

SURF ROW

R E S I D E N C E S

AN EXCLUSIVE ADDRESS,
STEPS FROM THE SHORE.



WELCOME TO SURFSIDE:
A Hidden Gem on Florida's Coastline

Nestled just north of iconic Miami Beach, Surfside is a tranquil seaside enclave that blends the charm of a small town with the sophistication of a world-class destination. Here, pristine beaches meet lush parks, and a close-knit community offers a slower pace of life compared to the bustling city.





Envisioned to cater to today's discerning buyers, Surf Row Residences offer a sophisticated blend of design, community, and amenities. This exclusive collection of 25 condominium homes, just steps from Surfside Beach, epitomizes quiet luxury and a lifestyle of distinction.

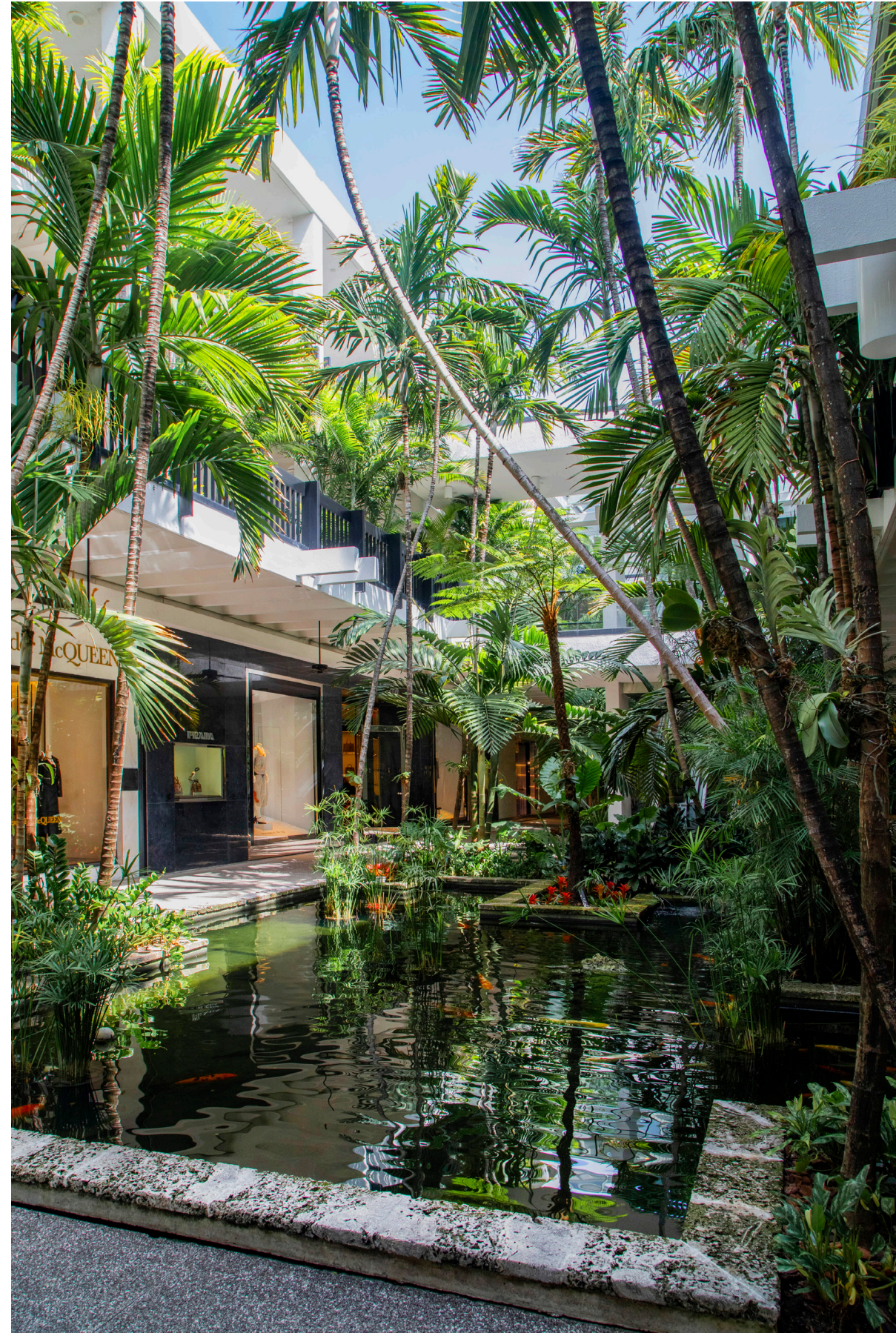
With a curated design that fosters connection and tranquility, Surf Row Residences invite you to experience a new standard of coastal living in one of Miami's most charming neighborhoods.

NATURE'S SERENITY:
Surfside's Beaches and Parks

Surfside is home to some of South Florida's most pristine beaches, where soft sands and turquoise waters create a serene coastal retreat.

The family-friendly Surfside Beach offers the perfect backdrop for sun-soaked relaxation or morning strolls. Nearby Haulover Beach Park is a haven for outdoor enthusiasts, featuring kite flying, a dog beach, and picnic spots surrounded by lush greenery. Whether you seek solitude or vibrant community spaces, Surfside's natural beauty is always within reach.



