



PELORO  
MIAMI BEACH

Elevated Beach House Lifestyle

# A BEACON ON THE BAY

Life on the water has always been about exploration and discovery. On the bayside shores of Miami Beach, Peloro is about the same. Landmark waterfront 1-, 2- and 3-bedroom residences embody the independent style of beach house living, with the convenience of a modern condominium community. This inspiring collection of only 113 residences rests directly on the edge Biscayne Bay steps from the famous white sand of South Beach and rises up seven stories for panoramic views of South Beach, and the Atlantic Ocean.

*"Like the iconic Italian lighthouse for which this captivating property is named - illumination flows in all directions from Peloro."*



*"Peloro is a statement in contemporary coastal living... of  
light and reflection... and of bold modern style."*  
~Luis Revuelta, Peloro Architect



## BEACH LIVING ON A HIGHER PLANE

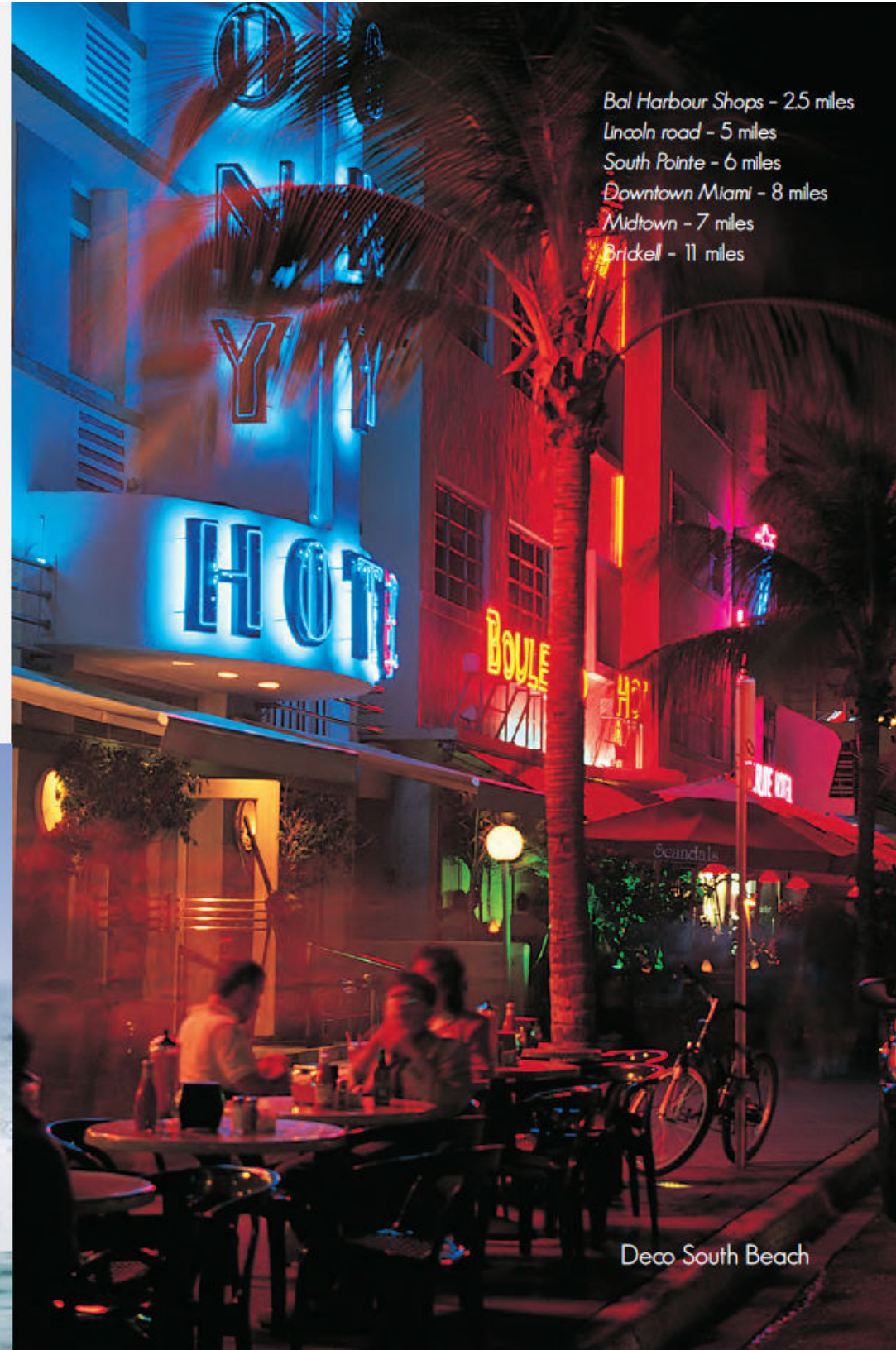
Whether cruising calm bay waters or spending days relaxing on Atlantic sands, the appeal of living on Miami Beach is undeniable. Peloro embraces this spirit and then takes it to the next level by creating an atmosphere of carefree elegance and impressive sophistication.



