

RIVAGE

BAL HARBOUR

ARTIST'S CONCEPTUAL RENDERING; SURROUNDING BUILDINGS, LANDSCAPES, AND LANDMARKS MODIFIED OR OMITTED.



A Once-in-a-Lifetime Oceanfront Paradise

Perfectly poised on the most beautiful stretch of beach in the country, Rivage Bal Harbour rises from the lush tropical landscape, a beacon of modern living. This very limited collection of light-filled villas in the sky offers a luxurious life immersed in nature, mere steps from the ocean on the last beachfront property to be developed in Bal Harbour.



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At Home in the Sky

No more than three residences per floor creates a feeling of independent single-family homes floating in the clouds. It's the essence of refined living: open, airy, expansive.

RESIDENCE TERRACE



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GREAT ROOM



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ARTIST'S CONCEPTUAL RENDERING.

PRIMARY BATHROOM



Property and Residences Features

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ARTIST'S CONCEPTUAL RENDERING, SURROUNDING B

PROPERTY OVERVIEW

- 200 linear feet of pristine private shoreline
- 2.67 acres
- 25 stories
- 56 homes designed by world-renowned architecture firm SOM, with interiors by Rottet Studio, and with sweeping views of the Atlantic Ocean, Biscayne Bay and the Miami skyline
- Three- to eight-bedroom residences, ranging from approximately 3,300 to 12,600 SF
- A lavish amenity program, offering the best of Bal Harbour beachfront living
- Elegant two-story lobby, with full-time concierge offering comprehensive, customized services
- Curated art programs rotating in the lobby gallery and throughout the common spaces
- Two-car private garage and storage area for every residence

RESIDENCES OVERVIEW

- Direct private-elevator entry to each residence
- 10-foot ceilings and floor-to-ceiling windows
- Terraces up to 12 feet deep offer direct views of the Atlantic Ocean and Biscayne Bay
- Spacious living, dining and entertaining area
- Custom kitchens with Sub-Zero and Wolf appliance suite (including gas cooktop and full-height wine cellar), Dornbracht fixtures, wood and marble finishes
- Custom bathroom and closet suites designed by Rottet Studio feature marble, white oak and Dornbracht fixtures
- Primary bathroom with travertine flooring and walls, marble slab countertop, lacquered vanity, stone-clad bathtub, custom mirrors and light fixtures
- Fully finished wardrobe in every bedroom, with oak millwork and leather-lined drawers



PRIMARY SUITE

Everything Under the Sun

To live at Rivage Bal Harbour is to inhabit a private beachfront enclave with exclusive access to the best of everything.



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Wellness at Rivage

Deeply committed to total well-being,
Rivage provides elevated services and amenities
on par with the world's finest resorts.

SPA STAIRCASE



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SPA ENTRANCE



TOP: HAMMAM; BOTTOM: HOT AND COLD PLUNGE POOLS

An architectural rendering of a modern oceanfront dining area. The scene features a long, low-profile building with a white flat roof and large glass walls. The interior is visible, showing a bar and seating area. In front of the building is a paved patio with several round tables and wooden chairs. A large white umbrella is on the left. The area is surrounded by numerous palm trees and lush greenery. The sky is blue with some clouds. The overall atmosphere is bright and tropical.

The Art of Entertaining

Curated social spaces and a signature oceanfront dining experience, exclusively for residents and their guests, means you can seamlessly transition from day to night without ever leaving home.

OCEANFRONT DINING

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PRIVATE DINING



TOP: READING LOUNGE; BOTTOM: FORMAL SITTING LOUNGE



Amenities and Services at a Glance

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ARTIST'S CONCEPTUAL RENDERING; SURROUNDING B

AMENITIES

- Signature oceanfront dining experience, exclusively for residents and their guests
- Curated social spaces, including media room and library, breakfast bar and cocktail lounge
- Activities deck with resort-style pools, outdoor spa, sunbeds and cabanas, poolside food and beverage service, plus pickleball and padel tennis courts
 - Sunrise Pool offers direct ocean views and indoor-outdoor fitness facilities, ideal for a morning stretch, swim and snack
 - Sunset Pool on the western edge is a lush, tropical refuge, with a bar and adjacent courts, that's perfect for afternoon-into-evening relaxation
- Rivage spa, exquisitely appointed with sauna, hammam, hot and cold plunge pools and private treatment rooms for personalized wellness and beauty services
- Fully serviced beach club
- State-of-the-art fitness center with high-impact training room and yoga studio overlooking the Atlantic Ocean
- Virtual reality game simulator and imaginative children's playroom
- Bicycle storage

