

An aerial photograph of Miami, Florida, taken during the "golden hour" of sunset. The sky is filled with large, billowing clouds that are illuminated from below, creating a warm, orange and yellow glow. The city skyline is visible on the left side of the frame, with several high-rise buildings. A prominent white bridge with multiple spans extends from the city into a large body of water. The water is a deep blue, and the overall scene is serene and picturesque.

*888 Brickell Avenue*

MIAMI FLORIDA

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# Pission

888 Brickell Avenue is a universe unto itself, a unified vision of industry titans—JDS Development and Studio Sofield —that ushers in an unprecedented chapter of lifestyle-driven hospitality and exceptional residential design. 888 is a ground-up, hybrid hotel and luxury condominium residences. Capturing the spirit and soul of a time when pleasure was the ultimate pursuit, the glass is never half full at 888; it's overflowing. In the Magic City, where too much is never enough, 888 redefines what it means to live well.



# THE TOWER

THE TOWER

THE *Tallest* BUILDING  
IN THE *Magic* CITY

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Taking over the skyline, rising high above the recent renaissance of development in Brickell, 888 Brickell Avenue soars to an impressive 1,049 feet tall—marking a new record height for Miami and a category of its own. The façade features an elegant and restrained combination of ivory travertine, white stucco, and matte black steel beams that give the building an expressly vertical appearance, setting it far apart from its neighbors. Towards street level, the building dons a gold beaded “necklace” that brings a warm luster and brilliant shine to the property. Inspired by quintessential modernist skyscrapers like the Seagram Building in New York and Milanese mid-century design and fashion, 888 brings its brand of striking and bold architecture to Miami.



THE TOWER

MAKING AN *Entrance*

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From the moment you round the corner, everything changes. Rays of golden light, grand architectural gestures, an exuberant atmosphere, and Gatsby-level energy overwhelm every arrival—888 Brickell Avenue is like nothing else.

Perched on the corner of Brickell Avenue and 10th street, residents and guests arrive at a grand porte cochère—trimmed in gold leaf and clad in monolithic slabs of travertine—as they are welcomed into the world of 888 with white-glove service and gracious hospitality. Overhead, a gold-beaded screen wraps multiple stories, emitting a deep, warm golden glow that gives the property its signature look at ground level.





# JDS DEVELOPMENT GROUP

THE BROOKLYN TOWER, BROOKLYN

SEE LEGAL DISCLAIMERS ON BACK COVER.



JDS DEVELOPMENT GROUP

# *World-Class* INNOVATORS

Known for best-in-class engineering and record-breaking architecture the world over, JDS Development Group brings their breadth of experience to Miami, where it is headquartered. Composed of a team of innovators and builders led by Michael Stern, JDS is no stranger to large scale urban development and constantly pushes the boundaries of engineering and design, disrupting the skyline as often as they break ground. Having recently sold out Monad Terrace, their mixed-use condominium building located on Miami's South Beach, the team has set their sights on Brickell, spearheading the renaissance of development taking place over the next few years. 888 marks another supertall residential tower for JDS Development, after the iconic 111 West 57th Street on Central Park in New York and the skyline-resetting Brooklyn Tower. 888 will be their first entry into the hospitality sector, a natural step forward as their collaborative endeavors expand into new territory with like-minded partners.



MICHAEL STERN, FOUNDER OF JDS DEVELOPMENT GROUP



111 WEST 57TH STREET, NEW YORK CITY. PHOTO BY DAVID SUNDBERG.

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THE BROOKLYN TOWER, BROOKLYN



