

Apresentamos a seguir uma EXCELENTE OPORTUNIDADE, de últimas unidades, em um dos mais sofisticados lançamentos do Mercado Imobiliário de Miami.

THE STANDARD MIAMI

Atuamos com foco no mercado de luxo, lançamentos e investimentos imobiliários, oferecendo oportunidades únicas que unem exclusividade, valorização e estilo de vida.

ENTREGA EM 2025

**CONTE COM A NOSSA
EXPERIÊNCIA PARA GARANTIR AS
MELHORES NEGOCIAÇÕES E
FECHAR O SEU NEGÓCIO COM
SEGURANÇA E EXCELÊNCIA.**

**Clique no link abaixo e mande um
WhatsApp**



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The Standard

RESIDENCES

MIDTOWN MIAMI

THE PLACE
TO BE

IS NOW
THE PLACE
TO LIVE

ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE. THE STANDARD RESIDENCES, MIDTOWN MIAMI IS NOT OWNED, DEVELOPED, OFFERED AND/OR MANAGED BY THE STANDARD HOTEL BRAND.

When the trip ends and it's time for checkout at The Standard, it's always hard to say goodbye. We know, we hate to see you go, too.

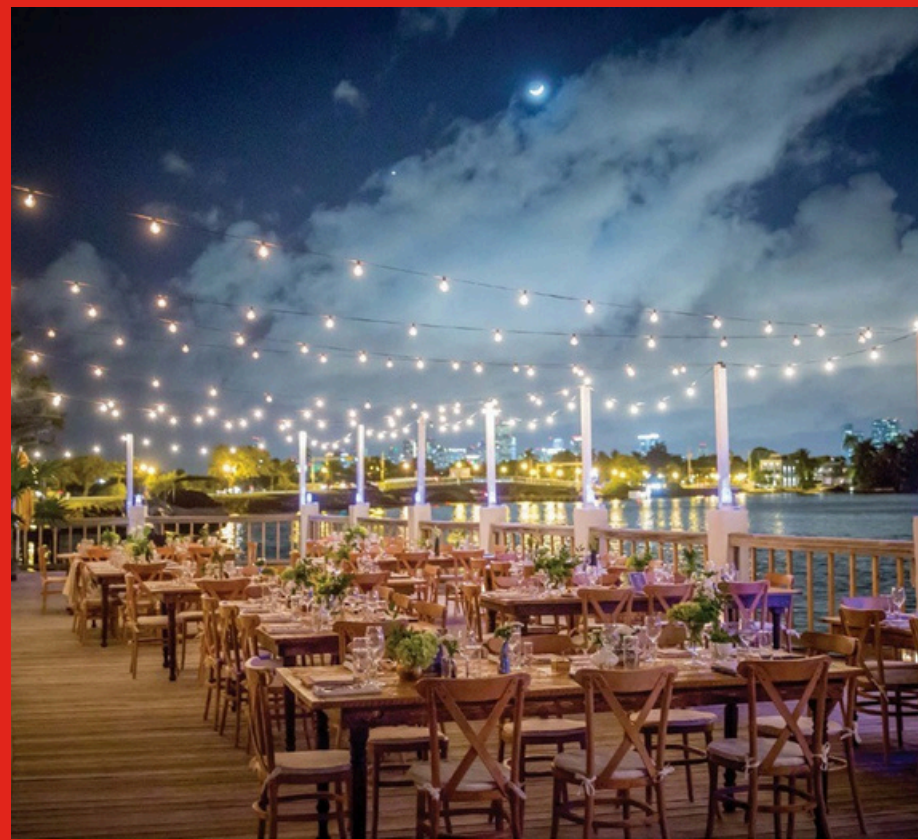
Well now, we're here to say hello! You don't have to leave us behind. Come stay with us, for a long, long time at The Standard Residences.

Whether to rent or to own, we're giving you the best parts of our hotels – from interior design to cultural events to exciting food and beverage – to add your own spin and create a living environment as dynamic, personal, playful, comfortable and unique as all of The Standard properties.

Just like when you stay in one of our guest rooms, what you do behind closed doors is all you. But we're bringing our flavor and magic to all public spaces, happenings and shared amenities, with the edge, irreverence and unconventionality that makes us, us.

Through these shared spaces and experiences, The Standard Residences will create a community in and of itself, where you can be yourself, do your thing, and know we're taking care of you, just like we always do.

Along with a truly phenomenal team of partners and designers, we're ready to take root in one of the most budding neighborhoods in Miami, where people go to live and thrive, not just visit.



THE STANDARD
THE SCENE
THE PLACE
THE VIBE
THE SPACE
THE CULTURE
THE TEAM

OWN IT.

The Standard

RESIDENCES

MIDTOWN MIAMI

THE STANDARD

GET TO KNOW US AND OUR PROPERTIES



THE STANDARD ES UN HOTEL MUY ESPECIAL. TIENE SOUL. TIENE PERSONALITY. LO SIENTO MIO.



OUR OUTPOSTS & FLAGSHIPS

Founded in 1999, The Standard’s irreverent expansion planned in Asia, Europe, and and playful sensibility, combined with a beyond, the brand continues to be a global careful consideration of design, detail and leader and tastemaker in the industry. service, have established its reputation The Standard is known for its unparalleled as a pioneer of hospitality, travel, dining, guest experience, dynamic design, cultural nightlife, and beyond. With locations offerings, and being anything but standard. in Miami Beach, New York City, London, Thailand and the Maldives, with further



PLAY,
RELAX
AND VIBE

THE NEIGHBORHOOD



Design District

Midtown

Brightline Train

Wynwood

Adrienne Arsht Center

395

95

Downtown

MIAMI



The Standard

RESIDENCES

MIDTOWN MIAMI

Julia Tuttle Causeway

195

Bal Harbour

Miami Beach Golf Course

Dade Boulevard

The Bass

Miami Beach Convention Center

New World Symphony

The Webster

The Wolfsonian

Ocean Drive

Collins Avenue

Washington

MIAMI BEACH

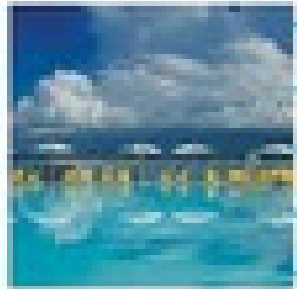
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South Pointe Park