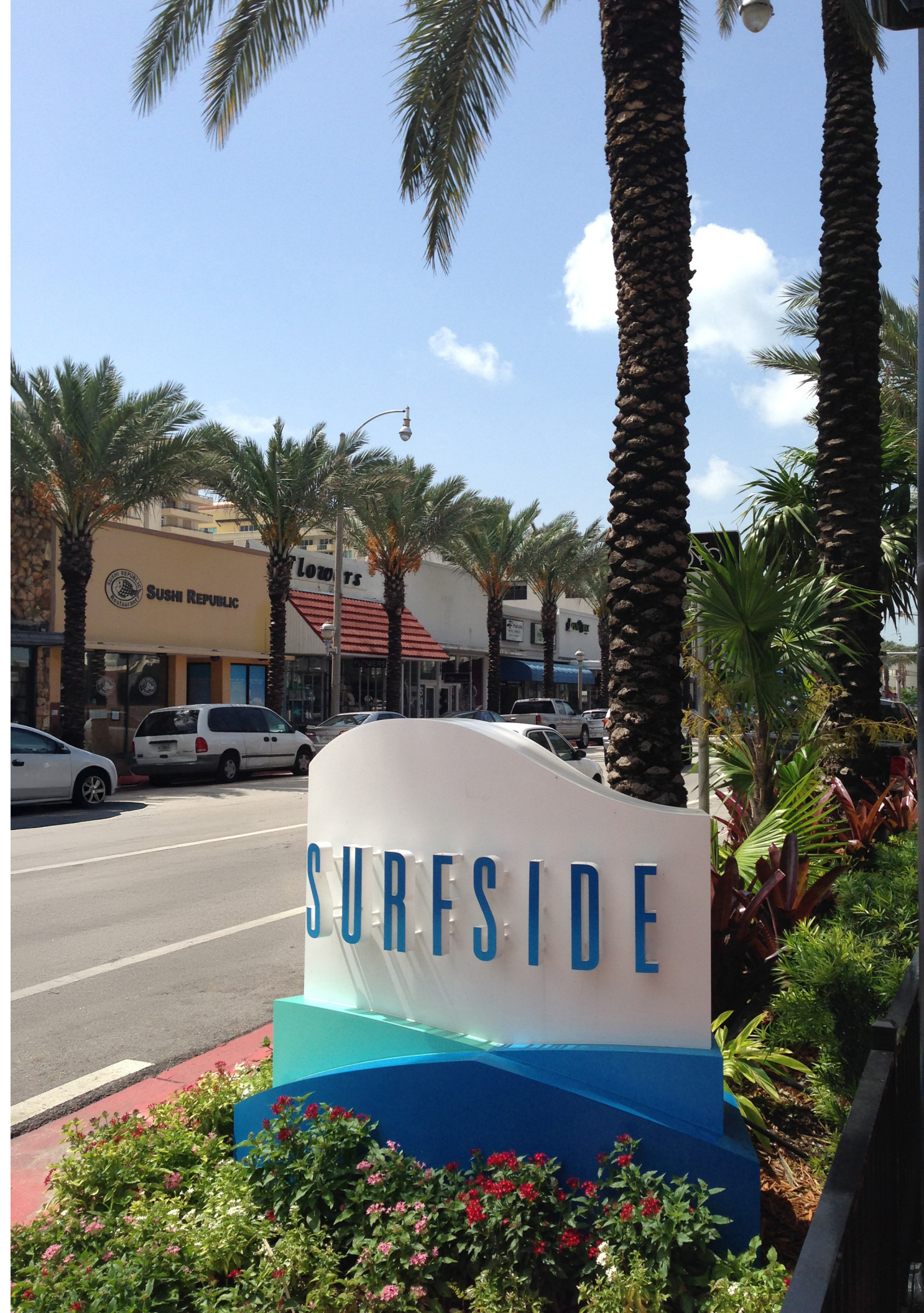


LUXURY SHOPPING AND LOCAL FINDS

Just minutes away, the iconic Bal Harbour Shops deliver an unparalleled shopping experience with high-end boutiques like Chanel, Gucci, and Saint Laurent.

A TASTE OF SURFSIDE:
From Fine Dining to Coastal Cafés

Surfside's culinary scene is as diverse as its community. Savor gourmet meals at upscale establishments or enjoy the laid-back ambiance of a beachfront café. From fresh seafood and international cuisine to vibrant brunch spots and cozy bakeries, Surfside offers an array of dining options to satisfy every palate.





