

*Bespoke Italian
Living on
Miami Beach*

72
CARLYLE

MIAMI BEACH RESIDENCES

By Piero Lissoni

Miami Beach has been a place that always inspired me. It is where natural beauty meets a sophisticated coastal lifestyle. That's why we were excited to partner with Lefferts to craft the ultimate beachside address. 72 Carlyle is perfectly positioned on Miami Beach, just moments from the ocean and Intracoastal with immediate access to waterfront parks, Bal Harbour, Surfside, and the Faena District. The stylishly sophisticated waterfront condominium residences frame extraordinary views of the beach and waterways, enhanced with an impressive array of indoor and outdoor amenities. La dolce vita comes to Miami Beach.

Piero Lissoni
PIERO LISSONI
DESIGNER, 72 CARLYLE



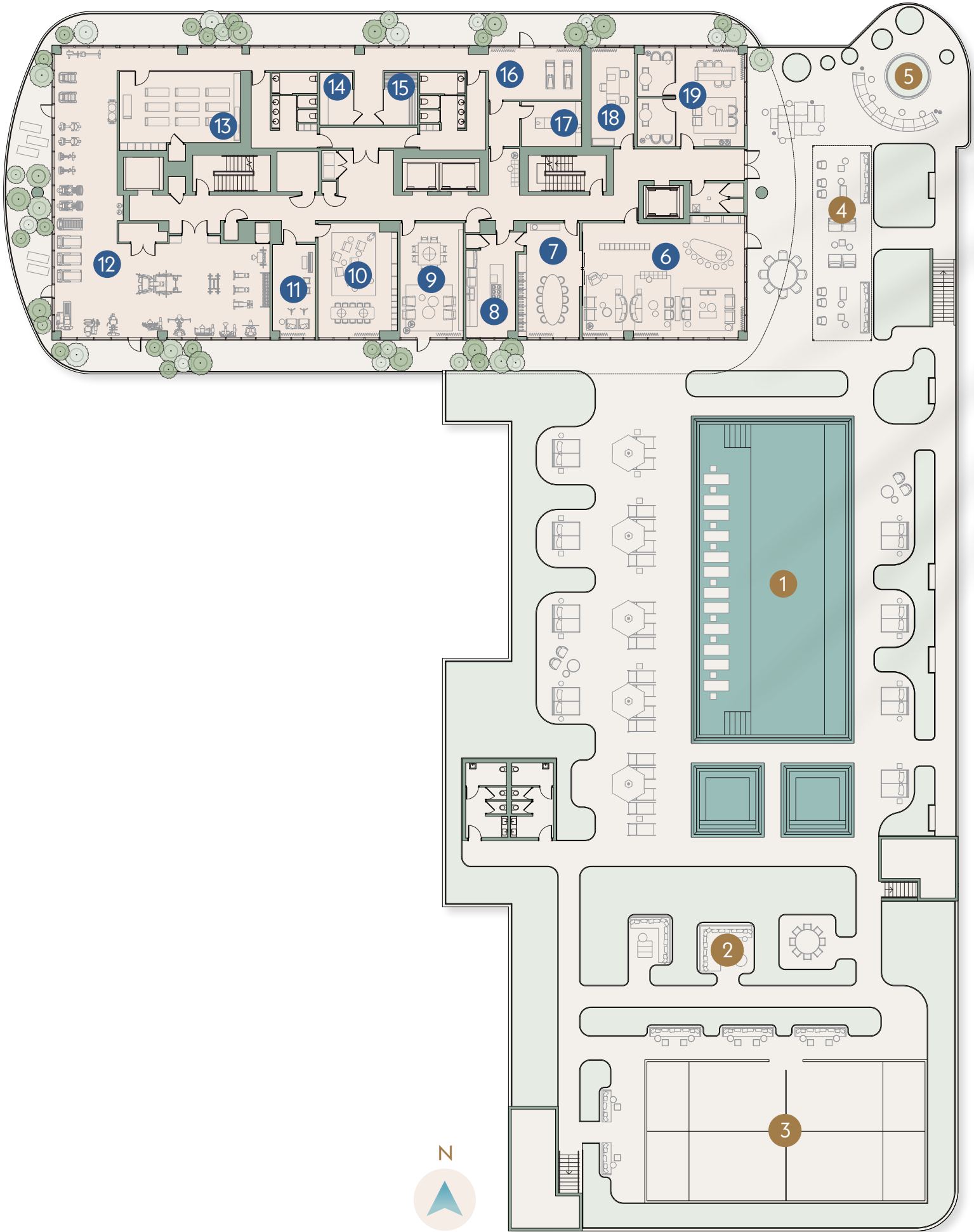


The Italian Riviera
on Miami Beach



The Carlyle Club

Bringing the Italian Riviera Lifestyle to Miami Beach, every element of the 45,000 square feet of social, wellness, and resort amenities was designed by Piero Lissoni.