The Standard

HOTEL

MIAMI BEACH



Sunset Harbor Shops



Venetian Causeway

Belle Isle

- Pérez Art Museum Miami
- Frost Museum of Science
- FTX Arena

MacArthur Causeway

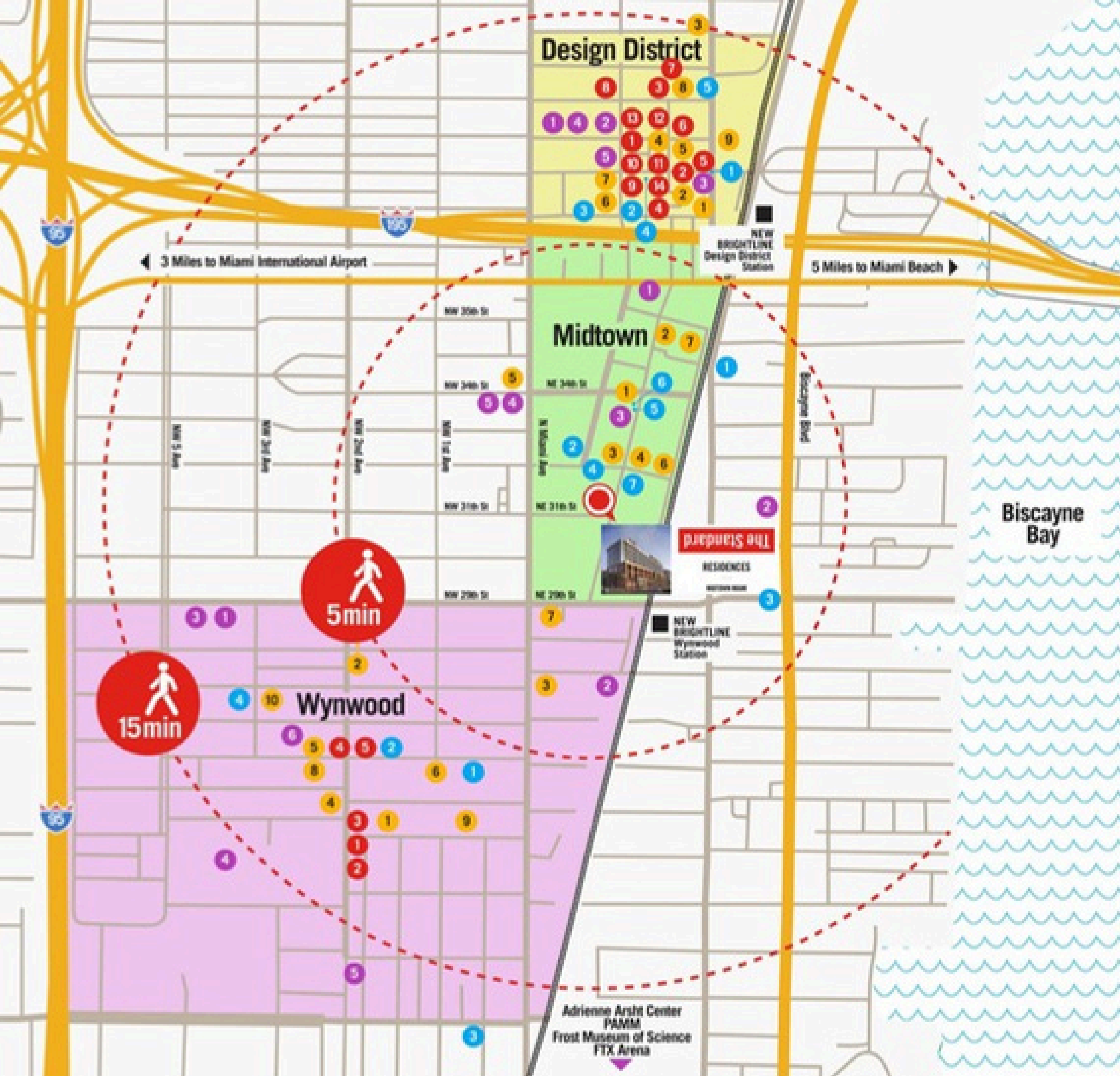
Alton Road

Flamingo Park

11th Street

Lincoln Road

17th Street



Design District

Art Galleries and Museums

- De la Cruz Collection
- Vince Fine Art
- Institute of Contemporary Art
- Craig Robbins Private Collection
- Opera Gallery

Restaurants

- COTE Miami
- Michael's Genuine
- Swan
- M&A Market
- OTL
- ZZ's Sushi Bar
- Mandolin Aegean Bistro
- Pura Vida
- MC Kitchen

Shopping

- Alice + Olivia
- Bulgari
- Gucci
- Roles
- Zadig & Voltaire
- Balenciaga
- Dior
- Rag & Bone
- Cartier
- Louis Vuitton
- Bottega Veneta
- Christian Louboutin
- Reformation
- Saint Laurent

Lifestyle

- SK
- The Fuel Stop
- Rise Nation
- Vita Luxury Body Club
- Akoma Yoga Studio

Midtown

Art Galleries and Museums

- Art Link
- Locks Gallery
- Canvas Miami
- Coral Contemporary Art
- Katana Art

Restaurants

- Tap 42 Craft
- Thatch Miami
- Little Hen
- Salumeria 104
- Prohibition Miami
- Sugarcane Raw Bar & Grill
- Island

Lifestyle

- Anatomy
- Bleach Hair Addiction
- Trader Joe's
- The Shops at Midtown
- Barry's Bookcamp
- Whole Foods
- Blois

Wynwood

Art Galleries and Museums

- Art Nouveau Gallery
- Red Dot Miami
- Gary Nader Art Centre
- Wynwood 28
- Level1 Gallery
- Wynwood Walls

Restaurants

- 1-800-Lucky
- Coy's Taco
- Morgan's Restaurant
- Zak The Baker
- Bukar
- KYU
- Uchi
- Becker & Gray
- Marta Wynwood
- The Sully

