



TURNBERRY  
OCEAN CLUB RESIDENCES





## THE STORY

### TURNBERRY OCEAN CLUB RESIDENCES

Turnberry Associates is one of America's premier real estate development and property management companies. Founded more than 50 years ago, the company's diverse projects have revolutionized the living, working, leisure and shopping habits of millions of people across the country.

The iconic 54-story contemporary all-glass masterpiece, designed by world renowned architects Carlos Zapata and Robert Swedroe, will feature 154 flow-through residences with direct ocean and bay views with private elevator access. The project will boast over 70,000 sq.ft. dedicated to amenities including the signature three story Sky Club with indoor and outdoor amenities and offering world-class concierge services.

Located in Miami between Aventura and Bal Harbour, Sunny Isles Beach is two miles of fine sand and sky nestled between the majestic Atlantic Ocean and the vibrant Intracoastal Waterway.





## TOWER FEATURES:

Three-story glass lobby with direct ocean views

Six floors of amenities totaling over 70,000 sq.ft. including three swimming pools, three private dining areas and three bar/lounge areas

Thirty-one ocean view cabanas available for purchase

Underground motorcycle storage and electric car charging stations and car wash area in garage

Optional membership privileges at Turnberry Isle Resort, including: golf, tennis and marina activities (Developer will pay initiation fee and monthly dues for the first year.)

## AMENITIES:

24/7 valet, security personnel and concierge service

Lobby-level ocean view infinity pool with full poolside service as well as pool bar and restaurant

Private beach amenities including beach service, chaise lounges, and umbrellas

Coffee bar and reading lounge

Indoor theater/screening room

Kids' Club – children's multi-purpose playroom

Private indoor/outdoor dining room with catering kitchen





## SKY CLUB AMENITIES

### 30th Floor

- Sunrise and Sunset swimming pools
- Two hydrotherapy spas
- Four day cabanas
- Outdoor pool bar
- Outdoor sky theater area

### 31st Floor

- Indoor, oceanfront fitness center
- Outdoor, oceanfront open-air gym
- Yoga and Pilates studio
- Men's and Ladies locker rooms with steam showers and saunas
- Nail and blow-dry salon
- Revitalization spa with relaxation lounge
- Four treatment rooms including a private couple's suite

### 32nd Floor

- Spacious indoor and outdoor dining areas with catering kitchen
- Sunset lounge and social room with indoor and outdoor bar
- Outdoor pet retreat and dog walk area





## RESIDENCE FEATURES

Three-bedroom residences from 2,900 square feet to Six-bedroom Collection Residences at 10,645 square feet all of which boast ceilings of up to 12ft, collection duplex reaching 20-foot

Residences have an 11-foot deep, oceanfront balcony as well as a balcony overlooking the bay

Residences features a summer kitchen with barbeque grill on the oceanfront terrace

Private pools and hydrotherapy spas in Collection Residences

Imported Snaidero Italian custom cabinetry in kitchens, bathrooms and laundry rooms

Exotic imported stone countertops

Gaggenau Appliances in all residences

All bathrooms feature marble walls and flooring, Dornbracht bathroom plumbing fixtures, Duravit all-in-one toilet/bidet in every master bathroom, Prime coat finished walls and imported interior doors, Vali and Vali door hardware

Designer-ready residences



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