

*Riva*

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RESIDENZE

FORT LAUDERDALE

## ALL THE SPLENDOR OF THE WATER, DESIGNED FOR A LIFE ON LAND WATERFRONT RESIDENCES, YACHTING ELEGANCE

Riva Residenze represents a thoughtful and thorough expression of luxury yacht design and understated modern style, envisioned in residences that mirror the singular beauty and tranquil rhythm of life on the water.

### 36 ULTRA-LUXURY WATERFRONT RESIDENCES 20 LEVELS OF LIVING AND AMENITIES

#### BUILDING FEATURES

36 two- to six-bedroom ultra-luxury residences

Two full-floor penthouses

Grand lobby with striking vertical landscaping and direct views to the marina

Luxury concierge services including dining reservations, travel, executive services, personal shopping, event planning, private transport, and custom requests

Curated art gallery with iconic Riva photographs

Valet and guest parking

Dedicated self-parking in private garage with electric vehicle charging stations

Resident-only access to private beach club on the sands of Fort Lauderdale Beach

Smart package room and delivery notices

Italian interiors with Riva details designed by Giuseppina Arena

Custom furniture by Formitalia

#### RESIDENCES

Breathtaking views of the oceanfront, marina, shoreline, and city lights

Spacious outdoor terraces spanning up to 12-foot wide

Private elevator foyers for each residence

10- to 11-foot ceiling heights

Floor-to-ceiling windows

Spacious living, dining, and gathering areas

Italian-designed gourmet kitchen with European countertops

Sub-Zero and Wolf appliance suite with concealed refrigerator and freezer, convection oven, steam oven, and ventilation hood

Spa-inspired primary bath with luxury Italian fixtures, freestanding soaking tub, and walk-in closets

Yacht-inspired curved walls and linear edging details

Large format European stone flooring

Laundry room with full-size washer and dryer

#### PENTHOUSES

Two exclusive five- to six-bedroom flow-through penthouses up to 8,878 interior SF with panoramic views of the ocean and Intracoastal Waterway

Expansive terraces feature 4,239 SF of outdoor space, including a private pool and fully equipped summer kitchen

Ceiling heights up to 12 feet

#### AMENITIES

Over 20,000 SF of amenities

State-of-the-art Technogym fitness center with advanced cardio, weight training and cycling equipment

Dedicated yoga and Pilates studio

Wellness center with world-class heated spa, steam room, sauna, restoration and treatment lounge

Personal spa suite for custom services

Cabin suites inspired by the staterooms of iconic yachts—reserved for friends and family of Riva Residenze residents

Kid’s playroom for activities and free play

#### SUN AND SKY

Sky Deck with sweeping views of the ocean and Intracoastal Waterway

75-foot pool with private relaxation sunbeds and sun space

Gourmet chef’s kitchen and dining room

Sun Deck with resort-style pool and Jacuzzi, private cabanas, and sophisticated seating

Poolside summer kitchen with bar for outdoor dining

Residents’ salon with library, private cinema, wine room, and media room with golf simulator

#### MARINA

In-house marina with six yacht slips

Spacious waterfront deck with outdoor seating

## THE TEAM

A unique collective of a world-renowned architect, a luxury yacht designer, artists, innovators, and developers with time-tested leadership, exceptional know-how, and extensive experience. Riva Residenze is founded on purposeful design, diverse expertise, and on unwavering commitment to craft.

## INTERIOR DESIGN

### GIUSEPPINA ARENA

With over 25 years in architecture and interior design, Giuseppina

Arena has crafted projects across Europe, Asia, North America,

and South America. She earned a Bachelor’s in Architecture

and a Master’s in Yacht Design from the University of Florence.

Specializing in the maritime industry, she has contributed to major

cruise lines and private yachts worldwide. Expanding her expertise

to residential projects, she brings a distinctive Italian touch to

every space. Based in Miami, her firm works internationally on

residential and yacht projects, tailoring each design to reflect

individuality, comfort, and a seamless sense of belonging.

## ARCHITECTURE

### ARQUITECTONICA

Since its inception in 1977, the award-winning Arquitectonica

received nearly instantaneous acclaim, equating the firm’s bold

modernism 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. With offices in Miami, New York, Los Angeles, West Palm

Beach, Paris, Hong Kong, Shanghai, Manila, Lima, and São Paulo,

Arquitectonica is a major presence on the international stage.

## LANDSCAPE

### ARQUITECTONICA GEO

Founded in 2005, ArquitectonicaGEO is an award-winning

design studio specializing in landscape architecture, planning,

and urban design. ArquitectonicaGEO, led by Laurinda H. Spear

and Margarita Blanco, has elevated the conversation about

the important role landscape architecture plays—as well as the

contributions it can make—in the face of climate change and

sea level rise.

## BRANDED FURNISHINGS

### FORMITALIA GROUP

Founded by Graziano Overi in 1968, Formitalia produces

exclusive furniture collections made in Italy blending design,

precious materials, and innovation enriched by over 60 years of

expertise in luxury furniture. For the building, Formitalia brings

Riva’s signature Italian elegance to an exclusive residential

setting with high-end furnishings created exclusively for

the project and seen no where else in the world. The pieces

showcase the refined craftsmanship of Riva in a home setting.

## DEVELOPMENT

### WELLDUO

WellDuō is a South Florida development and investment

partnership led by industry veteran Eduardo Pelaez Romer.

With premier assets, the portfolio includes residential,

multifamily, office, hospitality, retail, and industrial in some

of the most coveted neighborhoods including Miami Design

District, Miami Beach, Wynwood, Fort Lauderdale, and

Pompano Beach. Landmark projects include Mirai in the

Miami Design District, designed by the renowned Kengo

Kuma, and the expansion project of an FBO at FXE airport

in Broward.

### GCF DEVELOPMENT

GCF Development, led by Peter Jago, has a remarkable

record exceeding \$6 billion in real estate developments

across the United States and abroad. The firm’s excellence

shines through its portfolio of over 30 residential high-rises,

mixed-use developments, and luxury resort hotels.

### VERTICAL DEVELOPMENTS

Vertical Developments is an integrated South Florida-based

developer led by Fernando de Nuñez and backed by

Peruvian Development VyV Grupo Inmobiliario. With a

portfolio of \$1.8 billion and 2,285 units in the pipeline, Vertical

Developments is building on a track record of excellence

in the luxury market with a focus on boutique branded

condominiums.

## A STORIED LOCATION

Uniquely designed to face both the ocean and Intracoastal Waterway, rising above the heart of Fort Lauderdale. Riva Residenze offers effortless access to Las Olas and The Riverwalk, 5-star restaurants, boutique shopping, luxury hotels, art galleries, cafés, cocktail lounges and bistros, world-class museums and performing arts centers, and to one of the most beautiful beaches on earth.

### Property Address

3013 | 3019 Harbor Drive

Fort Lauderdale, FL 33316

