



THE LAST & THE LATEST

The **last** remaining luxury waterfront condominium with resort-style amenities in Miami's exclusive Bay Harbor Islands, and the **latest** project from visionary Continuum South Beach developer, Ian Bruce Eichner.

Complete with private boat slips, this limited-edition bayfront condominium offers two-to-four- bedroom residences spanning between 1,400 to 2,100 square feet.

BUILDING & RESIDENCES

BUILDING FEATURES

- Exclusive collection of fifty-seven luxurious two-to-four- bedroom residences spanning between 1,400 to 2,100 square feet
- Naturally private, verdantly lush landscaped arrival with porte-cochère entrance
- Expansive lobby with exquisite finishings and double height glass windows overlooking the water
- Five-minute walk to the Atlantic Ocean's sandy beaches and Bal Harbour Shops
- Pet-friendly building conveniently located two blocks from the dog park
- Covered bicycle storage racks with direct outdoor pathway access
- Four high-speed elevators with two dedicated elevator lobbies
- Electronic fob-controlled access to elevators, common areas and amenities
- Dedicated Mailroom with separate room for packages
- Electric vehicle charging stations for both residents and guests
- Emergency generator to power select residential comforts
- Pre-wired for internet & cable TV; Wi-Fi throughout all common areas

PRIMARY BATHROOMS

- Custom European cabinetry
- Vanity with double-sinks
- Premium fixtures and fittings
- Natural marble stone flooring
- Glass-enclosed shower featuring dual rainfall shower heads

THE RESIDENCES

- 9' ceilings in Residences
- 10' ceilings in Upper Penthouses
- Private terraces with unobstructed views of Biscayne Bay, the Atlantic Ocean, Bal Harbour, Miami Beach and downtown Miami
- Floor-to-ceiling, impact resistant sliding glass doors and windows
- All residences delivered fully-finished
- Imported European wide-plank wood flooring and marble stone in bathrooms
- Well-appointed fixtures & finishes curated by New York-based Durukan Design
- Den/Home Office with a full bath for lounging and convenient "work from home" space
- In-residence laundry room with energy-efficient, full-size, Miele® washer and dryer set
- Generously sized double-closet space, including walk-in closets in Primary Bedrooms
- Additional full-bathroom or powder room outfitted to accommodate guests
- Additional private storage spaces included with each residence

KITCHENS

- Custom European cabinetry and kitchen pantry
- Miele® appliance package including: electric cooktop, wall oven, dishwasher, refrigerator and microwave
- Quartz stone countertops
- Top-of-the-line Hansgrohe® fittings
- Miele® wine coolers exclusively in Penthouses

AMENITIES & SERVICES

SERVICES

- 24/7 Front Desk Reception
- 24/7 Full-service Valet for residents and guests
- Full-time Property Manager with on-site office
- Tesla® House Car located within the building offering residents on-demand transportation

AMENITIES

- 20,000 square feet of resort-style amenities; including over 8,500 square feet of lush tropical landscaping and open green spaces throughout
- 10,000 square foot Rooftop Amenity Deck with dedicated Kids' Area and Adults' Area
- Relaxing Pool with sun-shelf and immersed, shallow sun-loungers
- Expansive Poolside Sundeck with chaise loungers and shaded daybed nooks
- Tropical rooftop heated Adult Soaking Spa overlooking Biscayne Bay and the Atlantic Ocean
- Lounge areas with overhanging pergolas to provide comfortable shade
- Outdoor rooftop Summer Kitchen and dining area with spectacular bay views
- Rooftop Sunset Lounge with cozy seating, firepit and breathtaking sunset views
- Private seating nooks and hanging swing nests for secluded relaxation
- Private business offices with exquisite furnishings designed for productivity and quiet moments
- Residents' Club Room overlooking the water with lounge seating, a movie theater and private bar for entertaining
- State-of-the-art Fitness Center with the latest cardio and weight training equipment