These are residences designed for making connections. Build sandcastles just 3 blocks from your front door. Take your boat out on the Bay for an afternoon pleasure cruise. Share a cappuccino at a nearby sidewalk café on Collins Avenue. Enjoy togetherness at the many parks and green spaces of Surfside. Lounge by the infinity-edge pool overlooking the bay. Shop the world's great designers in conveniently close by Bal Harbour. Dance the night away in South Beach. Or, entertain friends and family in style from your gourmet kitchen, with breathtaking views of the city or seaside.

# BEACH, BAY AND EVERYTHING IN BETWEEN

Peloro is located in one of the most desirable neighborhoods on Miami Beach - Surfside - with a prestigious address along Indian Creek Drive. This established residential neighborhood is often regarded as the authentic Miami Beach experience. It is comfortable and relaxed, with a more local mood, and fewer tourists. It is a place where you can feel easily and effortlessly at home.



Bal Harbour Shops - 2.5 miles  
Lincoln road - 5 miles  
South Pointe - 6 miles  
Downtown Miami - 8 miles  
Midtown - 7 miles  
Brickell - 11 miles

Deco South Beach



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# NEARBY ATTRACTIONS

- » Bal Harbour Shops
- » Canyon Ranch
- » Normandy Shores Golf Club
- » La Gorce Golf Course
- » Allison Island
- » Eden Park
- » Indian Creek
- » Fontainebleau Hotel
- » South Beach
- » Sunset Harbour