Shopping

- Base
- Marby Parker
- Glozman
- Basico
- Lulu Laboratorium

Lifestyle

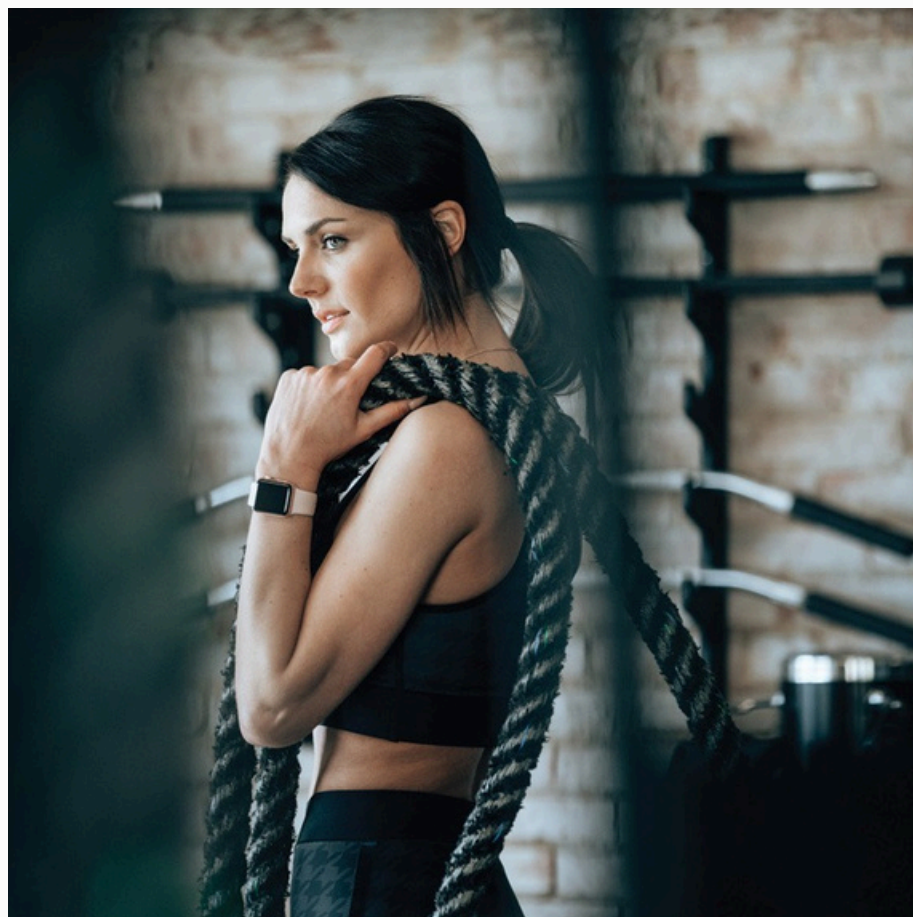
- Sol Yoga
- WetWork
- Sana Skin Studio
- Wynwood Padel Club

THE NEIGHBORHOOD: MIDTOWN

Walk to work, walk to play... The Standard Residences, Midtown Miami is steps from everything, located in the center of it all.

Inspired by New York's SoHo district, Midtown's bustling sidewalks and electric 24/7 atmosphere is at the heart of Miami's explosive growth. Midtown is Miami's most pedestrian-friendly neighborhood, connected to the Design District on the north and Wynwood to the south. Walk downstairs for a bite at Sugarcane, shop at Traders Joe's, or stop by the new Whole Foods on 29th and Biscayne.

Midtown presents visitors with trendy restaurants, lush green spaces, parks and paved promenades encircling The Shops at Midtown. The outdoor shopping complex showcases a comprehensive selection of national and local retailers, diverse dining options and engaging community events.





THE NEIGHBORHOOD DESIGN DISTRICT

One of Miami's most happening destinations, The Miami Design District is one of the world's greatest shopping areas, boasting a blend of cutting-edge fashion, art, architecture and culinary experiences. The neighborhood is home to an impressive collection of more than 120 flagship boutiques and acclaimed restaurants, complemented by leading art galleries and design showrooms. Its commitment to design are further brought to life through a dazzling array of permanent and temporary installations woven throughout the streets, including the Buckminster Fuller Fly's Eye Dome and illuminated Jade Alley.





THE NEIGHBORHOOD WYNWOOD

Home to the “Wynwood Walls” and recognized globally as a premier destination for art and creativity, Wynwood first rose onto the national stage with its incredible street art scene, which now consists of more than 200 colorful murals. Wynwood’s spirit of creative entrepreneurship spans 50 city blocks with more than 400 boutique businesses including inspiring art galleries, stylish eateries and chic clothing shops.



A NEW STANDARD OF LIVING

THE PLACE

MEET MIDTOWN MI
FRIENDLIEST AND
COOLEST NEW NEIGHBORHOOD



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EASY LIVING: MIAMI'S FIRST TRUE PIED-À- TERRERRE

The first-of-its-kind property that offers residential access to The Standard's distinctive lifestyle experience. The residences blend culture, community and fashion with world-class design, amenities and service.

