INTRODUCING THE AVENUE

Luxury Hotel & Residences

# IN CORAL GABLES

*Living reimagined*

THE AVENUE

CORAL GABLES



ARTISTIC REPRESENTATION

# VISIONARY ARCHITECTURE

Crafted by the leading architectural firm of Bermello Ajamil & Partners, The Avenue comes to life with a design inspired by Mediterranean classicism. Discover a sculpted, timeless building that will fit perfectly within The City Beautiful while standing out as a landmark address.

# 01 THE AVENUE AT CORAL GABLES



*Luxury hotel and Residences.*

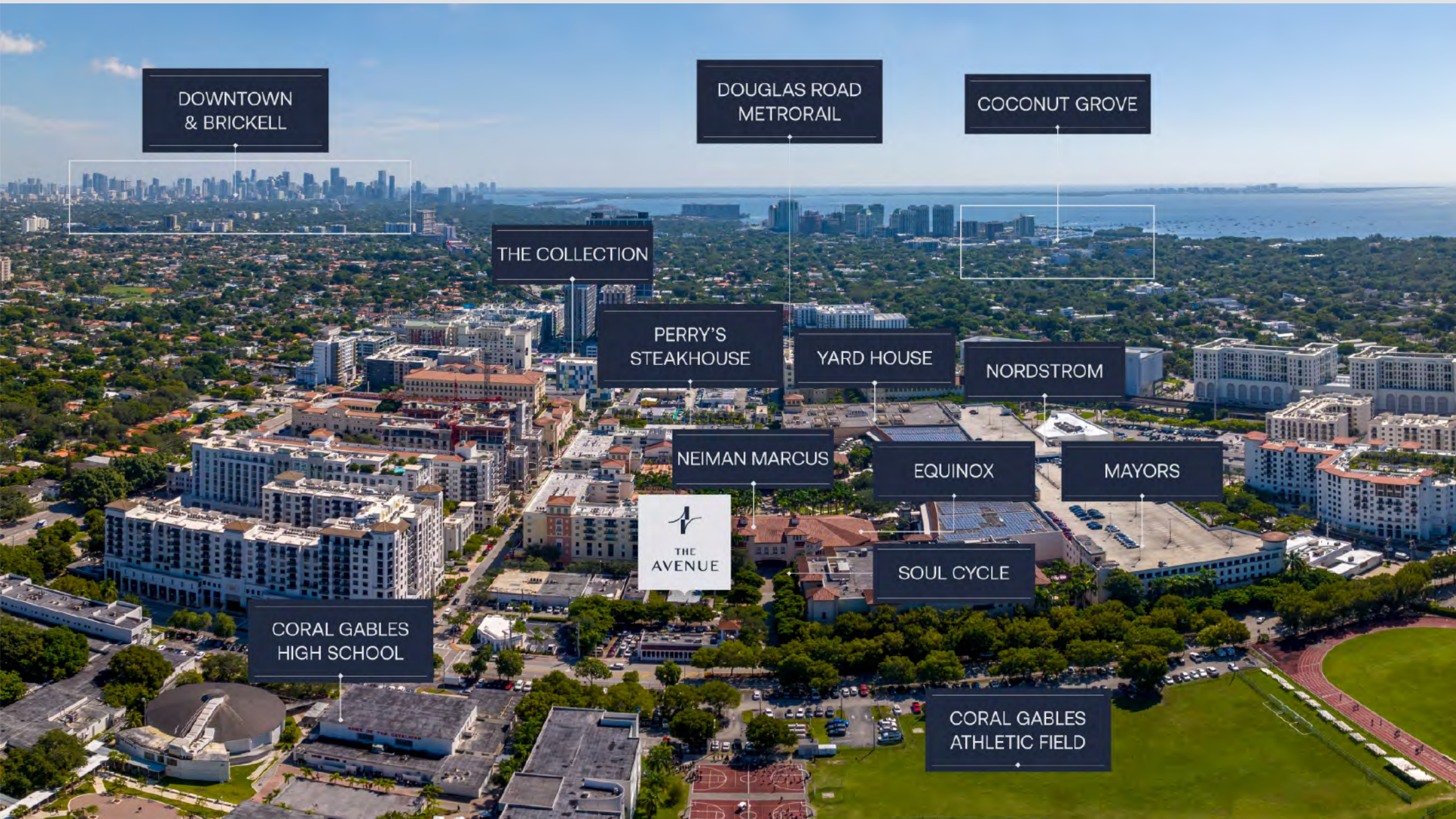
## REDEFINED.

Every fixture.
Every finish.
Every piece of furniture.

The Avenue is what it means to be truly “move-in ready.”

# 02 THE ULTIMATE GABLES LOCATION

Enjoy having an address in the heart of it all, with easy access to shops, restaurants, schools, churches and everything else your lifestyle needs, including major commuter roads and public transit.



# 03 TRANSPORTATION CORRIDORS





04

# LIVE WHERE LIFE IS BEAUTIFUL

Just outside your turnkey luxury residence is the wonderful city of Coral Gables. This affluent, family-friendly community is home to historic architectural and cultural landmarks, a thriving downtown, excellent shops and restaurants, and street after street of photogenic homes. It is one of the single most desirable cities in all of South Florida.




05

# THE SHOPS AT MERRICK PARK

## The Avenue's most prestigious amenity is just across the street.

The Avenue's most prestigious amenity is just across the street. As one of the leading retail, dining and lifestyle destinations in South Florida, the Village of Merrick Park is home to Nordstrom, Neiman Marcus, Tiffany, Gucci, Mayor's, Equinox, SoulCycle and many more world-class brands. It also offers exceptional dining, including casual lunch spots, fine dining options, European-style cafes and more.


TIFFANY & CO.






MADISONREED




SEA GRILL

06

# ROGER DEVELOPMENT GROUP

Since 1955, Roger Development Group has been a leading real estate development and management company in South Florida. We offer over 55 years of experience in U.S. real estate development serving both domestic and international investment clientele.

Our philosophy is to build on a foundation of trust. We are committed to developing and fostering long-standing relationships to positively impact the lives of our clients and partners. Our solid reputation is the result of our focus on originality and foresight, exceptional business practices, attention to detail and dedication to the communities we serve.

ROGER DEVELOPMENT GROUP

QUADDRA Development Group





# 07 BUILDING SPECIFICATIONS

1 Boutique 8-story luxury building

2 54 modern 1 and 2 bedroom residences

3 Layouts ranging from 571 to 978 SF

4 3,861 SF of ground-floor luxury retail space

5 Cutting-edge green building tecnologies

6 Interior design by Adriana Hoyos Design Studio

7 Avenue reception and 24-hours concierge/security

8 Package room for owner deliveries

9 Artfully landscaped resort-style pool deck

# THE AVENUE
CORAL GABLES

SITE LOCATION

351 San Lorenzo Ave.
Coral Gables, FL 33146

DEVELOPED BY:

ROGER DEVELOPMENT GROUP

QUADDRA Development Group

ARCHITECTURE BY:

BA

INTERIOR DESIGN BY:

ADRIANA HOYOS DESIGN STUDIO

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