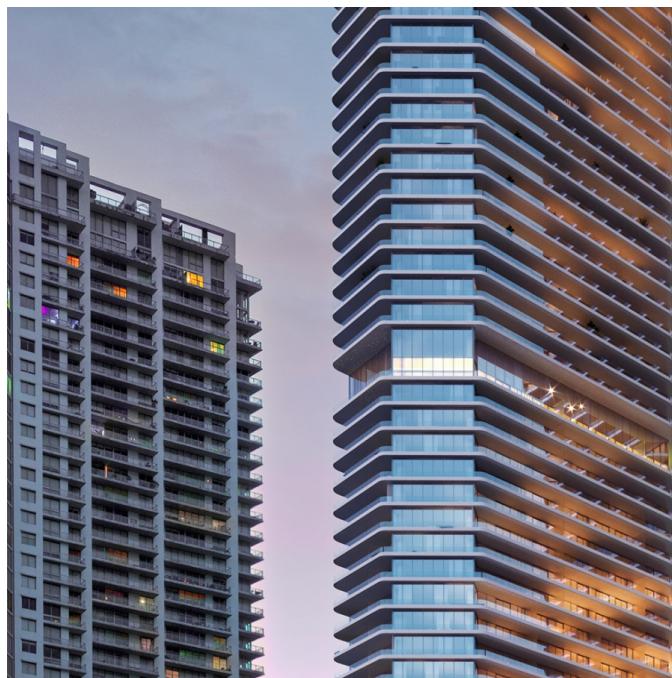




Apartment Four-bedroom (5+kk)

287 m², Miami, Florida

€ 7 307 934 | CZK 177 546 250



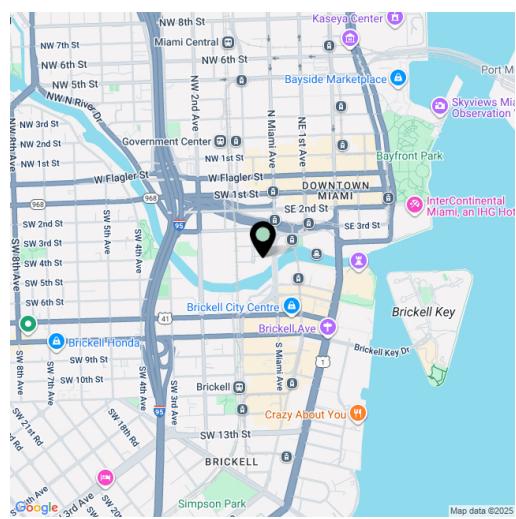


Apartment Four-bedroom (5+kk)

€ 7 307 934 | CZK 177 546 250

287 m², Miami, Florida

Total area	361 m ²
Floor area*	287 m ²
Terrace	74 m ²
Parking	Valet Parking
Cellar	-
PENB	G
Reference number	110879



* Size of the unit according to the Housing Act.

The area consists of the sum total of the internal area of every room.

The designer SKY VILLA, featuring an expansive living terrace and breathtaking views of the Miami River and city skyline, occupies the 64th floor of a visionary project by the renowned hotel and lifestyle brand Faena, created in collaboration with world-famous architects. FAENA RESIDENCES MIAMI will offer an unparalleled level of comfort, masterful design, and an extraordinary lifestyle in a new cultural and culinary district along the waterfront, with direct access to Brickell City Center.

Expected completion in 2029.

The generously designed layout of the SKY VILLA, with **4.25-meter-high ceilings**, is thoughtfully divided into social and private zones. The social area features an open-concept living space with a dining area and a spacious kitchen, a guest suite with its own bathroom and **terrace**, a guest restroom, a utility room, and a foyer with direct elevator access. The private zone consists of a master bedroom with a walk-in closet and **en-suite bathroom** (bathtub, shower, 2 toilets, 2 sinks) and two additional bedrooms, each with its own bathroom. The **main terrace** runs the full length of the apartment and is accessible from the living room, kitchen, and bedroom.

The **SKY VILLA** will be completed in a **premium design** with meticulous craftsmanship and **two style options** for flooring, kitchen finishes, and bathrooms. The equipment will include a **custom Italian kitchen** with a **natural stone** countertop and top-of-the-line **Gaggenau** appliances, pre-installation for smart home technology, provisions for designer lighting and an integrated audio-video system, and French THG Paris fixtures with handcrafted stone vanity units. Sliding glass doors and large-format windows will emphasize the modern architecture and offer uninterrupted views.

FAENA RESIDENCES MIAMI comprises two glass towers connected by a stunning **Sky Bridge** at a height of 213 meters, where levels 61, 62, and 64 will form a vibrant social, cultural, and **wellness** hub. The impressive shared spaces will include a grand entrance lobby, beautifully landscaped gardens, padel and tennis courts, lounges, a bar, a fully equipped fitness center, a pool with relaxation areas, and a **private marina** with a nautical concierge.

This exceptional location combines the tranquility of an exclusive waterfront enclave with the cosmopolitan energy of the dynamic **Brickell City** center, offering gourmet restaurants, art galleries, luxury shops, and entertainment venues. In a city of constant transformation and innovation, this address represents an **iconic destination** where the serenity of the river harmoniously blends with the pulse of urban life.