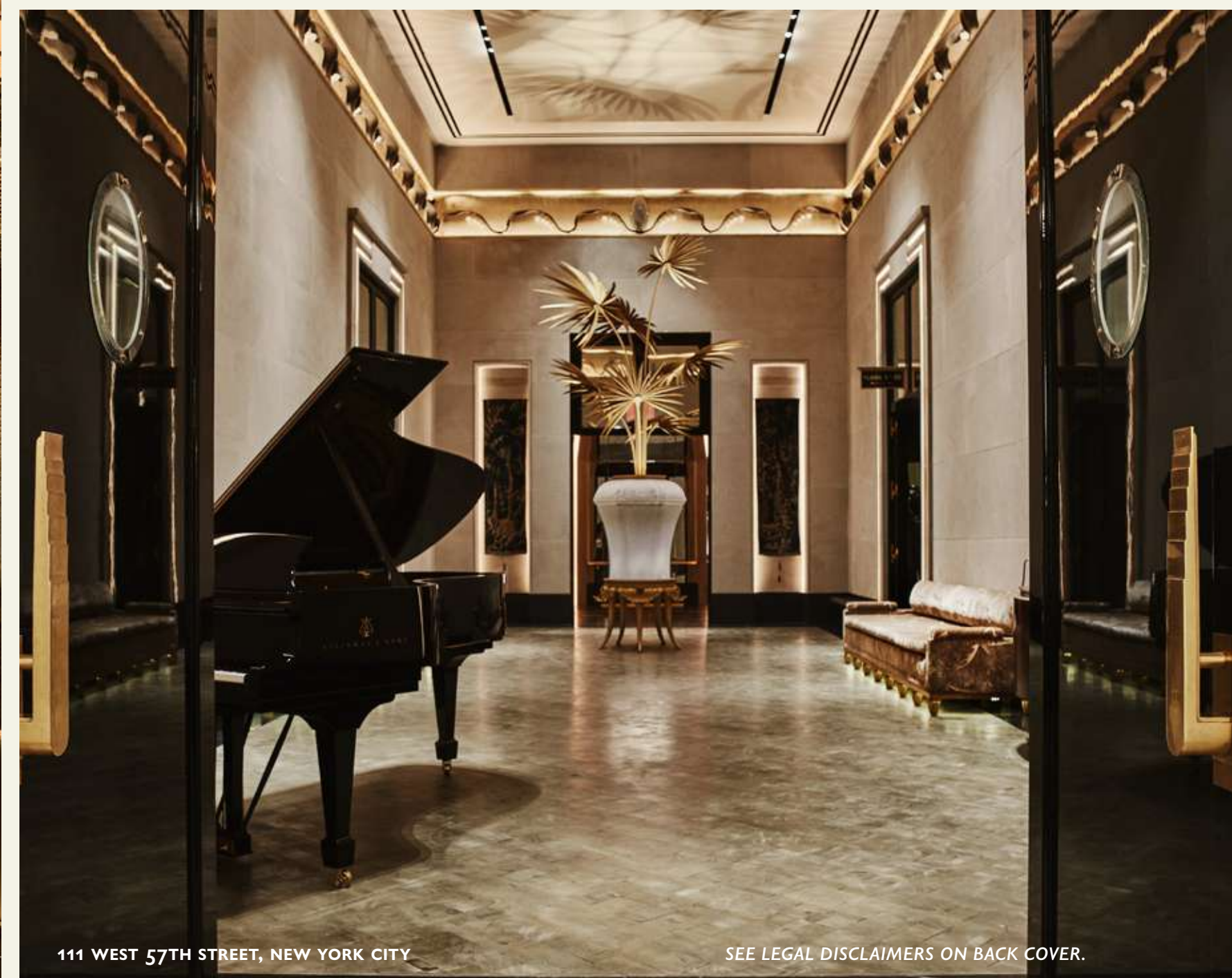
WALKER TOWER, NEW YORK CITY



AMERICAN COPPER BUILDINGS, NEW YORK CITY



FITZROY, NEW YORK CITY



111 WEST 57TH STREET, NEW YORK CITY

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# RESIDENCES

SEE LEGAL DISCLAIMERS ON BACK COVER.



PRINCIPAL SUITE, ARTIST RENDERING

RESIDENCES

*Masterfully* CURATED

Known for their fierce dedication to craftsmanship and unwavering commitment to sourcing luxurious and well-considered materials, Studio Sofield has taken the design of 888 Brickell Avenue to an unmatched level. Each of the 259 hybrid residences, ranging from 1-4 bedrooms, is curated by William Sofield and his team. From bespoke hardware and rare wood and stone species to highly custom furniture and handbuilt millwork, Studio Sofield brings their signature glamour and grace to every square inch of the residences at 888. Each home is a complete turnkey offering, designed to be easily converted from a private residence to separate private suites. Fully appointed, the homes at 888 are move-in ready from day one.

Select Features Overview:

*Turnkey Residences Styled by AD100 Designer Studio Sofield*

*Grand Living Rooms opening to Private Outdoor Space*

*Ceiling heights up to 11'*

*Washer & Dryer*

*Custom kitchens designed by Studio Sofield*

*Lockable closets in principal suite\**

*Custom bathrooms designed by Studio Sofield*

*Custom Building App*

\*In Select Residences





Chef-ready kitchens designed by Studio Sofield open to the Great Room and feature islands with integrated seating and state-of-the-art appliance package.

SEE LEGAL DISCLAIMERS ON BACK COVER.

## RESIDENCES

# FOREVER *Outside*

The private terraces are designed to function as an extension of the interior living space, perfect for entertaining and outdoor dining. Equipped with a full range grill, wetbar, and spacious prep area, the terraces are chef-ready. Whether cooking with friends and family or for hosting larger gatherings, this private outdoor space is as impressive as its gasp-worthy backdrop. Oversized sliding window walls bring fresh air in and allow for maximum daylight.