NEIGHBORHOOD MAP

- | | |
|----------------------------|-------------------------------------|
| 1 Haulover Marina | 10 Ruth K Broad Bay |
| 2 Haulover Beach | 11 Mater Beach Academy |
| 3 Bal Harbour Shops | 12 Biscayne Beach Elementary School |
| 4 Four Seasons Surf Club | 13 Lehrman Community Day School |
| 5 The Shul of Bal Harbour | 14 Publix Supermarket |
| 6 Surfside Tennis Center | 15 The Grove Kosher Market |
| 7 Eighty Seven Park | 16 Bay Harbor Mini Mart |
| 8 North Beach Park | |
| 9 Indian Creek Golf Course | |

DAY IN THE LIFE

MORNING

- 7:30 AM Start your morning with a Pilates class at Pure Energy Wellness Center, just a short walk away.
- 9:00 AM Enjoy breakfast at Café Ragazzi—a cappuccino and smoked salmon bagel are the perfect start.
- 11:00 AM Head back home for a refreshing dip in the rooftop pool with ocean views.

AFTERNOON

- 1:30 PM Unwind at the spa with a rejuvenating session, including a sauna, hammam, and cold plunge, to relax and recharge.
- 2:30 PM Shop and lunch at Bal Harbour Shops—browse luxury boutiques and savor steak frites at Le Zoo.
- 5:00 PM Take a peaceful walk along the Surfside Beach Path and enjoy the ocean breeze.
- 7:00 PM Dine at The Surf Club Restaurant with exquisite dishes by Chef Thomas Keller.
- 9:30 PM End your day on your private terrace, listening to the waves and soaking in the serene Surfside vibes.





A WELCOMING COMMUNITY

Embrace a close-knit neighborhood defined by its warmth and exclusivity. With pristine beaches, parks, and local favorites like Café Ragazzi just steps away, easy access to Bal Harbour Shops, South Beach, and downtown Miami, it's the perfect setting for a balanced and fulfilling lifestyle.



BEACHES AND OUTDOOR SPACES

Surfside Beach

Just steps from your residence, perfect for relaxing or water activities.

Sufside Framers Market

5-minute walk – Open every Sunday, it's the perfect spot for organic offerings, handmade goods, and a lively community atmosphere.

Bal Harbour Beach

5-minute drive for a quieter, upscale beach experience.

Design District

25-minute drive, a hotspot for luxury fashion, art, and dining.

Wynwood Walls

30-minute drive, a haven for street art, murals, and trendy restaurants.

LUXURY SHOPPING

Bal Harbour Shops

3-minute drive, a world-renowned luxury shopping destination with high-end brands and fine dining.

Lincoln Road Mall

20-minute drive, an outdoor pedestrian promenade with shops, restaurants, and bars.

Aventura Mall

22-minute drive, South Florida's premier shopping destination offering an unparalleled mix of luxury brands, contemporary retailers, and unique dining experiences.





CULTURAL LANDMARKS

The Bass Museum of Art
15-minute drive, featuring contemporary art exhibitions.

New World Symphony
18-minute drive, a Frank Gehry-designed venue for concerts and events.

Adrienne Arsht Center:
25 minute drive, a cultural landmark showcasing world-class performances.



ENTERTAINMENT AND NIGHTLIFE

Faena District
15-minute drive, a hub for luxury entertainment, fine dining, and art installations.

Miami Beach Convention Center
18-minute drive, hosting concerts, trade shows, and cultural events.

South Beach
20-minute drive, famous for its vibrant nightlife, restaurants, and iconic Ocean Drive.



FAMILY-FRIENDLY ATTRACTIONS

Miami Children's Museum

25-minute drive, offering interactive exhibits for kids.

Frost Museum of Science

25-minute drive, a tropical attraction with exotic animals and lush gardens.

Miami Beach Botanical Garden

20-minute drive, a serene urban oasis with lush greenery, native plants, and artistic installations.

TRANSPORTATION AND CONNECTIVITY

Miami International Airport

30-minute drive for easy domestic and international travel.

Brightline Aventura Station

20-minute drive for high-speed rail service connecting Miami, Fort Lauderdale, and beyond.

Port of Miami

25-minute drive, the "Cruise Capital of the World," offering seamless access to premier cruise lines and destinations.





CULINARY DELIGHTS

The Surf Club Restaurant by Thomas Keller
5-minute drive, a Michelin-starred destination offering refined dining and exceptional service.

Cecconi's Miami Beach
15-minute drive, a chic Italian eatery known for its elegant garden setting and fresh, seasonal cuisine.

Casa Tua Cucina
12-minute drive, an upscale dining experience featuring authentic Italian dishes and a gourmet market.



NIGHTLIFE AND COCKTAILS

Champagne Bar at the Surf Club
1-minute drive or a short walk, a sophisticated waterfront spot known for its curated champagne selection, creative cocktails, and stunning views.

The St. Regis Bar
5-minute drive, offering refined elegance with signature cocktails and an ambiance that captures the glamour of Miami.



ARTISAN BAKERIES AND COZY CAFÉS

Rolling-Pin Kosher Pareve Bakery

3-minute drive, a renowned kosher bakery offering a wide selection of freshly baked breads, pastries, and desserts.

Café Ragazzi

3-minute drive, a cozy Italian café perfect for breakfast or a light bite with a cappuccino.

Café Vert

3-minute drive, a charming café offering a delightful selection of kosher breakfast and lunch options, known for its fresh ingredients and cozy atmosphere. plants, and artistic installations.



SURF ROW



R E S I D E N C E S

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