Apartment Four-bedroom (5+kk)

287 m², Miami, Florida

€ 7 307 934 | CZK 177 546 250

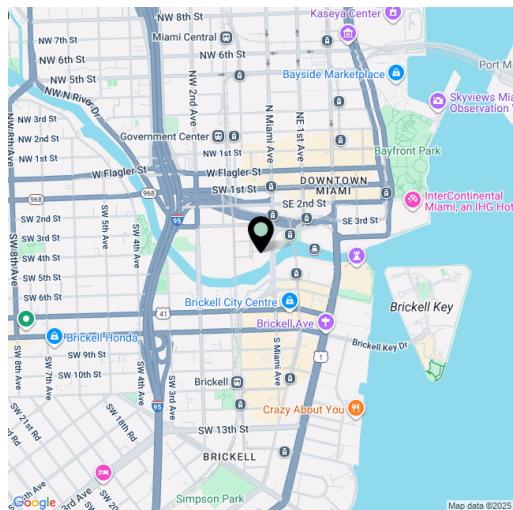
Total area	361 m ²
Floor area*	287 m ²
Terrace	74 m ²
Parking	Valet Parking
Cellar	-
PENB	G
Reference number	110879

Prices are subject to change. Sale prices are listed in USD and may fluctuate with the exchange rate.

Parking will be provided via valet service.

Floor area: 287 m²

Terrace: 74 m²



* Size of the unit according to the Housing Act.

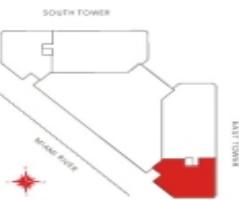
The area consists of the sum total of the internal area of every room.



Apartment Four-bedroom (5+kk)

287 m², Miami, Florida

€ 7 307 934 | CZK 177 546 250



EAST

Sky Villa 6401

4 BEDROOMS
4 BATHROOMS
POWDER ROOM

INDOOR:

3,091 ft²

287 m²

OUTDOOR:

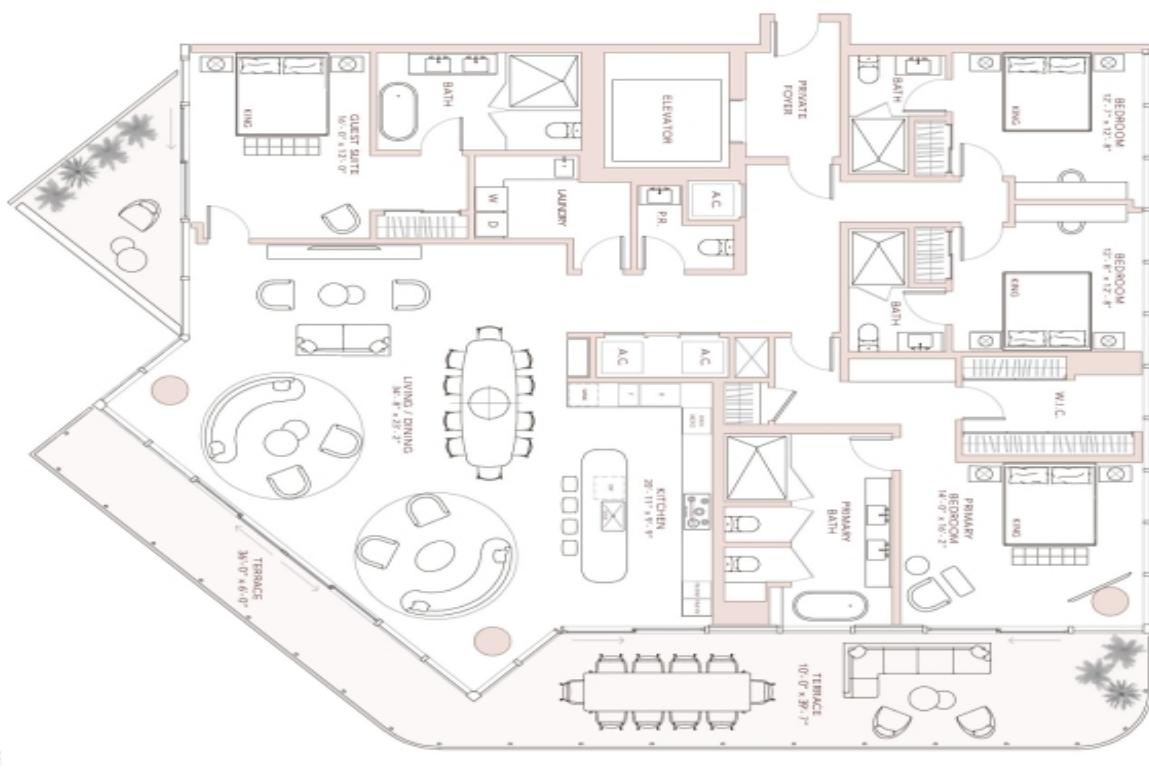
801 ft²

74 m²

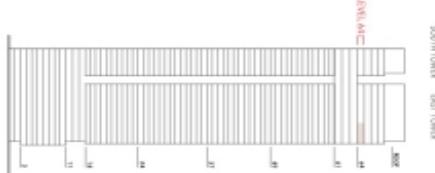
TOTAL LIVING:

3,892 ft²

342 m²



FORTUNE
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GROUP



FAENA
RESIDENCES
MIAMI