## RESIDENCES

# *Service* IN THE *Sky*

As a resident of 888 Brickell Avenue, you receive exclusive access to full-service offerings and concierge assistance year-round. No request is out of reach—from highly catered in-home events or fully stocked pantries curated by top chefs to box seats at the next Heat game—and if it is, we'll come up with something equally exceptional.





# FLEXIBLE LAYOUTS

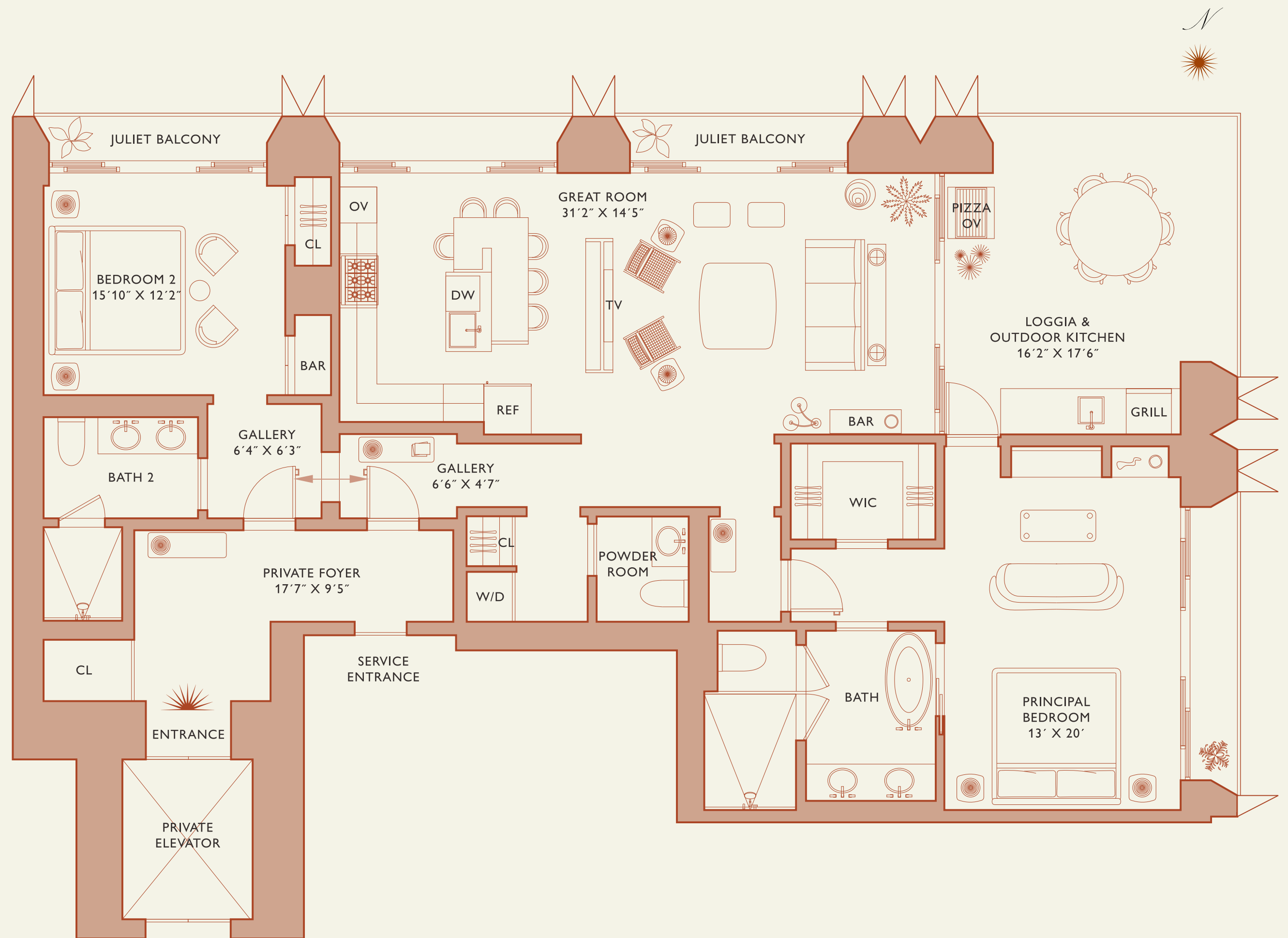
*One Residence, Three Configurations*

**FLEXIBLE LAYOUTS**

*888 Residence*

Conceived and designed as fully hybrid layouts, each 888 Brickell Avenue Residence utilizes a “lockout” function between the two main entry points, allowing for seamless conversions between a private residence, hotel suite, and/or hotel room. Within each residence is a discreet internal door that, when opened, creates a spacious private, multi-room residence, and when closed, a 888 Room and 888 Suite.

