust amenity program heightens every moment of day-to-day living, creating the perfect backdrop for your downtown life.



Spacious bathrooms



Open, bright living areas



Pedestrian view of The Crosby

**The Crosby ushers in a new dynamic Miami lifestyle where the city’s best dining, shopping and recreation is just a short walk away.**

**UNIT SIZES**

Studio / 1 BA 350 – 400 SF | 33 – 37 m<sup>2</sup>  
 1 BD / 1 BA 600 – 650 SF | 56 – 60 m<sup>2</sup>  
 2 BD / 2 BA 825 SF | 77 m<sup>2</sup>

**DEPOSIT STRUCTURE**

5% Reservation  
 15% Contract  
 10% Groundbreaking  
 10% Top-off  
 60% Closing



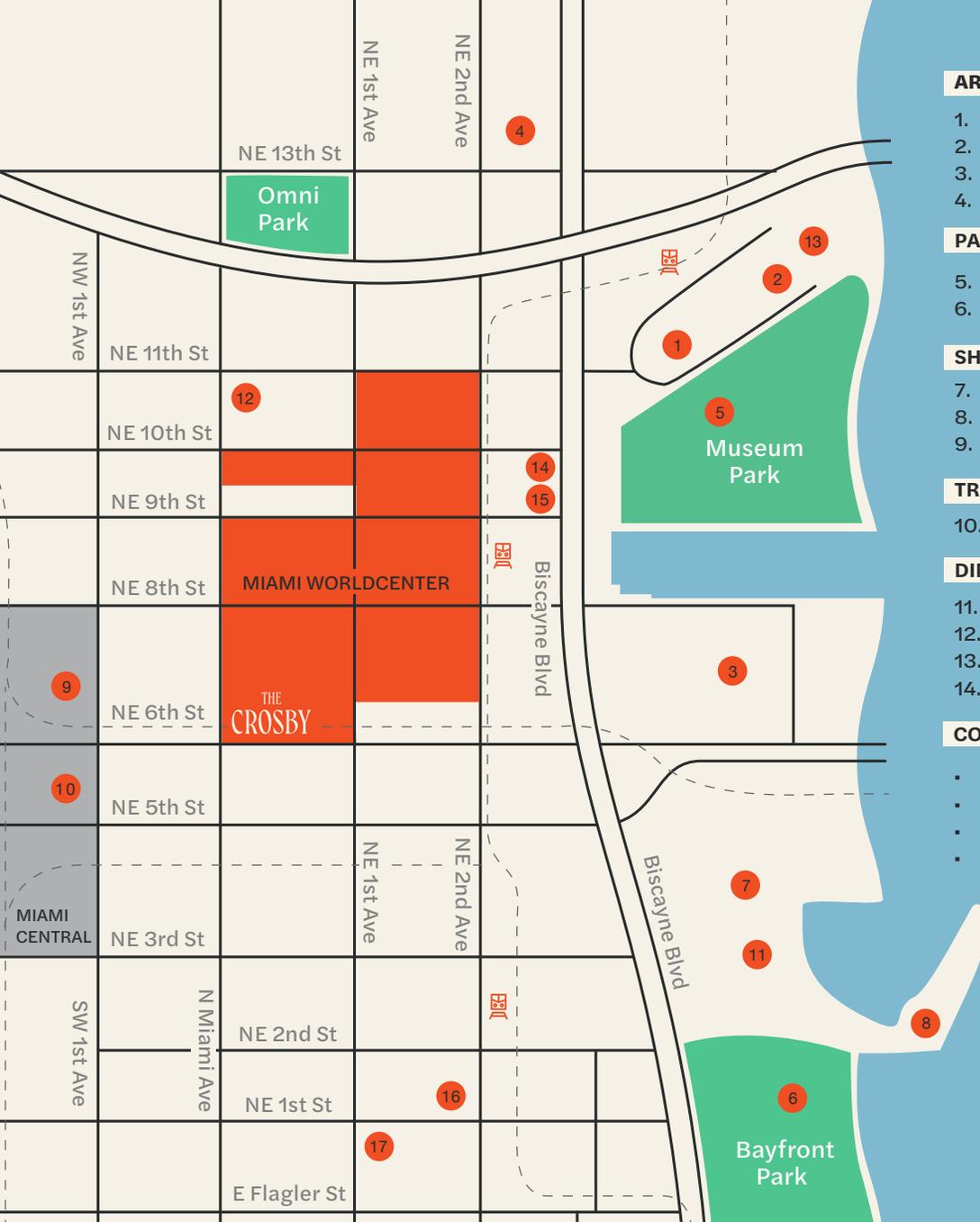
Chic rooftop bar

**RESIDENCE FEATURES**

- Fully finished and furnished Studio, 1- and 2-bedroom residences
- Furniture curated by AvroKO
- 9-foot-high ceilings with floor to ceiling glass windows
- Balcony with every residence
- Finished interior and exterior flooring
- Gourmet kitchens featuring custom Italian cabinetry
- Bosch appliances, including paneled refrigerator/freezer, dishwasher, built-in convection oven/microwave, and cooktop
- Rain showers in primary bathrooms and custom Italian vanities
- Full-size washer and dryer in unit
- Fully built-out closets
- Contemporary lighting packages, including recessed lighting, dimmers, and lighting control
- Brilliant smart-home system offering seamless personalization with the touch of a button, including ability to control audio, climate, window treatments, and lighting systems
- Smart keyless entry system allowing you to unlock your door via smart app, doorcode, keycard, or Apple Watch

**BUILDING AMENITIES**

- Over 22,000 sq. ft | 2,050 m<sup>2</sup> of amenities
- Expansive rooftop resort-style pool with jacuzzi, cabanas and grilling stations perfect for entertaining
- Private rooftop restaurant/bar
- Italian inspired trellis garden
- Inviting fire pit lounge with breathtaking views of the Biscayne Bay skyline
- State-of-the-art fitness center featuring saunas and plunge pools
- Clubroom with private dining and stunning water views
- Convenient juice and coffee bar
- Spacious coworking center
- Gaming lounge
- Curated museum quality art throughout all common areas
- 24/7 security services, high-speed elevators, and controlled property access
- 24/7 concierge services
- European porcelain flooring



#### ARTS, CULTURE AND ENTERTAINMENT

1. Philip and Patricia Frost Museum of Science
2. Pérez Art Museum Miami
3. FTX Arena
4. Adrienne Arsht Center for Performing Arts

#### PARKS

5. Maurice A Ferré/Museum Park
6. Bayfront Park

#### SHOPPING AND ACTIVITIES

7. Bayside Market
8. Skyviews Miami Observation Wheel
9. Central Fare at MiamiCentral

#### TRANSPORTATION

10. MiamiCentral – (Brightline)