ARCHITECTURE BY ARQUITECTONICA

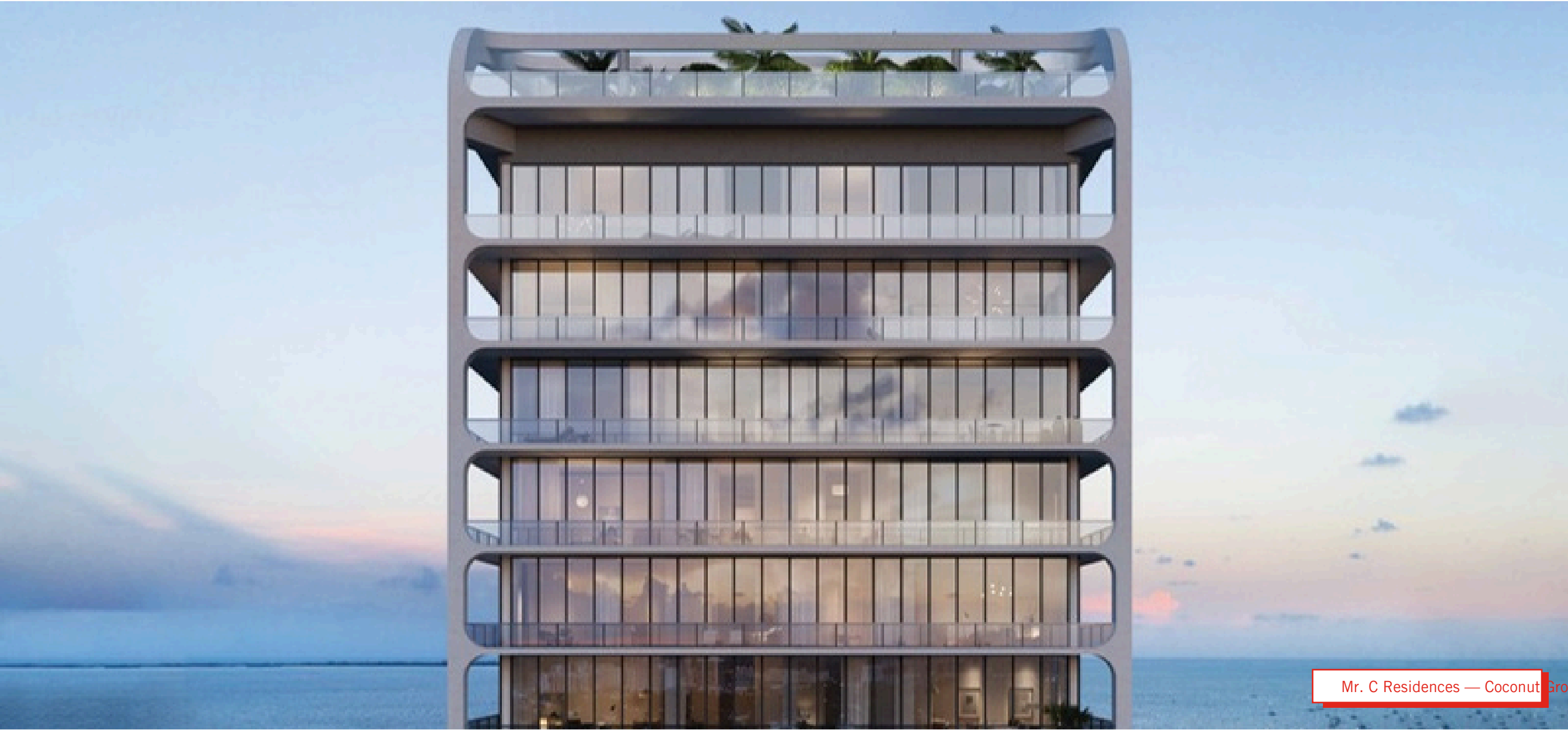
“This building responds to the pedestrian nature of Midtown and pays homage to the traditional pieds-à-terre of the West Village of New York and the Left Banks of Paris.” —Raymond Fort, Principal of Arquitectonica







Regalia — Sunny Isles Beach



Mr. C Residences — Coconut Grove

A R Q U I T E C T O N I C A P A S T P R O J E C T S



57 Ocean — Miami Beach



Five Park — Miami Beach

INTERIOR DESIGN BY URBAN ROBOT

“We endeavored to curate a distinctive residential experience, infused with the hospitality The Standard brand is known for. The vibe of the residences is tranquil in tone and texture—meant to evoke a sense of calm and comfort; while the public spaces nestled within are spirited and full of personality.” —Giancarlo Pietri, Principal of Urban Robot



Away Spa — Miami Beach



Oasis—Miami Design District



Private Residence—Golden Beach



Dante's HiFi—Wynwood

LANDSCAPING BY NATURALFICIAL

“The interest of our work lies in the exploration and manifestation between natural and artificial environments that reconnect us with nature, provide a setting for social activities, and lift the human spirit. The gardens at The Standard Residences, Midtown Miami will be emblematic of a contemporary, domestic, visual refuge for fun and relaxation within carefully curated minimalistic organized frames of nature.” — Andres Arcila, Principal of Naturalficial



Sunset Island Residence —Miami Beach



La Gorce Residence —Miami Beach



Di Lido Island Residence —Miami Beach



Coconut Grove Residence—Coconut Grove



Golden Beach Residence—Golden Beach



Key Biscayne Residence—Key Biscayne

NATURALFICIAL
PAST PROJECTS

IN THE CENT
OF IT ALL





LIVE BY
YOUR OWN
STANDARDS

MIDTOWN MIAMI



AMENITIES & SERVICES

THE STANDARD

RESIDENCES FEATURES MORE THAN 34,000 SQUARE FEET OF DELIGHTFULLY CURATED AND INSPIRING LIVE/WORK/PLAY AMENITIES FUELED BY CULTURE, TO INSPIRE COMMUNITY.

Residents will enjoy thoughtfully designed social spaces and amenities spanning across five floors. At the apex is a vibrant rooftop deck with a 60-foot, resort-style sunset pool, and signature rooftop restaurant and bar.

Wellness offerings from a state-of-the-art sweat room to an indoor pickleball court offer peace or play, while the social floor features a karaoke bar and coworking spaces include a private boardroom and zoom rooms.

A bustling lobby, cinema, and pet spa are just a few other amenities that round out the quintessential Standard lifestyle. The place to be, is truly now the place to live.





THE LOBBY LOUNGE: BUZZY AND BOLD

- Expansive lobby with soaring double-height ceilings
- Thoughtfully customized social spaces inspiring residents to connect, work and play – with lounge areas and a Café
- Pet-friendly community with pet spa for grooming
- Bicycle storage spaces



The Standard Spa — Miami Beach

GROUND FLOOR









Café Standard — Miami Beach



Monterrey Bar — Miami Beach

CAFÉ
STANDARD.
SIGNATURE
SIPS

Café with active terrace and outdoor
'cafecito' window connecting to an energetic
neighborhood and retail stores that will liven
and enrich the urban positioning