# YOUR ISLAND YOUR CITY

South View

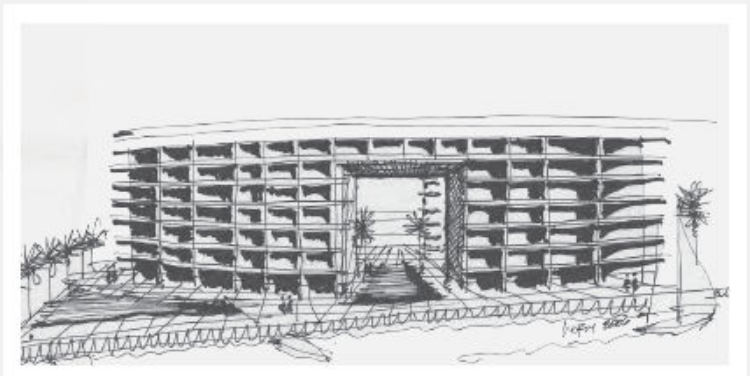
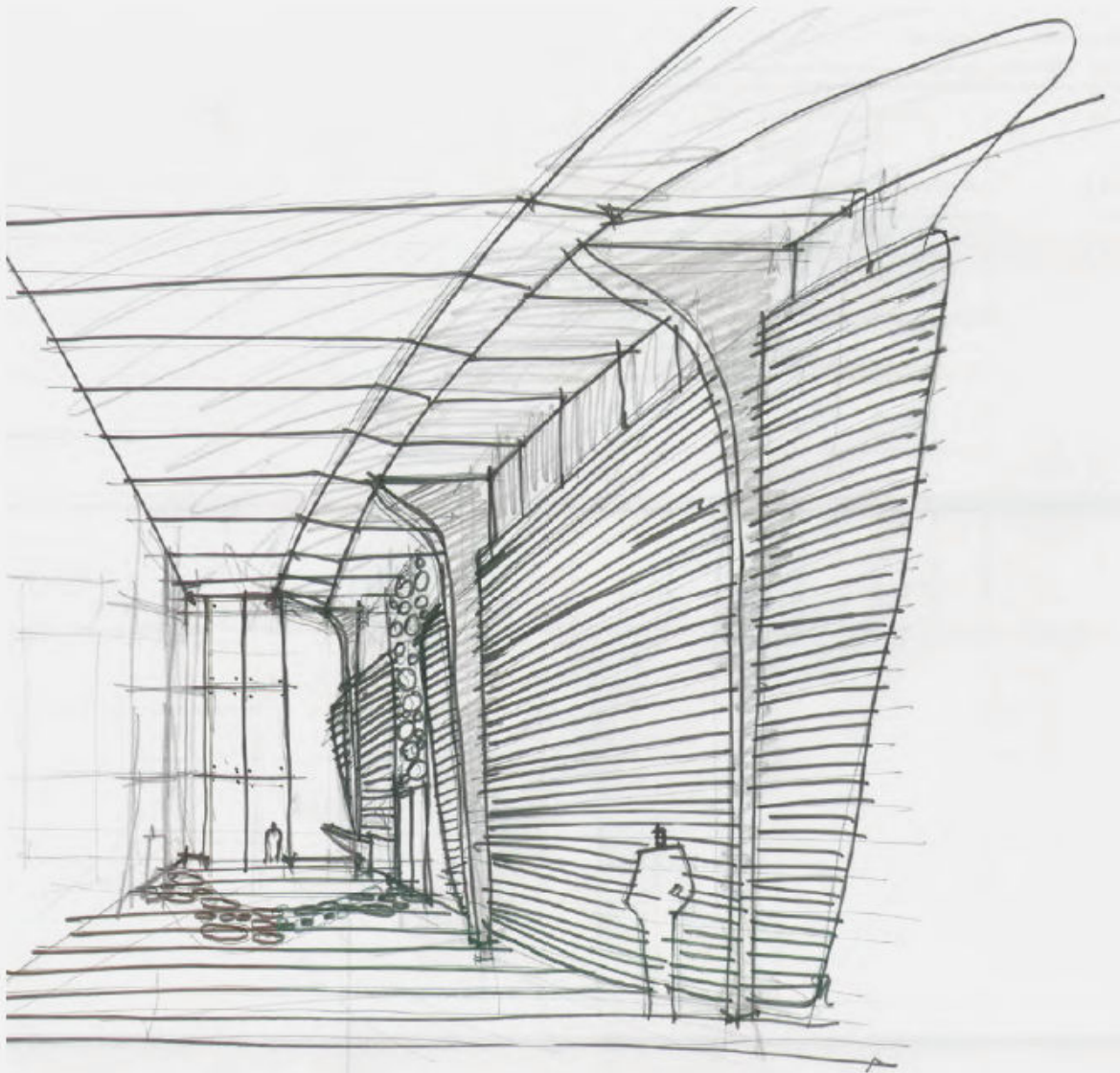


North View



Situated on the western shores of the isle of Miami Beach, Peloro delivers the many advantages and privileges of being a beach resident. Besides being home to the iconic Art Deco district, Miami Beach also boasts amazing recreation centers, golf courses, tennis facilities, water parks, and vibrant festivals throughout the year. It is also where you'll find one of the area's top hospitals, Mt. Sinai, and many of the district's top schools.

# INSPIRATION ILLUMINATED



Perched on the cliffs of Messina, on Italy's Sicilian shores, the famous Capo Peloro lighthouse has captivated hearts and minds for over 100 years. Your Peloro was built for the next 100 - with curvilinear shapes of steel and glass, a rounded horizontal profile, and dramatic architecture.

LIFE IS MORE THAN WHERE YOU LIVE -  
IT IS ALSO HOW WELL YOU DO SO.