**RESIDENCE FEATURED:**  
**RESIDENCE B | FLOORS 55-77 | 2,410 TOTAL SF**



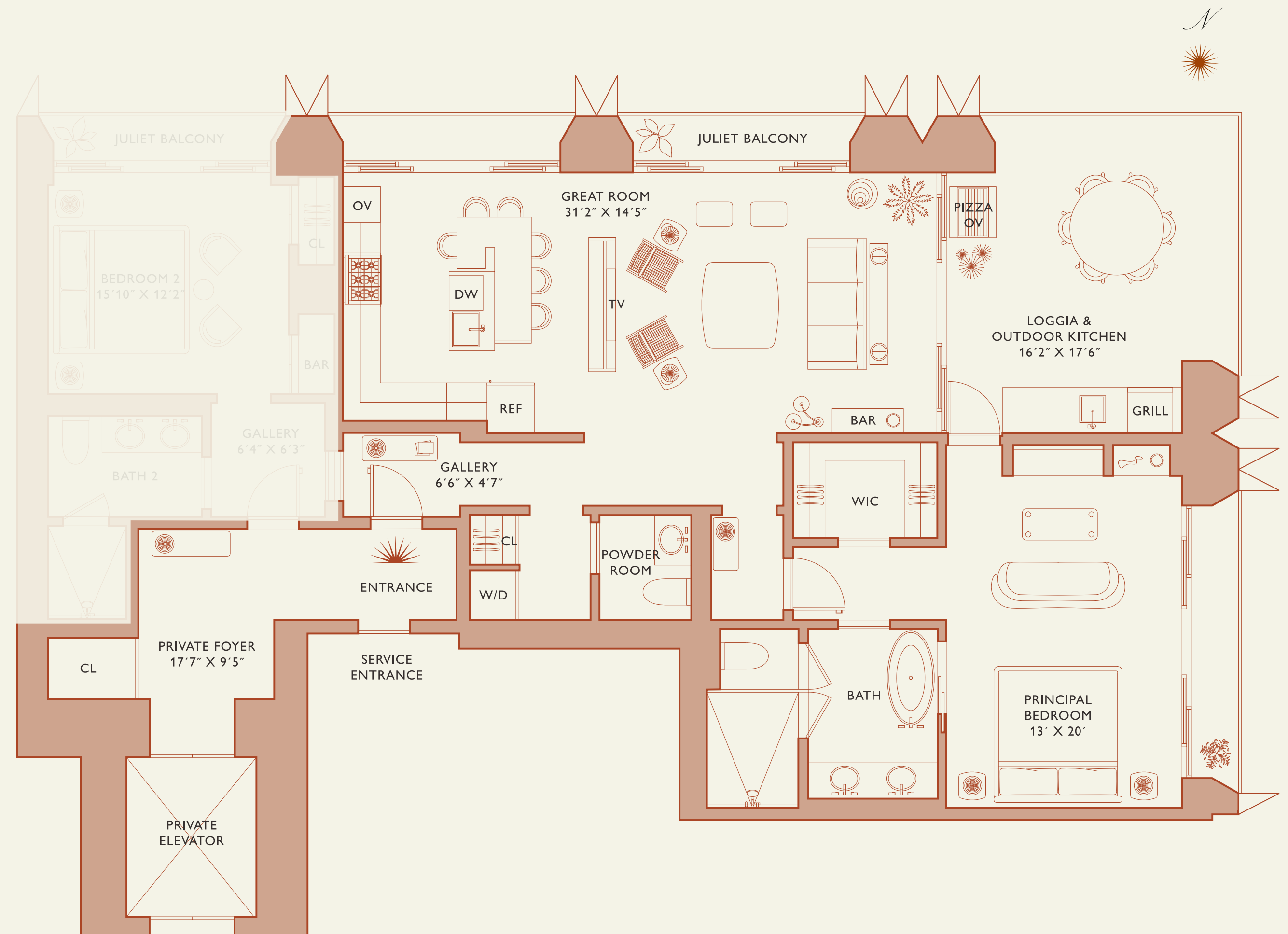
## FLEXIBLE LAYOUTS

### 888 Suite

Privacy and convenience with the turn of a key. With the flex door closed, the larger of the two spaces is converted into a 888 Suite, accessed directly from the private foyer. Functioning as either a spacious one bedroom private residence or hotel suite, each layout features a primary bedroom and ensuite bath, full chef's kitchen, living room, and fully-appointed outdoor terrace. As with all residences at 888 Brickell Avenue, guests can enjoy the same full-service hospitality around the clock. From catering or in-room dining from one of our multiple restaurants, spa and wellness services, full-amenity access, and the exceptional interiors by Studio Sofield. This configuration is ideal for owners hosting guests in the adjacent 888 Room or hotel guests looking for more room to entertain during their stay.