Outdoor

- 1 Landscaped Resort Pool & Plunge Pools
- 2 Garden Seating Areas
- 3 Padel Court
- 4 Dining Pergola
- 5 Lido Terrace

Indoor

- 6 Aperitivo Lounge
- 7 Wine Cellar
- 8 Chef's Kitchen
- 9 The Library
- 10 The Kids' Playroom
- 11 Music Room
- 12 Technogym Studio
- 13 Yoga Studio
- 14 Steam Room
- 15 Sauna
- 16 Pilates Studio
- 17 Private Treatment Room
- 18 Management Office
- 19 Co-working Lounge



The Best Views
in Miami Beach

Spa-inspired
Primary Bath



Fact Sheet

A Lefferts Signature Development

- Soaring 250-feet, the 20-story modern landmark features 134 one- to three-bedroom condominium residences and penthouses
- Spectacular panoramic ocean, park and intracoastal views
- Double-height lobby, framed by floor-to-ceiling windows
- 24-hour attended reception
- Private Porte cochere featuring valet parking and EV charging access
- Smart building integrated with high-speed fiber-optic wireless internet access throughout common areas
- 24-hour monitoring throughout all building access points

The Lifestyle

- Over 45,000 square feet of exclusive indoor and outdoor residential amenities, designed and curated by Piero Lissoni
- Lavishly landscaped resort pool with pool-side cabanas and views of the Intracoastal
- Outdoor landscaped exhibition padel courts
- Lido terrace and dining pergola for al fresco socializing
- Three interconnected social suites can be combined for larger events. The spaces include the aperitivo lounge with a multitude of seating areas and the wine cellar featuring a chef’s kitchen
- Social room, can be reserved for celebrations and events*
- Technogym studio, fully equipped, state-of-the-art fitness center
- Yoga studio, ideal for private training sessions
- Resident’s spa, with private treatment room, steam room and sauna
- Outdoor hot and cold plunge
- Lissoni library furnished with floor-to-ceiling bookcases
- Co-working lounge, featuring private meeting rooms
- Immersive kids playroom
- Landscaped amenity sky terrace, at the top of the building, with view deck, dining areas, wet bar and panoramic views of the ocean, parks, Intracoastal, and Miami skyline.

* Additional fee

Private Residences

- Meticulously detailed condominium residences, designed by Piero Lissoni
- Each residence offers a private expansive terrace, select homes offer an outdoor wet bar
- Panoramic ocean, Intracoastal, and direct park views
- Elevated ceiling heights up to 10 feet
- Floor-to-ceiling sliding glass doors and impact-resistant glass throughout
- High-speed elevators with access control

The Penthouse Collection

- Eleven exceptional penthouse residences located on the top floors
- Private elevator landings with direct access (select residences)
- Dramatic layouts offer 12- to 14-foot ceiling heights and wrap-around glass walls opening onto private terraces
- Select penthouses feature a Lissoni social terrace with private rooftop pool, ample seating, and outdoor kitchen with wine cooler and sink

The Lissoni Kitchen

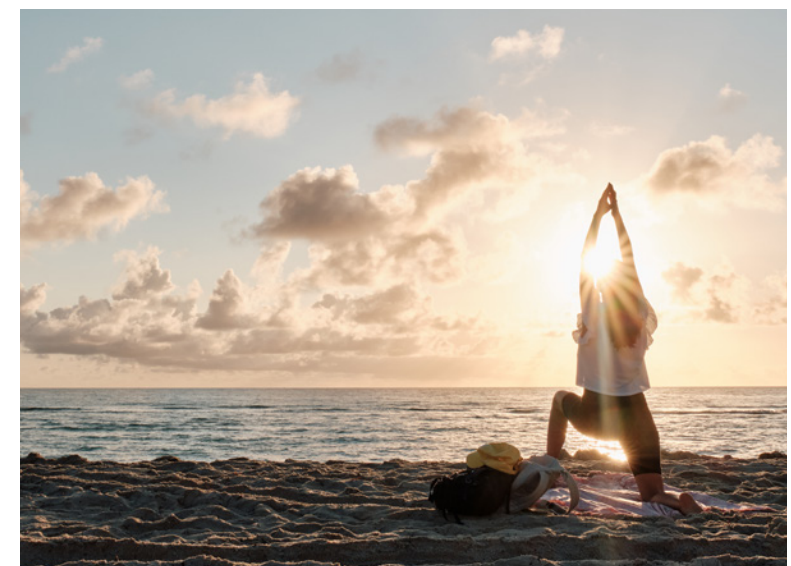
- Stylishly curated with custom Italian cabinetry and contemporary hardware
- Top-of-the-line integrated Gaggenau appliance suite
- Glass paneled under-counter, temperature controlled, wine storage (select residences)
- Elegant, imported stone countertops and backsplashes
- Gourmet sink and faucet