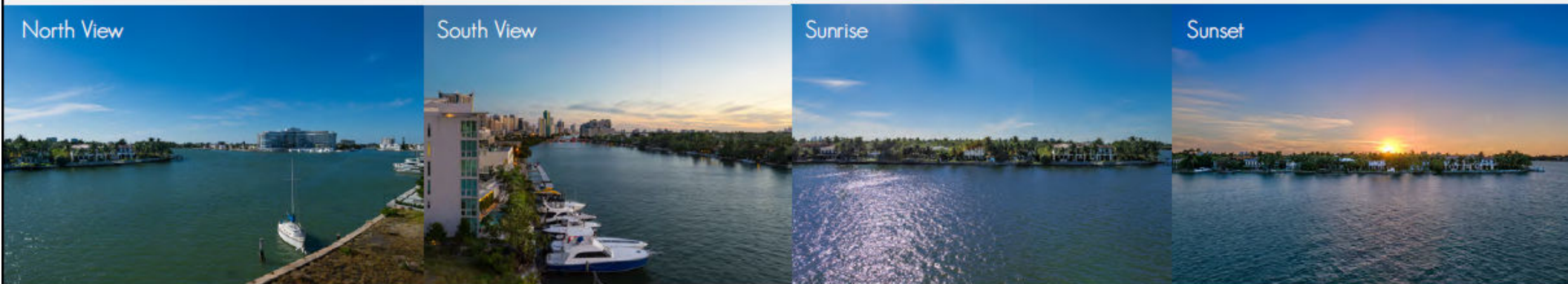


# A LANDMARK LOCATION TO LIVE

Like the lighthouse that inspired it, the entire Peloro structure is designed to capture and direct light in all directions. Large open spaces run the entire building height - leading into a grand atrium highlighted by geometric waterfalls and lush tropical landscape. The infinity-edge pool seems to flow directly into Biscayne Bay. Rooftop sunrise and sunset decks embrace the sun with limitless views. Glass-framed balconies and floor-to-ceiling windows grant panoramic vistas of the bay and city skylines.



# WATERFRONT REACHES NEW HORIZONS



From the moment you enter Peloro, you are struck by the grand beauty and scale of this contemporary beach house community. Double-height lobby ceilings are accented by white-washed walls and natural wood-beam accents, echoing the open, airy feeling of being on the decks of a fine yacht. Rounded walkways flow seamlessly just like waves against the shore, leading you to the various special areas and amenities located throughout the property.

# WELCOME TO ELEVATED BEACH HOUSE LIVING.

- ☞ Porte cochere entryway
- ☞ Double-height lobby with floor-to-ceiling windows
- ☞ Interior atrium with waterfalls, gardens, and sitting areas
- ☞ Waterfront swimming pool, whirlpool, and sun deck
- ☞ Elegant multi-function room with sofas, WiFi internet, LCD television, and more
- ☞ State-of-the-art fitness center with cedar-paneled sauna
- ☞ Rooftop sunrise and sunset decks with Intracoastal views
- ☞ Private parking



# A PLACE TO BELONG

*1-, 2-, and 3-bedroom floor plans*

*Penthouses with private roof terraces and whirlpools*

*Large private balconies with stunning water and city views*

*Sweeping floor-to-ceiling windows, made of impact-resistant glass*

*European-designed exhibition kitchen with Italian cabinetry*

*Contemporary spa-like bathrooms with designer fixtures*

*Steam shower in master baths*

*Pre-wired for smart home technology and high-speed communications*

*Numerous customization upgrades available*



THE CLASSIC FEEL OF COASTAL  
RELAXATION IS INFUSED INTO  
EVERY MOMENT AT PELORO.

CONFIDENT, CONTEMPORARY, AND  
CONNECTED TO NATURE.



ARTIST'S RENDERING. FINISHED PRODUCT MAY VARY.

FREE FLOWING AND ENDLESS –  
LIKE WAVES ON THE SHORE.