WATERFRONT LEISURE

- Private boat slips exclusively for residents
- Dock-side pick-up and drop-off area
- Direct ocean access for boating and water activities via Haulover Inlet
- Water sports launch dock with kayaks, inflatables and paddleboards provided to residents
- Sunrise Terrace with dock-side lounge seating overlooking Biscayne Bay
- Dock-side lawns with waterfront bench seating, daybeds with flowering overhead trellises, and lazy hanging hammocks offering views of Biscayne Bay

JUST FOR KIDS

- Rooftop Kids' Splash Pad
- Dedicated Kids' Play Lawn
- Kids' rooftop Grill Station for outdoor dining
- Outdoor rooftop Kids' play tents
- Kids' rooftop hanging nest swings
- Study Pod areas ideal for homework or tutoring

THE TEAM

- Envisioned by **Ian Bruce Eichner**, developer of the iconic Continuum South Beach
- Architecture by the internationally acclaimed **Luis Revuelta**
- Landscapes and Pool Design by the renowned **C. Right Studios**
- Interiors curated by **Durukan Design**
- Built by **Suffolk Construction**
- Sales and Marketing by **PGutman, LLC**
- Creative by **Simply**

BAY HARBOR ISLANDS & THE SURROUNDING NEIGHBORHOODS

Bay Harbor Islands is a distinctly small and exclusive community that has become one of the most-highly desired luxury residential waterfront areas throughout Miami and Fort Lauderdale. Within just a one-mile radius, Bay Harbor Islands' residents enjoy easy-access to casual cafés, fine dining, neighborhood services, world-class shopping, parks and recreation for every age, as well as top-ranked schools – all just a short walk from La Baia North.

BAY HARBOR ISLANDS DEDICATED NEIGHBORHOOD SERVICES

- Bay Harbor Islands Police Department
- Bay Harbor Islands Fire Station
- U.S. Parcel Office
- Branch Library
- A+ rated Ruth K. Broad Bay Harbor K-8 Center (one of the highest ranked schools in Miami-Dade County)
- Complimentary Bay Harbor Islands Shuttle Service that runs Monday through Friday, from 9 a.m. to 5 p.m. with connections to Bal Harbour, Aventura, Sunny Isles Beach, Haulover Beach, North Miami, Surfside and the North Beach & Miami Beach Trolley systems

BAY HARBOR ISLANDS PARKS

- Bay Harbor Islands Tot Lot
- Town of Bay Harbor Islands Park
- 92nd Street Park
- 95th Street Tennis Courts & Park
- Officer Scott Winters Park

BAY HARBOR ISLANDS DINING

- Bistro Bakery
- Coffee Break
- Emilio's Trattoria
- Foozoo Artizan Pizza
- Meat Bar Restaurant
- Mestizo Gastro Fusion
- O'Lima Peruvian Gastrobar
- The Palm (Classic American Steakhouse)

BAL HARBOUR SHOPS (0.8 MILE)

Bal Harbour Shops is a 466,000 square foot open-air dining and luxury shopping experience. Notable luxury retailers and fine-dining restaurants include:

FINE-DINING RESTAURANTS

- Bianco Gelato
- Café en 3 at Neiman Marcus
- Carpaccio
- Hillstone at Bal Harbour
- Le Zoo
- Makoto