The Lissoni Primary Bathroom

- Most homes offer five-fixture bathrooms with double vanity, a stand-alone soaking tub, and separate glass-enclosed rainforest shower
- Imported European crafted dual sink vanity with signature fittings
- Elegant, imported stone countertops and backsplashes

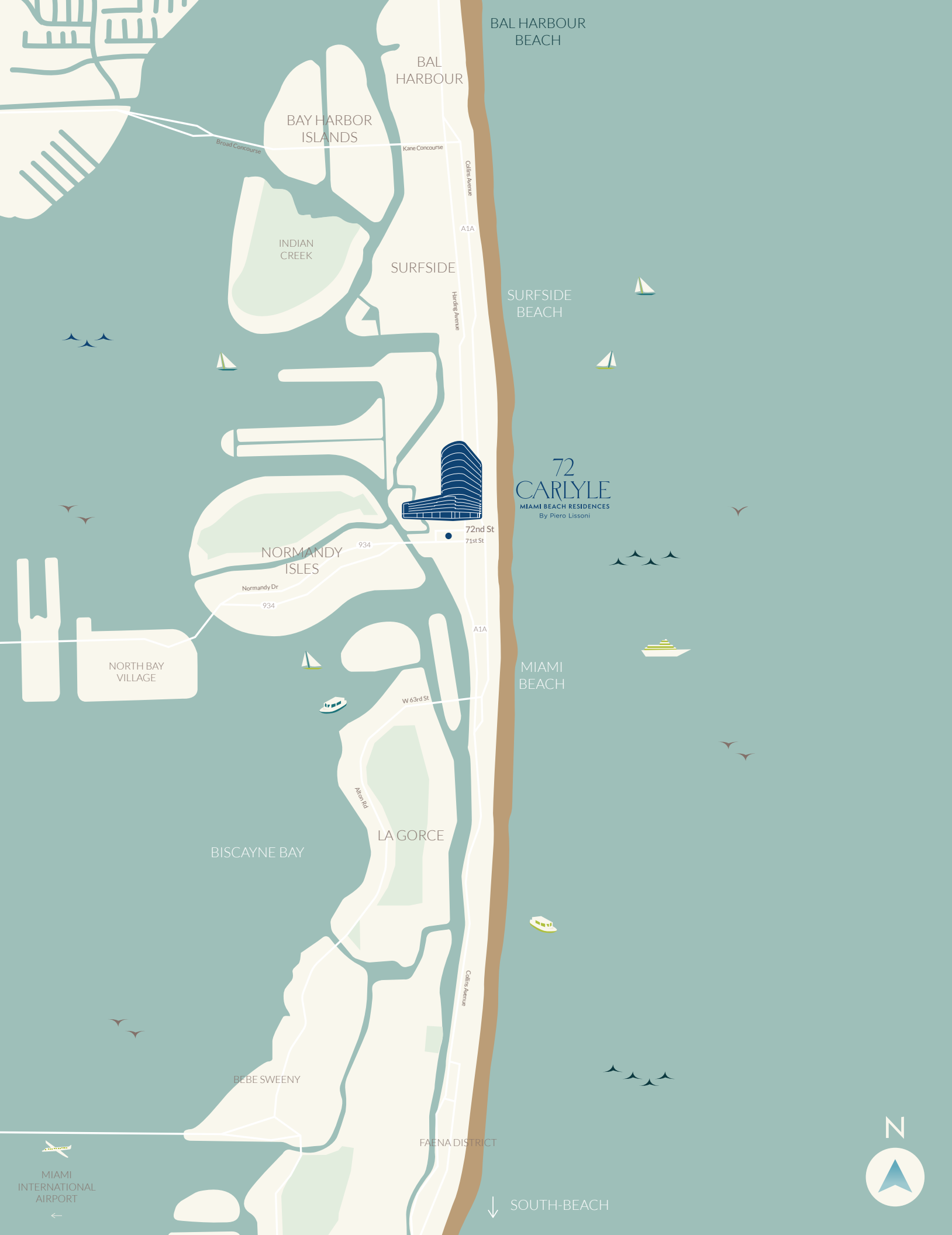


Beach & Recreation



Dining & Shopping





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LEFFERTS®
A LEFFERTS DEVELOPMENT



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