

GO FIGURE

8,900

That's the total square footage, under air mind you, of the uber-unique, ultraluxe **Regalia Beach House**. (If that feels a little tight, there's also 6,300 square feet of outdoor living space.) The seven-bedroom, nine-and-a-half bath, \$25 million residence within the tower sprawls over two stories, and features furnishings by the Arthur Collection, Flexform, Hudson, Christian Liaigre, Roda, Paola Lenti and Royal Botania. regaliamiami.com

▶ **It's All Related**

One of the most prolific and active development firms in South Florida, **The Related Group's** portfolio includes some of the most coveted addresses in Miami, but the company is not one to rest on its laurels, recently announcing a diversity of developments all over South Florida.



FIVE-STAR
Hyde Hotel, Resort &
Residences in Midtown

Closest to Miami's urban center is Brickell Heights, the 690-unit condominium tower at 850 S. Miami Ave. that has partnered with the exclusive Equinox Fitness Clubs to deliver a three-story sports facility. "We are bringing Equinox to Brickell because the club is an integral part of our vision for sophisticated urban living," says Related's CEO and founder Jorge Pérez. "Equinox is the perfect amenity partner to our luxury properties." Meanwhile, Related is also partnering with sbe to launch the Hyde Hotels, Resorts & Residences brand, debuting flagships in Midtown Miami and Hollywood Beach. To create the Midtown location's 60 hotel rooms and 410 condo units, Related convened an A-team of talent: the Dezer Group (co-developers), Arquitectonica (architecture) and David Rockwell (interiors). The Hollywood Beach property, set in a 40-story beachfront tower (40 residences, 367 condo hotel units), enlisted the Hialeah-based architectural firm Cohen, Freedman, Encinosa and Associates. relatedgroup.com

REALTY TALK



"The three things that will define the real estate market in 2014 are normalcy, luxury and, most of all, mobility. Developers are paying a premium for starchitects and art collections to make their buildings more appealing because people are moving around in ways that we didn't see three or certainly five years ago."

-TODD DYER DAVIS, PRINCIPAL, BROWN DAVIS INTERIORS

LOUD AND CLEAR
PMG'S Echo Aventura



▶ **Sexy Six**

Kevin Maloney goes where the action is. The head of **Property Markets Group** has developed residential buildings in the most desirable areas of the country. To Maloney, the "why" of Miami is self-evident: the 30 percent appreciation in real estate over the past 12 months. Of PMG's 15 projects in the works nationwide, six are in South Florida, including Echo Brickell, a 150-unit highrise on Biscayne Boulevard that is 90 percent under reservation; 95th On the Ocean, located one block from Bal Harbour Shops and nearing completion; and an as-yet-unnamed building in Sunny Isles Beach. Filling out the half-dozen PMG projects in Miami are Sage Beach, a 24-unit boutique development in Hollywood Beach; Echo Aventura, with architecture by Carlos Ott and design by Yabu Pushelberg, situated on the last waterfront parcel in Aventura; and MEI, a 22-floor tower that's an homage to Asian design located on the last oceanfront site in this area of Miami Beach. As they say, location is everything. propertymg.com