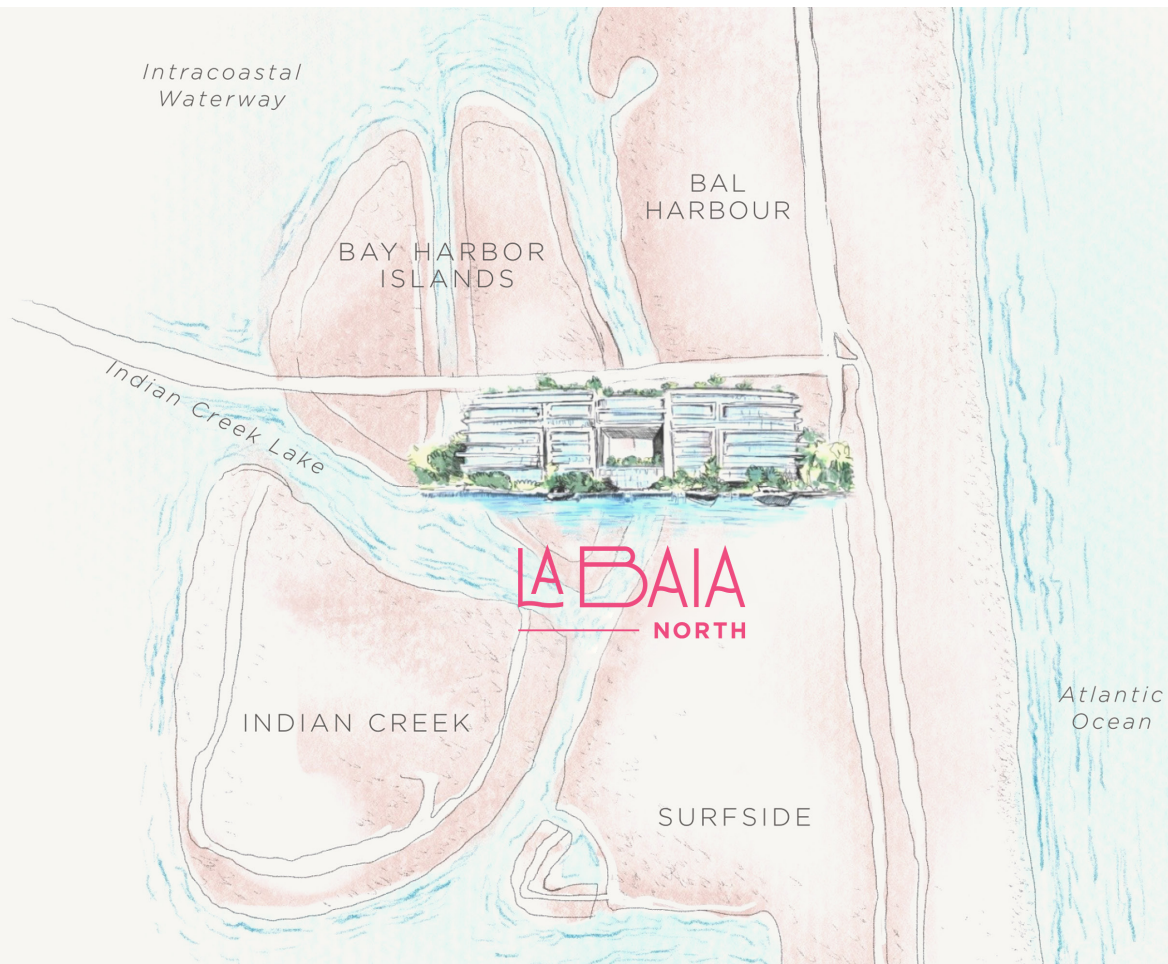
LUXURY RETAILERS

- Audemars Piguet
- Bottega Veneta
- Chopard
- Christofle
- Fendi
- Harry Winston
- Gucci
- Lalique
- Louis Vuitton
- Neiman Marcus
- Prada
- Saks Fifth Avenue
- Saint Laurent
- Salvatore Ferragamo
- Tom Ford
- Versace

NEAREST BEACH ACCESS (0.6 MILE)

Directly access the sand and Atlantic Ocean with a short five-minute walk from La Baia North.

PRIVACY WITH PROXIMITY



Aventura	6.7 miles	Miami-Country Day School	5.2 miles
Bal Harbour	0.6 mile	Miami Design District	8.4 miles
Brickell Financial District	13.7 miles	Miami International Airport	15.7 miles
Coconut Grove	16.4 miles	Miami-Opa Locka Executive Airport	10 miles
Coral Gables	18.2 miles	Midtown Miami	8.6 miles
Downtown Miami	12.7 miles	Nearest Beach Access	0.6 mile
Fisher Island	11.4 miles	South Beach	8.3 miles
Fort Lauderdale-Hollywood International Airport	17.9 miles	Sunny Isles Beach	4.7 miles
Haulover Beach	2.5 miles	The Cushman School	6.8 miles
Key Biscayne	21.7 miles	Wynwood Art District	9.6 miles
Las Olas, Fort Lauderdale	21.5 miles		