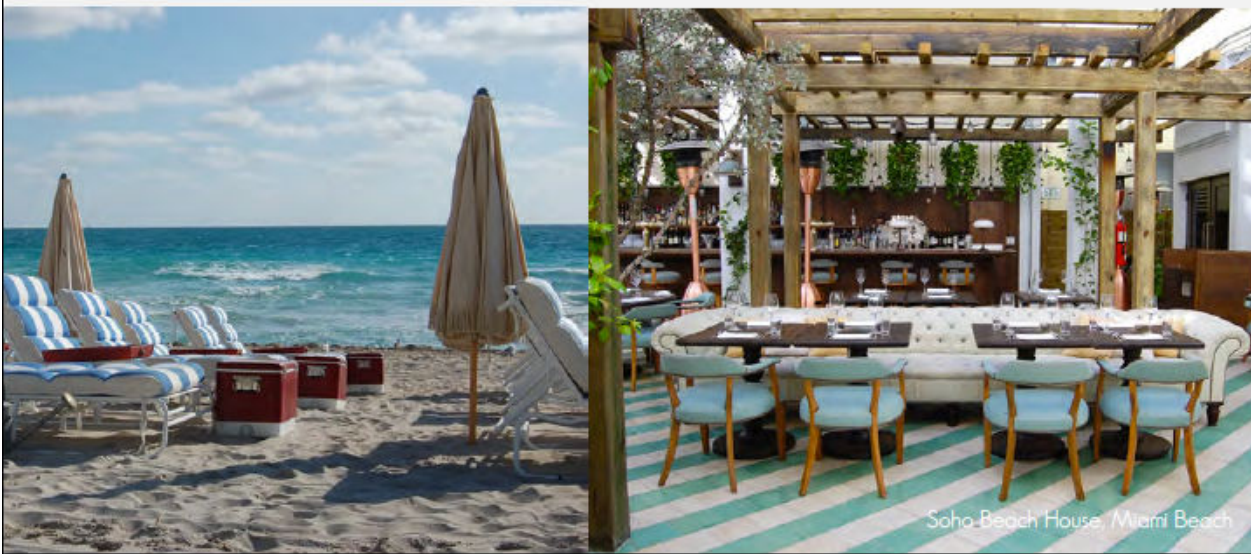
# A WORLD OF ENDLESS POSSIBILITIES AWAIT

Perhaps one of the most enticing features of Peloro is the overwhelming sense of freedom that comes from living here. The luxury of choice is everywhere here, from the comforts of your residence, to the many indulgent on-property amenities, to the pursuits that can be found just steps from your front door. Beach clubs, spa memberships, golf memberships, yacht clubs, and more - any and all can be yours with the Peloro Lifestyle Club program. Choose the activity or interest of your choice. Peloro will contribute towards your membership costs to give you a most gracious welcome home\*.

*\* Peloro Lifestyle Club reimburses the lesser of \$2000 or 50% of first-year membership costs to area beach, sport, and other clubs. Membership must be secured prior to closing on your Peloro residence. Other details and restrictions may apply.*



SLS Hotel Miami



Soho Beach House, Miami Beach



Normandy Shores Golf Club

# TEAM

Developer / Sales / Contractor



SMG was created out of the partnership between Shamrock Holdings (the investment vehicle of the Roy E. Disney family) and its business partners, Stanley Gold (CEO of Shamrock) and Meir Srebernik (former CEO of Danker Investments, LTD). As the innovative minds behind Palau, coming to Miami Beach's Sunset Harbor in 2014, this elite team brings the same kind of insightful market perspective to Peloro - which will undoubtedly join Palau as a true South Beach success story.



Miami-based Cervera Real Estate has been South Florida's industry leader in condominium sales for more than four decades. The company was one of the area's first brokerages to market extensively internationally, a trend it continues to broaden through strengthening its global relationships. Today, Cervera's team of more than 250 professionals specializes in representing Miami's premier residential towers, making them the broker of choice for the sale and purchase of the latest luxury developments.



Headquartered in New York, and with regional offices in Miami, Washington D.C., Newark, and Los Angeles, Plaza Construction is one of the nation's foremost construction management and general contracting firms. They have been major players in the success of many of the industry's top commercial and residential real estate builds since their beginning in 1986. Their more than 25 years of expertise now comes to Peloro.

# DESIGN TEAM

Architect / Landscape Designer / Interior Designer



Designed by award-winning architect, Luis Revuelta, Peloro is a work of art. Revuelta is renowned for his elegant high-rise creations, and his work has transformed the Miami skyline with the inclusions of the Santa Maria and Bristol Tower, the Epic Hotel and Residences, the Jade, The Bath Club, Ritz- Carlton, Ivy, Wind and Mint.



Known and respected throughout the world for creative and inspiring landscape design, Raymond Jungles brings his award-winning vision to Peloro's grand atrium, bayside terraces, and other outdoor spaces. Hallmarks of the design include native tropical species, multi-faceted installations that grow and evolve with time, and an eye towards conservation and responsible use of natural resources.



Urbanica Group is a multidisciplinary interior design firm based in Miami Beach and known internationally for their evolutionary design tendencies that incorporate form, function, and environmental sustainability. Their vision for Peloro has been based on a holistic approach that considers the site itself, the context of the building and neighborhood, and a compelling aesthetic that is both striking and timeless.



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