



BRICKELL FLATIRON



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FACT SHEET

Brickell Flatiron brings a culture of elegance and artfulness to the center of downtown Miami's most vibrant neighborhood. Designed by architect Luis Revuelta and artistically directed by the legendary Julian Schnabel, this tower of soaring glass with sweeping exposures is contrasted by the romance of renaissance-revival interiors with a modern edge.

DEVELOPMENT

CMC Group
Capital Group

ARCHITECT

Revuelta Architecture International

DESIGNER OF PUBLIC SPACES

Julian Schnabel

SALES & MARKETING

CMC Real Estate

NUMBER OF FLOORS

65 Floors

RESIDENCES

548 Units (1-5 Bedrooms, Duplexes & Penthouses)
1,320 sf Average Unit Size

DEPOSIT STRUCTURE

20% at Contract
10% at Ground Breaking
10% at 18th Floor Pouring of Pool Level
10% at Top off
Balance Due at Closing

RESIDENCE INTERIORS

- Furniture ready interiors including select premium Italian flooring options and complimentary paint selections
- Floor to ceiling height: 11' in upper penthouse residences, 10' in penthouse residences & 9' in tower residences
- Expansive floor plan layouts
- Floor to ceiling windows and sliding glass doors throughout unit
- Wide elliptical balconies finished with Italian porcelain tile flooring
- Panoramic views of the Miami Skyline and Biscayne Bay
- Made in Italy, custom designed kitchen cabinets and faucets
- German professional grade appliances

BUILDING FEATURES & AMENITIES

- Public spaces designed by acclaimed artist Julian Schnabel
- Full service building attended
- 24-hour valet & covered garage self-parking
- Additional bicycle and private storage space
- Six destination controlled super-high speed elevators and separate dedicated service elevator
- "Brickell Flatiron Link": An integrated digital concierge service available to all residence
- Rooftop Pool towering 65 floors above the Brickell skyline boasting sweeping, 360° unobstructed water and city views
- Rooftop spa & fitness center with pilates, yoga and aerobics studio, private steam, sauna and locker facilities—which include stunning views
- A Second 18th floor pool designed specifically for lap swimming
- Ground floor shopping, restaurant and lobby lounge
- State-of-the-art business center and conference rooms
- Private residents movie theater, event space, children's play area and game room



BRICKELL FLATIRON

BRICKELL FLATIRON RESIDENCES

- Brickell Flatiron invites its residents to take full advantage of the many extraordinary services, amenities and comforts beyond the usual expectations
- Soaring over 700ft in the air, Brickell Flatiron offers inspiring views of Downtown Miami's cityscape and glimmering Biscayne Bay

THE GROUNDS AT BRICKELL FLATIRON

- Brickell Flatiron Park Café with indoor/outdoor seating
- Dog walk & pet friendly building
- Upscale retail & restaurant

ROOFTOP POOL, SPA & FITNESS CENTER

- 65 floors above the Brickell skyline, the rooftop pool deck boasts sweeping, 360° unobstructed water and city views. The plush day beds and chaises are the perfect retreat to relax and soak up the sunshine while cabanas are available for those seeking an escape from the sun
- Retreat to your urban sky sanctuary, dedicated to helping our residents achieve inner and outer well-being, overlooking Biscayne Bay and all of Downtown Miami
- The rooftop spa is a unique concept combining therapeutic services with a host of offerings including private steam, sauna and locker facilities. Our fitness center will exceed your every expectation, with high-tech cardiovascular and weight-training facilities, pilates, yoga and an aerobics studio

18TH FLOOR AMENITIES LEVEL

- A second pool is located on the 18th floor designed specifically for lap swimming
- State-of-the-art business center and conference rooms
- Children's play area and game room
- Exclusive residents movie theater
- Private event space & recreation room

MECHANICAL & ELECTRICAL DESIGN

- Energy efficient air-conditioning and heating systems in each residence
- Centralized water system delivering unlimited hot water to each residence
- Generous wall insulation ensures maximum soundproofing, exceeding industry standards

ADVANCED TECHNOLOGY & SECURITY

- Wi-Fi available throughout entire building including outdoor amenities areas
- Fiber optic building backbone providing high-speed internet access
- Electronic Access controlled building entry points
- "Brickell Flatiron Link": An integrated digital concierge service available to all residence
- Cellular antenna system improving mobile service coverage throughout the building
- 24-7 video surveillance and digital recording of building entry points and common areas provides additional residential security