SERVICES

- Residential butler and estate manager to facilitate deliveries, errands, and in-residence services, including:

• personal chef	• laundry/dry cleaning
• shopping	• maintenance
• medical concierge	• welcoming and
• housekeeping	escorting guests
- In-residence dining and catering from signature on-site dining room
- 24-hour security and valet service
- Mailroom with secure package technology
- House car
- On-site general manager

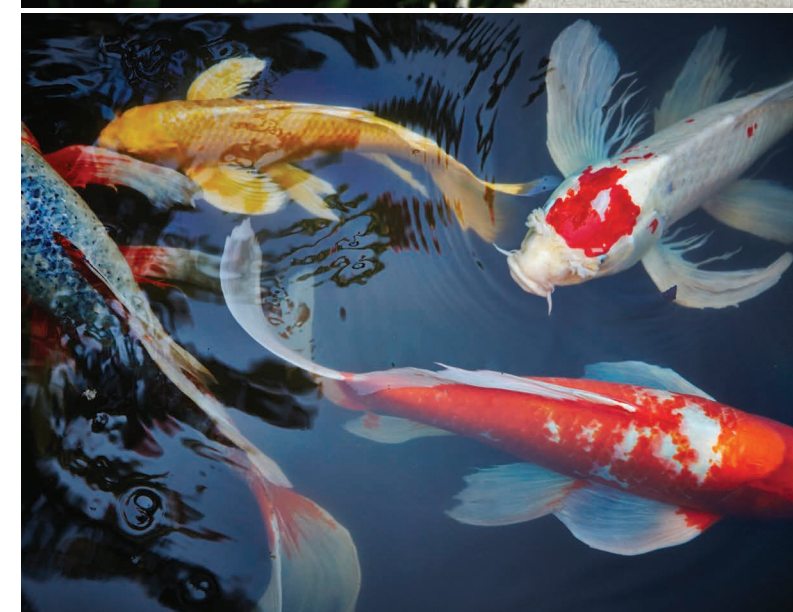
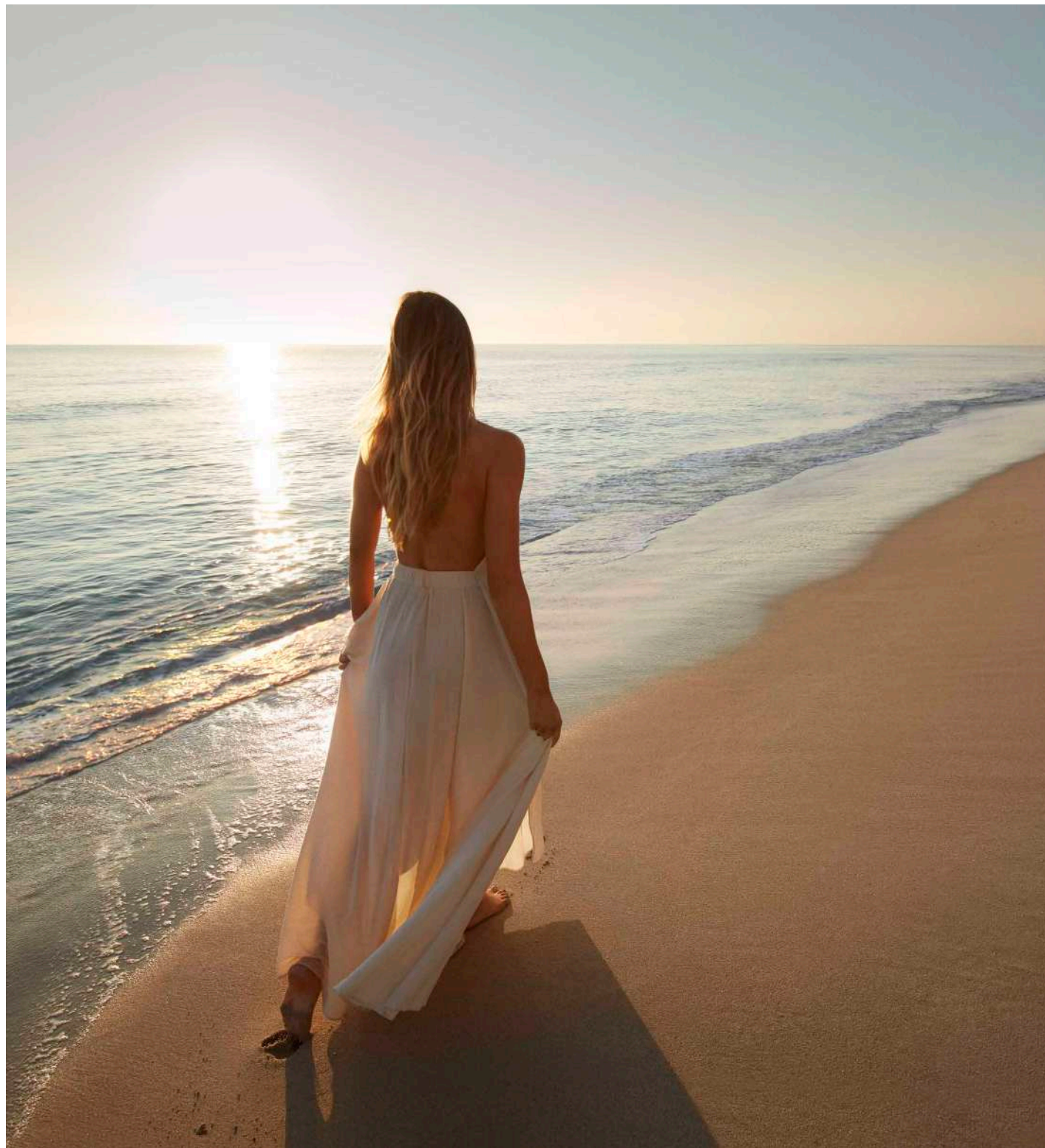