THIRD FLOOR



THE SWEAT FLOOR: FRESH AND FEISTY

State-of-the-art sweat room

Fully equipped fitness center

Outdoor yoga terrace

Indoor pickleball court

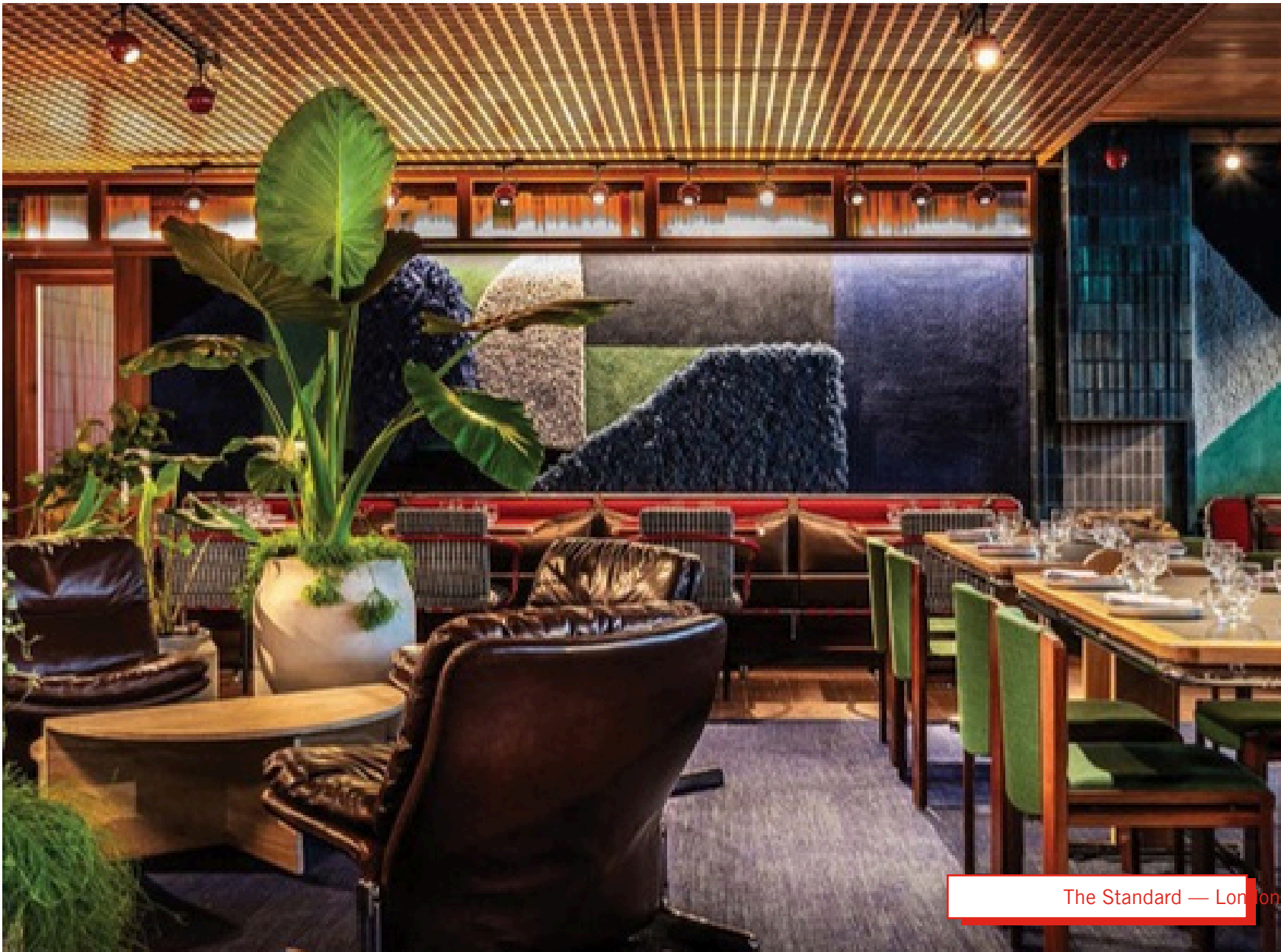
Indoor yoga, stretch and meditation studio

Infrared saunas



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THE SOCIAL
FLOOR:
CULTURAL
HAPPINES

Vibrant social floor with spacious lounge
as the ideal location for any celebration

Karaoke bar

Gourmet kitchen

High-definition private screening room with
cutting-edge audiovisual equipment





THE WORK FLOOR: GET DOWN TO BUSINESS

FOURTH FLOOR

A spacious, welcoming and vibrant space
Coworking spaces
to inspire and be inspired

Four zoom rooms

Private board room with high-
speed internet



THE ROOFTOP RESTAURANT AND BAR

ROOFTOP FLOOR

Global-inspired rooftop restaurant and bar
embodying The Standard's signature vibe
at its iconic Los Angeles, New York and London properties
On-demand delivery to residences



The Lido Bayside Grill — Miami Beach



The Standard Lounge — London





THE ROOFTOP DECK: SUN, SIP, REPEAT

Tropically landscaped, resort-style rooftop deck featuring a 60-foot-long swimming pool

Direct access to signature rooftop restaurant and bar

- Whirlpool spa
- Outdoor rain showers

RESIDENTIAL SERVICES: SURPRISE AND DELIGHT

- Climate-controlled package and mail room
- 24-hour security systems, high-speed elevators and controlled property access
- High-speed internet access in all public areas
- Private, secure, and air-conditioned storage rooms available to all residents for purchase
- On-demand housekeeping, grocery provisioning services, dry cleaning, shoeshine and tailoring
- 24-hour attended lobby and concierge services



A HIGHER STANDARD

THE SPACE



RESIDENCE FEATURES

Residences will express the style and ethos that only The Standard can deliver, with meticulously curated interiors that provide the perfect balance between style and functionality. Finishes include light wood ceramic flooring, and modern kitchens with custom Italian cabinetry and Bosch appliances, while bathrooms showcase stone vanities and double-suite rain showers.

The first-of-its-kind, The Residences is a Contemporary, open-concept kitchens with high-efficiency washer and dryer best-in-class collection of refined studio, top-of-the-line appliances are both sleek and functional. Private, finished outdoor terraces in select residences seamlessly connect with the vibrant energy of Midtown Miami. Premium ceramic wood plank flooring throughout offers timeless sophistication. Custom finishes designed throughout by Urban Robot elevate the human experience and provide a sense of place. Pre-wired for WiFi and high-speed internet. Custom bathrooms feature coveted double vanities and dual shower heads; all accented by chic brass fixtures. Gracious open floor plans and nine-foot ceilings invite natural light through floor-to-ceiling sliding glass doors.





K I T C H E N : A S E N S E O F S P A C E

Gourmet kitchens designed by Urban Robot feature custom Italian cabinetry and premium fixtures

Elegant stone countertops are complemented by ceramic backsplash design

Fully integrated, state-of-the-art Bosch appliance suite including refrigerator/freezer, dishwasher, cooktop, convection oven, and microwave









BATHROOMS: STYLE AND SUBSTANCE

Gracious bathrooms designed by Urban Robot boast elongated stone vanity with double sinks and stylish fixtures and lighting accents

Luxurious glass-enclosed shower boasts dual brass shower heads



WELCOME TO THE STANDARD FAMILY

MEMBERSHIPS TO ART, CULTURE,
FASHION AND MUSIC

THE STANDARD MIAMI RESIDENCES ARE NOT OWNED, DEVELOPED, OFFERED, SOLD OR MANAGED BY STANDARD INTERNATIONAL AFFILIATES ("STANDARD"). RM DE VENTURE, LLC, THE DEVELOPER OF THE PROJECT OR ITS AFFILIATES, USES THE STANDARD TRADEMARK PURSUANT TO A LICENSE AGREEMENT FROM STANDARD, WHICH MAY BE TERMINATED OR REVOKED ACCORDING TO ITS TERMS. STANDARD HAS NOT CONFIRMED THE ACCURACY OF, AND IS NOT

FRIENDS WITH BENEFITS

Unlock access to the Friends with Benefits program available to residents all year long at every Standard and Bunkhouse property. These exclusive discounts can be as high as 25-30% depending on the property and time of year.