SPECIAL CONVENIENCES

- 24-hour valet
- Designated self-parking within fully covered garage
- Additional bicycle storage
- Six destination controlled super-high speed elevators, plus separate dedicated service elevator
- Secure individual residential storage space
- Electric vehicle charging stations



BRICKELL FLATIRON

THE BRICKELL FLATIRON HOME

- As a Brickell Flatiron resident, you can be assured of having the very finest finishes and amenities. The true to form one -to- five-bedroom bay and city view residences spare no detail of comfort and luxury
- For additional convenience all residences are furniture ready with pre-selected premium Italian flooring manufactured and complementary paint selections

KITCHEN

- Snaidero custom designed & fully accessorized kitchen cabinetry with stainless steel back splash & stone counter tops manufactured and imported from Italy
- Interior cabinetry & kitchen counter LED lighting
- German-made stainless steel electric wall oven and microwave
- German-made electric cook top with custom designed stainless steel exhaust hood
- German-made fully integrated refrigerator/freezer
- German-made built-in dishwasher with multi-setting concealed control panel and clean air drying system
- Double stainless steel sink with Zucchetti polished chrome fixtures

MASTER BATH

- Milldue custom made suspended cabinetry manufactured in Italy
- Honed-finished, imported Italian marble floor, base and accent walls
- Italian custom designed and manufactured double sinks
- Chrome-finished Zucchetti faucets and fixtures with thermostatic valves in tub and shower, manufactured in Italy
- Back-lighted wall mirror above cabinet with dual side custom made sconces
- Custom designed under mount oversized tub with LED lights
- White high-gloss ceramic toilet with soft close lid

POWDER ROOM

- Milldue custom made suspended cabinetry in Terracotta finish manufactured in Italy
- Honed-finished, imported Italian marble floor and base
- Zucchetti faucets and fixtures in chrome finish
- White high-gloss ceramic toilet with soft close lid
- Lighted wall mirror designed and manufactured in Italy

SECONDARY BATHROOM

- Milldue custom made suspended cabinetry manufactured in Italy
- Imported Italian floor and base
- Chrome Finished Zucchetti faucets and fixtures manufactured in Italy
- White high-gloss ceramic toilet with soft close lid
- Lighted wall mirror designed and manufactured in Italy



BRICKELL FLATIRON

LAUNDRY

- German-made front loading washer with multi-cycle settings
- German-made front loading multi-cycle dryer with anti vibration, noise suppression technology

CEILING

- Floor to ceiling height: 11' in upper penthouse residences, 10' in penthouse residences & 9' in tower residences
- Recessed down lights in kitchen, bathrooms & hallways
- Smooth, finished ceilings with two coats of white paint

WALLS

- Insulation for optimal sound proofing between units
- 5/8" drywall taped, sanded and painted
- Water resistant drywall in bathrooms and behind all marble wall locations

DOORS AND HARDWARE

- Lualdi custom made doors in manufactured in Italy
- 8' Penthouse & 7' in tower residences
- Italian designed and manufactured hardware & handles in polished chrome

TERRACES & GLASS SYSTEM

- Wide elliptical balconies are finished with Italian porcelain tile flooring manufactured by Casalgrande Padana
- Energy efficient, impact resistant floor to ceiling windows and sliding glass doors built to meet the latest hurricane safety requirements
- Glass balcony railing

TECHNOLOGY SYSTEMS

- Brickell Flatiron Link (BFL): An integrated amenities solution enabling interactive communication with building amenities and services via tablet, PC or Smartphone
- Fiber-to-the-home (FTTH) technology provides each unit with gigabit capable internet access
- Structured media panel pre-wired for HD cable television, telephone system and computer network
- HDTV and cable television outlets in kitchen, living and sleeping areas
- Private wireless network provided to each residence
- Keyless residential entry via smart lock system





