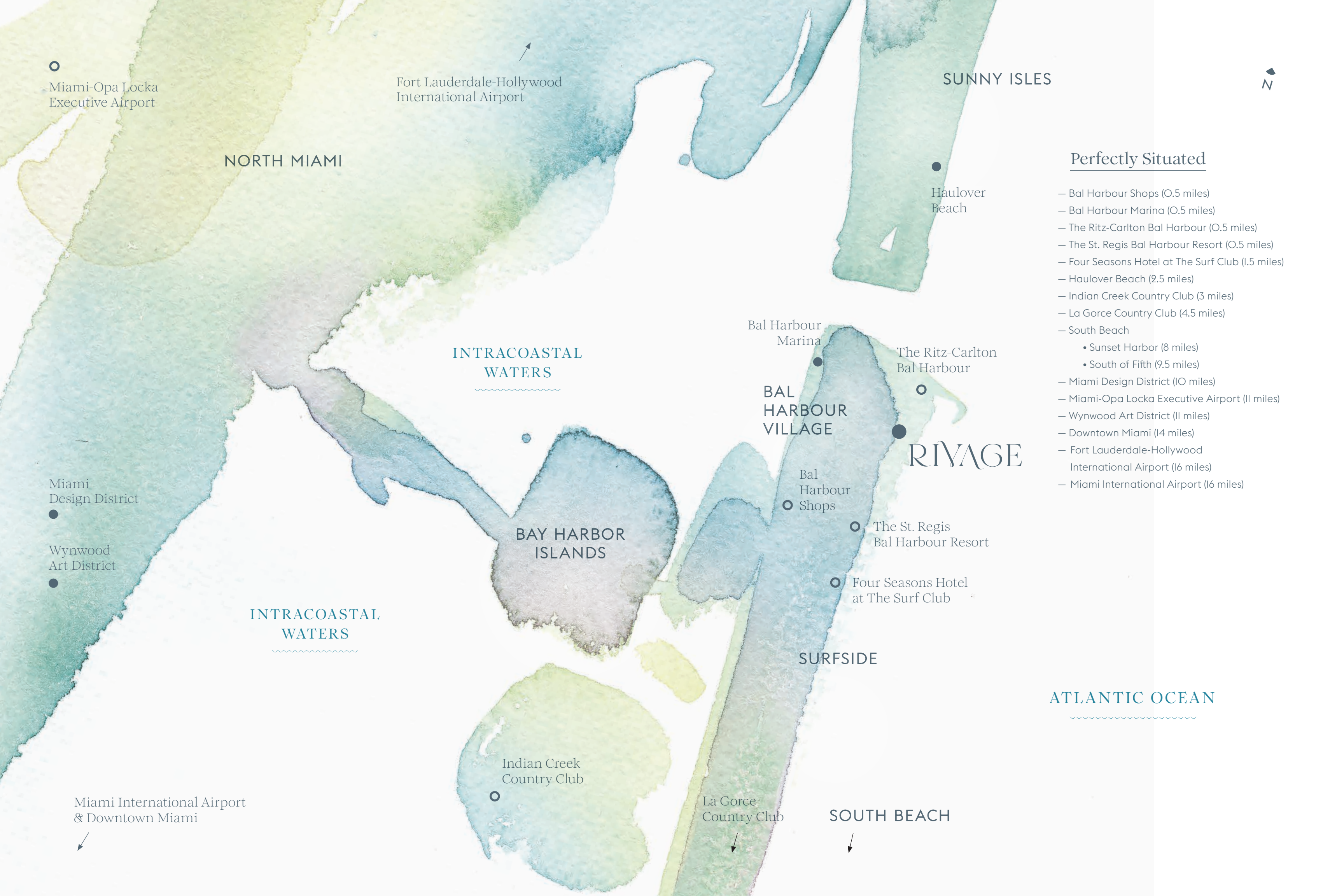
COCKTAIL LOUNGE

Welcome to the American Riviera

Since its inception in 1929, Bal Harbour has been an elite enclave on the tiny tip of this barrier island. It is unquestionably the most sophisticated and culturally rich version of South Florida's glamorous lifestyle.

This unparalleled location offers both a sense of privacy and convenient access to entertainment, dining, shopping, transportation and recreation.





Miami-Opa Locka
Executive Airport

Fort Lauderdale-Hollywood
International Airport

SUNNY ISLES

NORTH MIAMI

Haulover
Beach

INTRACOASTAL
WATERS

Bal Harbour
Marina

The Ritz-Carlton
Bal Harbour

BAL
HARBOUR
VILLAGE

RIVAGE

Miami
Design District

Wynwood
Art District

BAY HARBOR
ISLANDS

Bal
Harbour
Shops

The St. Regis
Bal Harbour Resort

Four Seasons Hotel
at The Surf Club

INTRACOASTAL
WATERS

SURFSIDE

Indian Creek
Country Club

La Gorce
Country Club

SOUTH BEACH

Miami International Airport
& Downtown Miami

Perfectly Situated

- Bal Harbour Shops (0.5 miles)
- Bal Harbour Marina (0.5 miles)
- The Ritz-Carlton Bal Harbour (0.5 miles)
- The St. Regis Bal Harbour Resort (0.5 miles)
- Four Seasons Hotel at The Surf Club (1.5 miles)
- Haulover Beach (2.5 miles)
- Indian Creek Country Club (3 miles)
- La Gorce Country Club (4.5 miles)
- South Beach
 - Sunset Harbor (8 miles)
 - South of Fifth (9.5 miles)
- Miami Design District (10 miles)
- Miami-Opa Locka Executive Airport (11 miles)
- Wynwood Art District (11 miles)
- Downtown Miami (14 miles)
- Fort Lauderdale-Hollywood International Airport (16 miles)
- Miami International Airport (16 miles)

ATLANTIC OCEAN