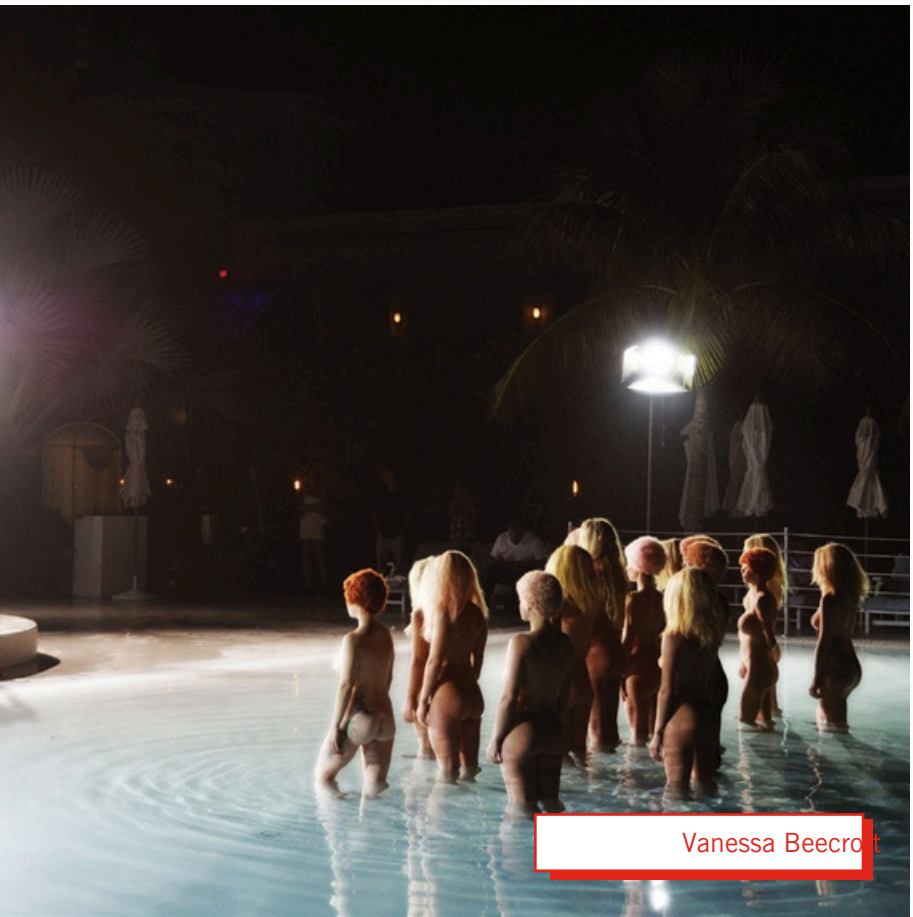
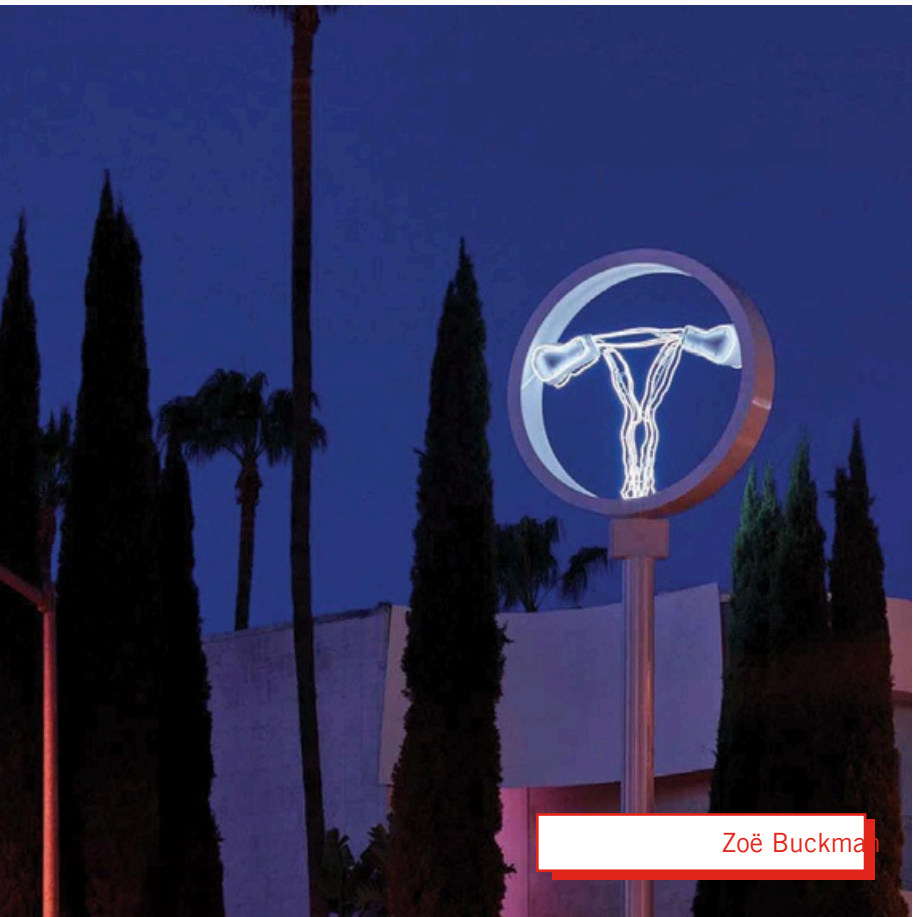
BENEFITS