SITE PLAN

BRICKELL FLATIRON

revuelta
architecture
international

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Atlanta
Santiago, Chile

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DESIGN BY

Luis O. Revuelta
AR 0007972

PROJECT

FLATIRON
Miami, Florida
1001 South Miami Avenue

OWNER INFORMATION

SCHEMATIC SET

Permit Revisions

CONSULTANTS

Date

5/5/2014

Drawing

Check by

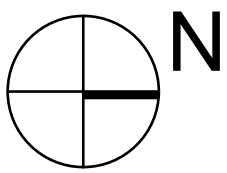
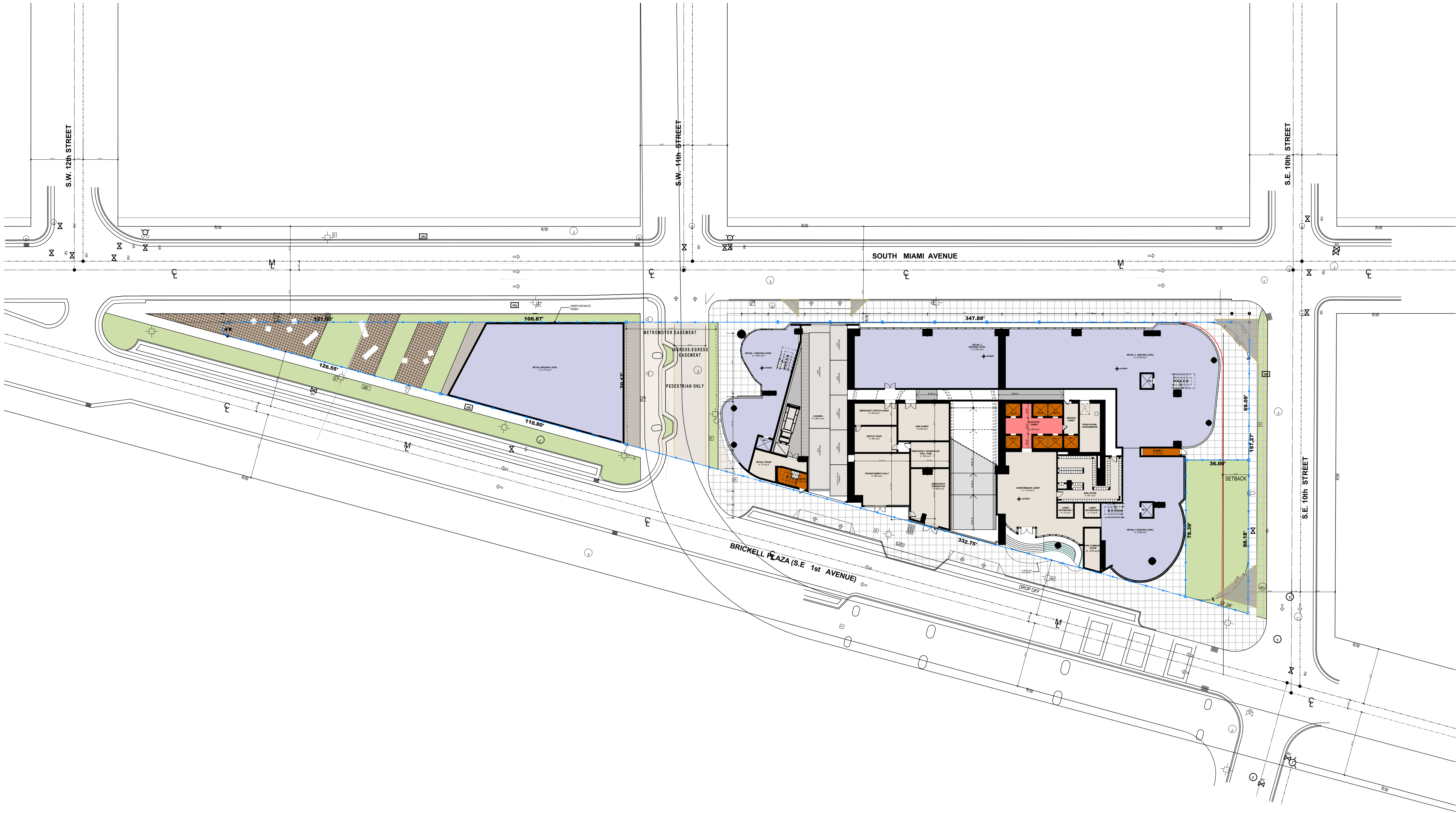
Scale

As Shown

Project No.

#PIn

A-101



1 SITE PLAN

SCALE: 1" = 30'

0 30' 60'

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