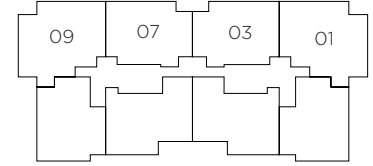
RESIDENCE TYPES - BAY VIEWS

2-TO-4 BEDROOM RESIDENCES AND PENTHOUSES

UPPER AND LOWER PENTHOUSES LEVELS 7 - 8

Corner Residence 01 & 09
4 Bed, 4.5 Bath
2,076 SF

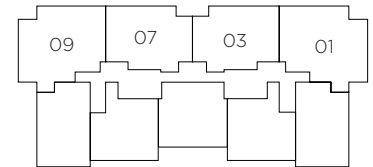
Residence 03 & 07
3 Bed, 4 Bath, + Den
1,811 SF



RESIDENCE LEVELS 4 - 6

Corner Residence 01 & 09
4 Bed, 4.5 Bath
2,111 SF

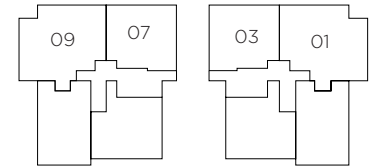
Residence 03 & 07
3 Bed, 4 Bath, + Den
1,811 SF



RESIDENCE LEVELS 2 - 3

Corner Residence 01 & 09
4 Bed, 4.5 Bath
2,111 SF
+ Private staircase for
Level 2 Residences

Residence 03 & 07
2 Bed, 3.5 Bath, + Den
1,533 SF
+ Private staircase for
Level 2 Residences



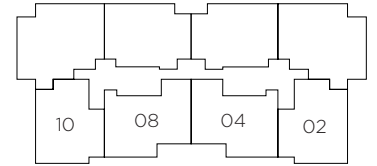
RESIDENCE TYPES - SUNSET/CITY VIEWS

2-TO-3 BEDROOM RESIDENCES AND PENTHOUSES

UPPER AND LOWER PENTHOUSE LEVELS 7 - 8

Corner Residence 02 & 10
3 Bed, 3.5 Bath, + Den
1,834 SF

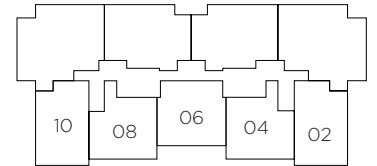
Residence 04 & 08
2 Bed, 3 Bath, + Den
1,616 SF



RESIDENCE LEVELS 4 - 6

Corner Residence 02 & 10
2 Bed, 2.5 Bath, + Den
1,450 SF

Residence 06
2 Bed, 3.5 Bath, + Den
1,486 SF

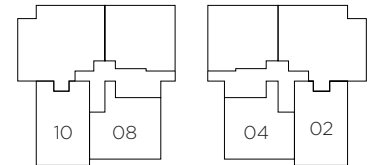


Residence 04 & 08
2 Bed, 2.5 Bath, + Den
1,432 SF

RESIDENCE LEVELS 2 - 3

Corner Residence 02 & 10
2 Bed, 2.5 Bath, + Den
1,450 SF
*1,000 SF balcony on Level 2

Residence 04 & 08
2 Bed, 2.5 Bath, + Den
1,432 SF
*Only available on Level 3



LA BAIA

NORTH

LA BAIA NORTH

Site Address

9481 East Bay Harbor Drive, Bay Harbor Islands, Florida 33154

ORAL REPRESENTATIONS CANNOT BE RELIED UPON AS CORRECTLY STATING THE REPRESENTATIONS OF THE DEVELOPER. FOR CORRECT REPRESENTATIONS, MAKE REFERENCE TO THIS BROCHURE AND TO THE DOCUMENTS REQUIRED BY SECTION 718.503, FLORIDA STATUTES, TO BE FURNISHED BY A DEVELOPER TO A BUYER OR LESSEE

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