WHEREVER YOU'RE
THINKING, WE'VE GOT
YOU COVERED

THE CORE STANDARDS: ART AND CULTURE

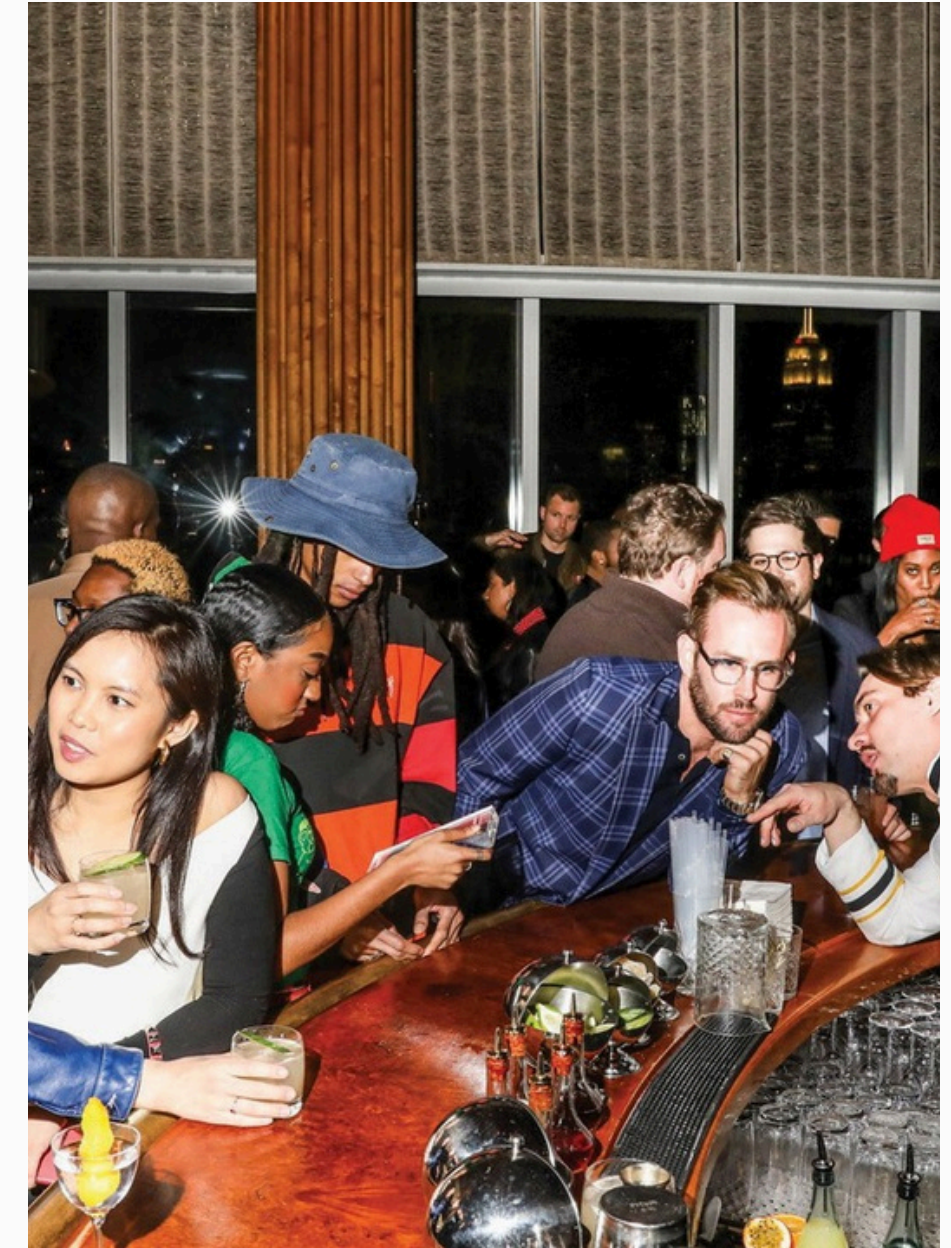
ART & CULTURE



The Standard’s inspiration and model for living is drawn from the diversity, talents, interests and backgrounds of our guests, positioned at the intersection of art, fashion, music, design, food and nightlife, coming together in a way that no one else can even dream of.

NEVER STAND STILL

A STANDARD FEATURE: CULTURE



FASHION

Fashion has long been part of our culture. Whether hosting shows for emerging talent during NY and London Fashion Week or collaborating with global talent on retail collections and hotel amenities, The Standard always places the beauty of fashion front and center. We see the art of fashion as one of the highest forms of personal expression.

MUSIC AND NIGHTLIFE

There is always a song playing at The Standard. For two decades, Standard Sounds has brought the best in emerging music and DJs to a global audience as well as the biggest stars to the most intimate rooms. Music brings people together and that balance of elevating the new and providing access to the established (all while having a night of your life) is our hallmark.



THE TEAM

MEET THE CREW

DEVELOPER

ROSSO DEVELOPMENT

Rosso Development is a fully integrated development firm with expertise in virtually every aspect of the industry including construction, project financing, land acquisition and sales and marketing. Established in 2000, Rosso served as the longtime president of the condo division at one of the largest real estate developers in South Florida. In 2020, Rosso Development focuses on high-end boutique properties of Florida's leading development groups and earned domestic and international status for his part in delivering well over 16,000 units under the leadership of Carlos Rosso, an industry visionary who has been a driving force behind some of the most prominent development opportunities in South Florida for more than two decades.

At Rosso Development, we cross some of the most iconic projects throughout South Florida, including ARMANI/CASA designed by César Pelli, Hyde Beach House and Park Grove by OMA/Rem Koolhaas. Rosso and the Rosso Development team are set to oversee multiple upcoming awe-inspiring projects in key markets in South Florida and Latin America.

rossodev.com



Carlos Rosso—Developer

MEET THE TEAM

THE STANDARD HOTELS

Created in 1999, The Standard hotels are known for their taste-making, irreverent and playful sensibility, clientele, their pioneering design, and their unrelenting un-standard combined with a careful consideration of design, detail and service, have established its reputation as a premier of hospitality, travel, dining, nightlife, and beyond. Sansiri PLC, Thailand's leading real estate developer made its first investment into Standard International in late November 2017, which increased the company's stake to 51%, making Sansiri PLC the majority stakeholder.



Amar Lalvani—Hotel Executive Chairman

ARCHITECT

ARQUITECTONICA

With offices in Miami, New York, Los Angeles, Paris, Hong Kong, Shanghai, Manila, Lima and Sao Paulo, Arquitectonica is a major presence on the international stage.

From its inception in 1977, the firm received almost instant attention and acclaim from critics and the public alike, due to a bold modernism that was immediately identified with a renaissance in Miami's urban landscape. Led by Principals Bernardo Fort-Brescia and Laurinda Spear, Arquitectonica continues to push the limits of design with its innovative use of materials, geometry, pattern and color to introduce a new brand of humanistic modern design to the world.