#### RESIDENCE FEATURED:

RESIDENCE B SUITE | FLOORS 55-77 | 1,600 TOTAL SF



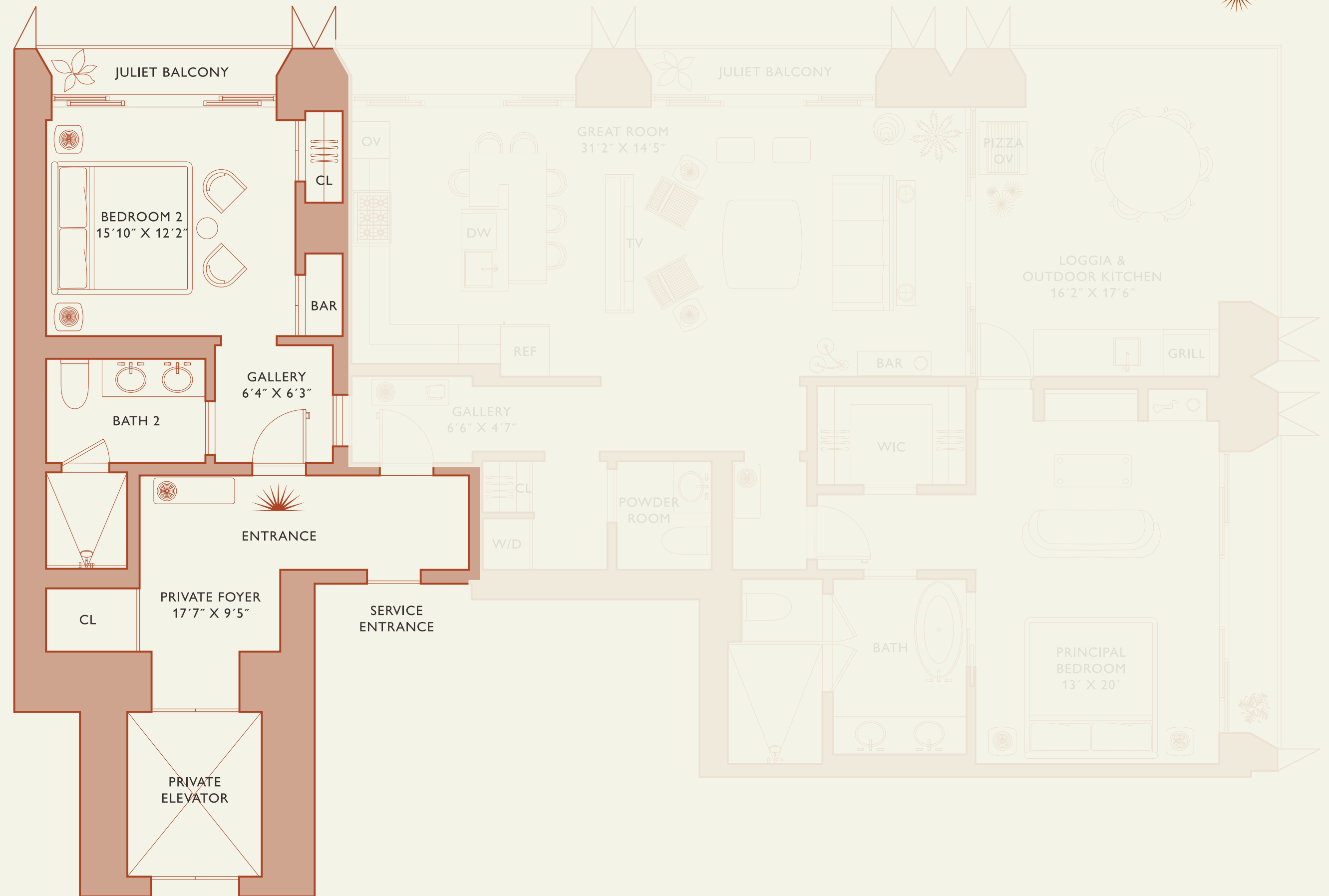
Stated dimensions are measured to the exterior boundaries of the exterior walls and the centerline of interior demising walls and in fact vary from the dimensions that would be determined by using the description and definition of the "Unit" set forth in the Declaration (which generally only includes the interior airspace between the perimeter walls and excludes interior structural components). For your reference, the area of the Unit, determined in accordance with those defined unit boundaries, is set forth on Exhibit "3" to the Declaration of Condominium. Note that measurements of rooms set forth on this floor plan are generally taken at the greatest points of each given room (as if the room were a perfect rectangle), without regard for any cutouts. Accordingly, the area of the actual room will typically be smaller than the product obtained by multiplying the stated length times width. All dimensions are approximate and may vary with actual construction, and all floor plans and development plans are subject to change. See full legal disclaimers on back cover. All depictions of furnishings, appliances, built-ins, counters, soffits, floor coverings, lighting, landscaping and other matters of detail, including, without limitation, items of finish and decoration, are conceptual only and are not necessarily included in each Unit. Ceiling heights are measured from top of floor slab to underside of ceiling slab. Additionally, ceiling height measurements exclude those areas where any soffits, moldings, drop and/or suspended ceilings and/or light fixtures may be installed. As such, the referenced ceiling height may not represent actual ceiling clearance. All ceiling heights are approximate and subject to change. Consult your prospectus and Purchase Agreement.