#### DINING

- |                       |                     |
|-----------------------|---------------------|
| 11. La Industria      | 15. Sushi Sake      |
| 12. 11th Street Pizza | 16. NIU Kitchen     |
| 13. Verde             | 17. Soya e Pomodoro |
| 14. Sagrado Café      |                     |

#### COMING SOON TO MIAMI WORLDCENTER

- |                |               |
|----------------|---------------|
| • Bowlero      | • El Vecino   |
| • Lucid Motors | • Maple & Ash |
| • Sephora      | • Etta        |
| • Laurel       |               |

ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE.

 The Crosby (the "Condominium") is developed by DT G Block, LLC ("Developer") and you should rely only on the Developer's written representations. The illustrations and images are conceptual and may vary from concept to actual construction. The images are examples and do not reflect the design or décor of the completed Condominium. The floor plan, unit layout, locations of windows, doors, closets, plumbing fixtures, mechanical equipment, appliances, structural elements, architectural design elements, views, and the uses, configurations, and entries to rooms may change based on final approved plans, permitting, and completed construction. The furniture plan and the uses of space illustrated are suggested uses only and not intended to guaranty or represent any specific use of space. Furnishings, design features, and décor illustrated are not included with purchase of a Unit. Certain amenities and features may require additional expense by Unit owner. There are water views, but the Condominium is not waterfront and views will vary depending on the Unit purchased. No view, water or otherwise, is guaranteed. Consult only the Developer's Prospectus for the Condominium to learn terms, conditions, specifications, estimated costs, Unit views, and to learn what is included with a Unit purchase and how to calculate the Unit size. The balconies depicted are conceptual and the size will vary based on final permitting and completed construction. Pursuant to a license agreement, Developer has the right to use the trade names, marks, images, and logos of The Related Group for so long as the license agreement is not terminated or otherwise lapses. Developer is not incorporated in, located in, nor a resident of, New York and this is not intended to be an offer to sell, or solicitation of an offer to buy, condominium units in New York or to residents of New York, or residents of any other jurisdiction were prohibited by law. Reproduction for any use is not authorized. 2021 DT G Block, LLC.

Artist's renderings of development; excludes images of surrounding and neighboring buildings