Arquitectonica has received hundreds of design awards and its groundbreaking work has been the subject of exhibitions at numerous museums and institutions. Arquitectonica is known as one of the pioneers of globalization in the architecture profession. Today its practice spans the world, with projects in fifty-nine countries on five continents.

The firm's global presence includes the Banco Real Santander Headquarters and JK Iguatemi in San Paulo, the Infinity and Lumina towers in San Francisco, the Philips Arena in Atlanta, and Brickell City Centre and the American Airlines Arena in Miami.



Raymond Fort—Architect

INTERIOR DESIGNURBAN ROBOT

Urban Robot is full service design collective located in Miami Beach, specializing in architecture, interior design, landscape architecture and urban design. The team works collaboratively to develop a multidisciplinary approach to all projects to bring about a unique vision and create experiences that are meaningful, memorable, and functional. Whether a dynamic food hall, mixed-use complex, a boutique hotel, precious natural resource, or a brand identity – Urban Robot strives to elevate the human experience.

The firm draws upon on its team's diverse design backgrounds to bring about singular narratives that are true to concept and tailored to each project. They endeavor to tell stories by making places. While Urban Robot Associates' main practice is in Florida; it is also licensed in New York and Massachusetts and works internationally.



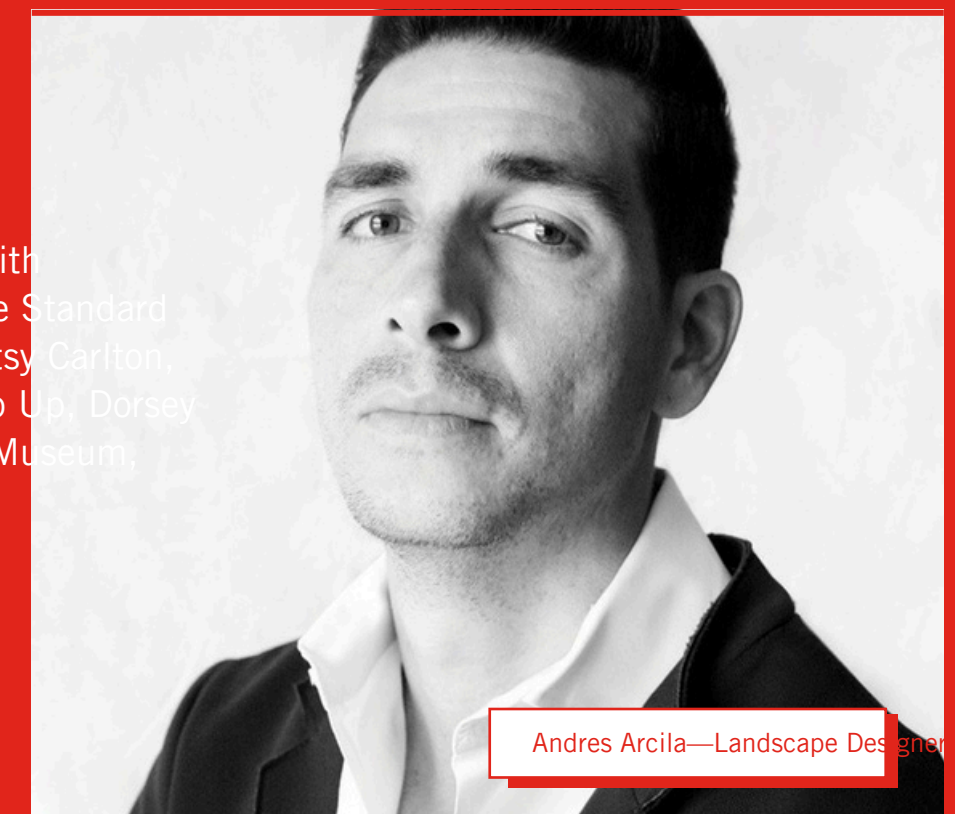
Giancarlo Pietri—Interior Designer

LANDSCAPE DESIGNNATURALFICIAL

Founded in 2009 by Andres Arcila, NATURALFICIAL, Inc. is a landscape architecture and design practice, dedicated to the exploration and manifestation between natural and artificial environments that reconnect us with nature, provide a setting for social activities, and the human spirit.

The firm's portfolio is comprised of various project types and scales including master planning, urban interventions, museums / art galleries, boutique hotels, and high-end multi-family and single family residential.

Some of the firm's noteworthy projects and collaborations with numerous acclaimed architects and design firms include the Standard Miami, Standard Downtown LA, Moxy South Beach, The Betsy Carlton, The Ritz-Carlton, Wynwood Arcade, Wynwood 25, Levi's Pop Up, Dorsey Wynwood, Wynwood Commuter Rail Station, Sarasota Art Museum, and the Ludlam Trail Bird Road Node.



Andres Arcila—Landscape Designer



MIDTOWN DEVELOPMENTS

Founded in 2009, Midtown Development is a real estate investment firm specializing in community-focused developments, with ongoing projects in major metro areas throughout Florida. These include a 22-acre, mixed-use neighborhood in downtown Orlando and the cornerstone Midtown Miami neighborhood, Midtown Miami.

Following the acquisition of a site, Midtown pursues one of two routes: development, or creation of joint-ventures with preferred partners for development. In both cases, Midtown assumes an active role in curating the project, building neighborhoods—or enabling others to build them—while maximizing the value of the entire area while unlocking business opportunities.



DOUGLAS ELLIMAN DEVELOPMENT MARKETING

Douglas Elliman Development Marketing, a division of Douglas Elliman Real Estate, offers unmatched expertise in sales, leasing, and marketing for new developments throughout New York City, Long Island, Westchester, New Jersey, Florida, California, Massachusetts, and Texas. The company’s new development hybrid platform matches highly experienced new development experts with skilled brokerage professionals who provide unparalleled expertise and real time market intelligence to its clients. The firm is heralded

for its achievements in record breaking sales throughout each of its regions. Drawing upon decades of experience and market-specific knowledge, Douglas Elliman Development Marketing offers a multidisciplinary approach that includes comprehensive in-house research, planning and design, marketing, and sales. Through a strategic global alliance with Knight Frank Residential, the world’s largest privately-owned property consultancy, the company markets properties to audiences in 61 countries, representing an over \$87 billion global new development portfolio.

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Development Marketing



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OWN IT.

The Standard

RESIDENCES

MIDTOWN MIAMI