## FLEXIBLE LAYOUTS

### 888 Room

When the lockout door is engaged, the smaller of the two private spaces becomes a 888 Room. A spacious layout that consists of a primary bedroom and ensuite bath, gracious entryway with guest storage, and sliding window walls. As with all residences at 888 Brickell Avenue, guests can enjoy the same full-service hospitality around the clock. From in-room dining from one of our multiple restaurants, to spa and wellness services, full amenity access, and the exceptional interiors by Studio Sofield. This configuration is ideal for hotel guests or guests of the adjacent primary residence.

**RESIDENCE FEATURED:**  
RESIDENCE B ROOM | FLOORS 55-77 | 640 TOTAL SF





# STUDIO SOFIELD

SEE LEGAL DISCLAIMERS ON BACK COVER.



BILL SOFIELD & EMMA O'NEILL



111 WEST 57TH STREET, NEW YORK CITY WITH JDS DEVELOPMENT



111 WEST 57TH STREET, NEW YORK CITY WITH JDS DEVELOPMENT

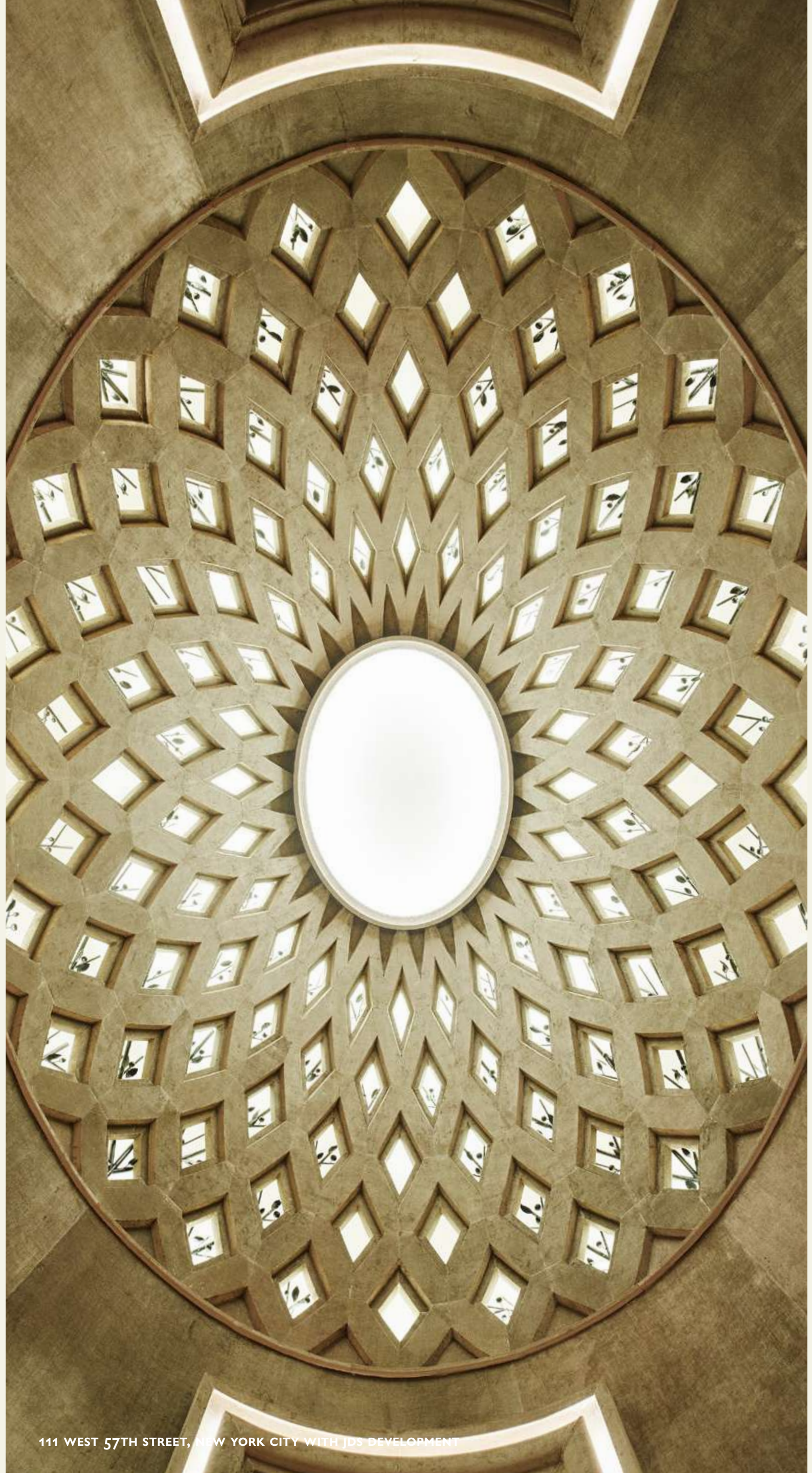
## STUDIO SOFIELD

# *Calculated* SEDUCTION

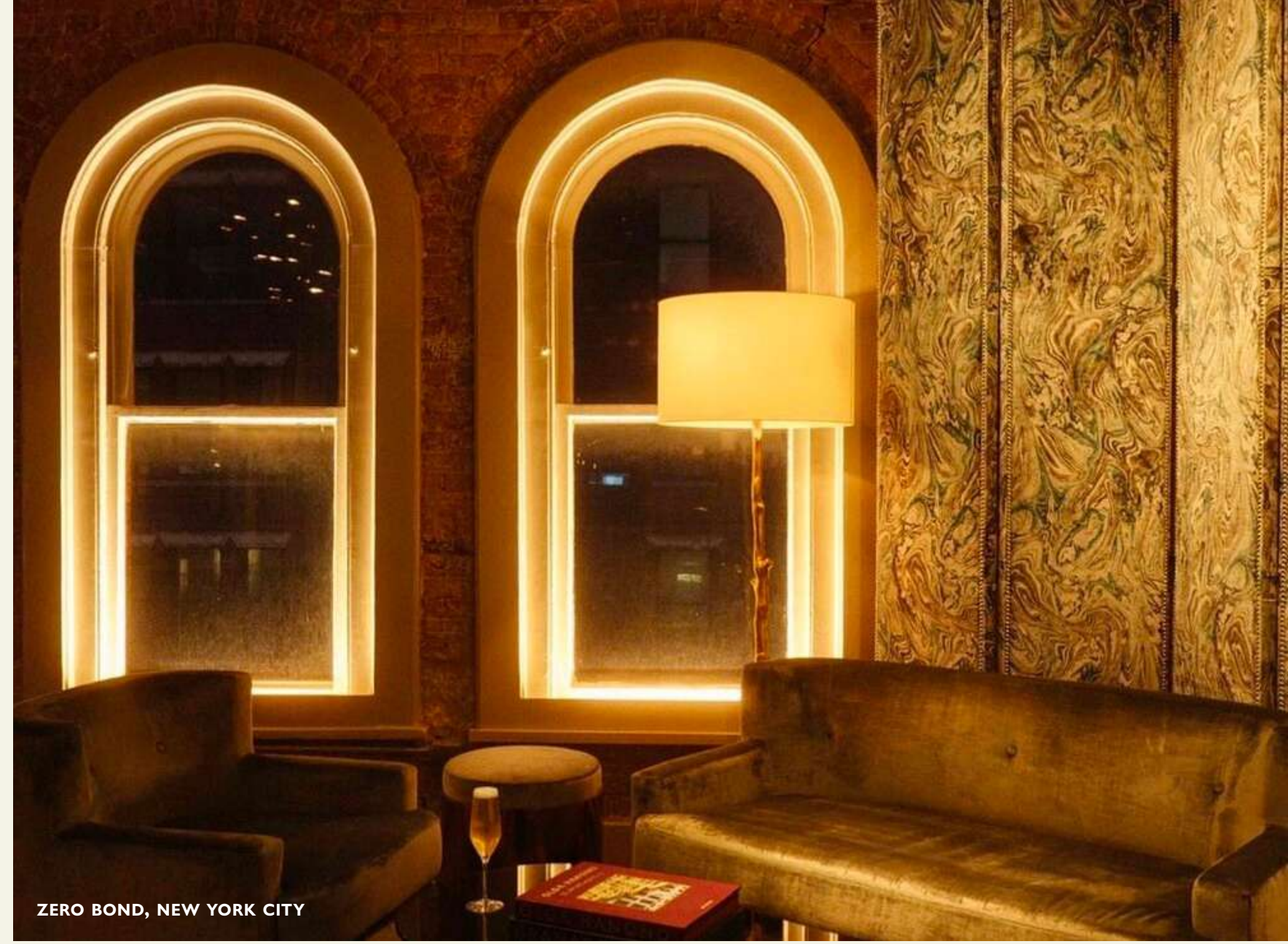
When William Sofield entered the design profession, he envisioned a workshop dedicated to creative relationships with clients and productive collaborations with artisans and artists. These priorities inspire the work of Studio Sofield, which has distinguished itself as an interdisciplinary firm noted for the clarity, quality and wit of its projects. In every project, beautiful and functional solutions emerge from an artistic concept that is balanced by an unfailing sensitivity to the client's needs and tastes. Studio Sofield continues to develop new concepts for many clients, such as Salvatore Ferragamo, Sotheby's Diamonds and Coach, and is currently working on three ground-up apartment towers in Manhattan. Recent work includes a residential tower for The Brodsky Organization, a residence at the Carlyle Hotel, and townhouses located on Manhattan's Upper East Side and in London's Regent's Park. Past projects include new concept and roll-out for Harry Winston, Tom Ford and Belsta", and recent concept proposals include projects for Saks Fifth Avenue, Tiffany, New York, and The Webster in Los Angeles.



111 WEST 57TH STREET, NEW YORK CITY WITH JDS DEVELOPMENT



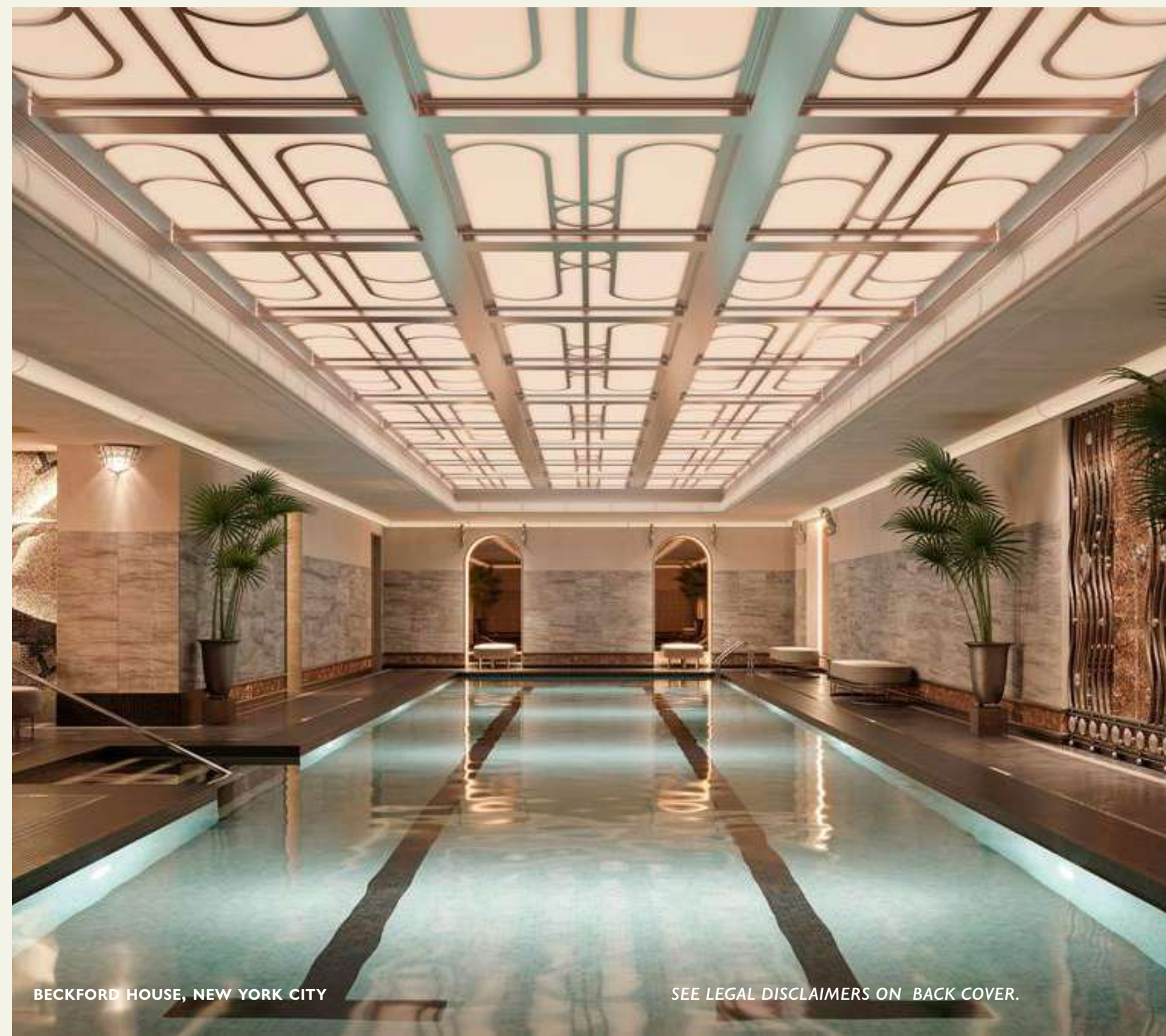
111 WEST 57TH STREET, NEW YORK CITY WITH JDS DEVELOPMENT



ZERO BOND, NEW YORK CITY

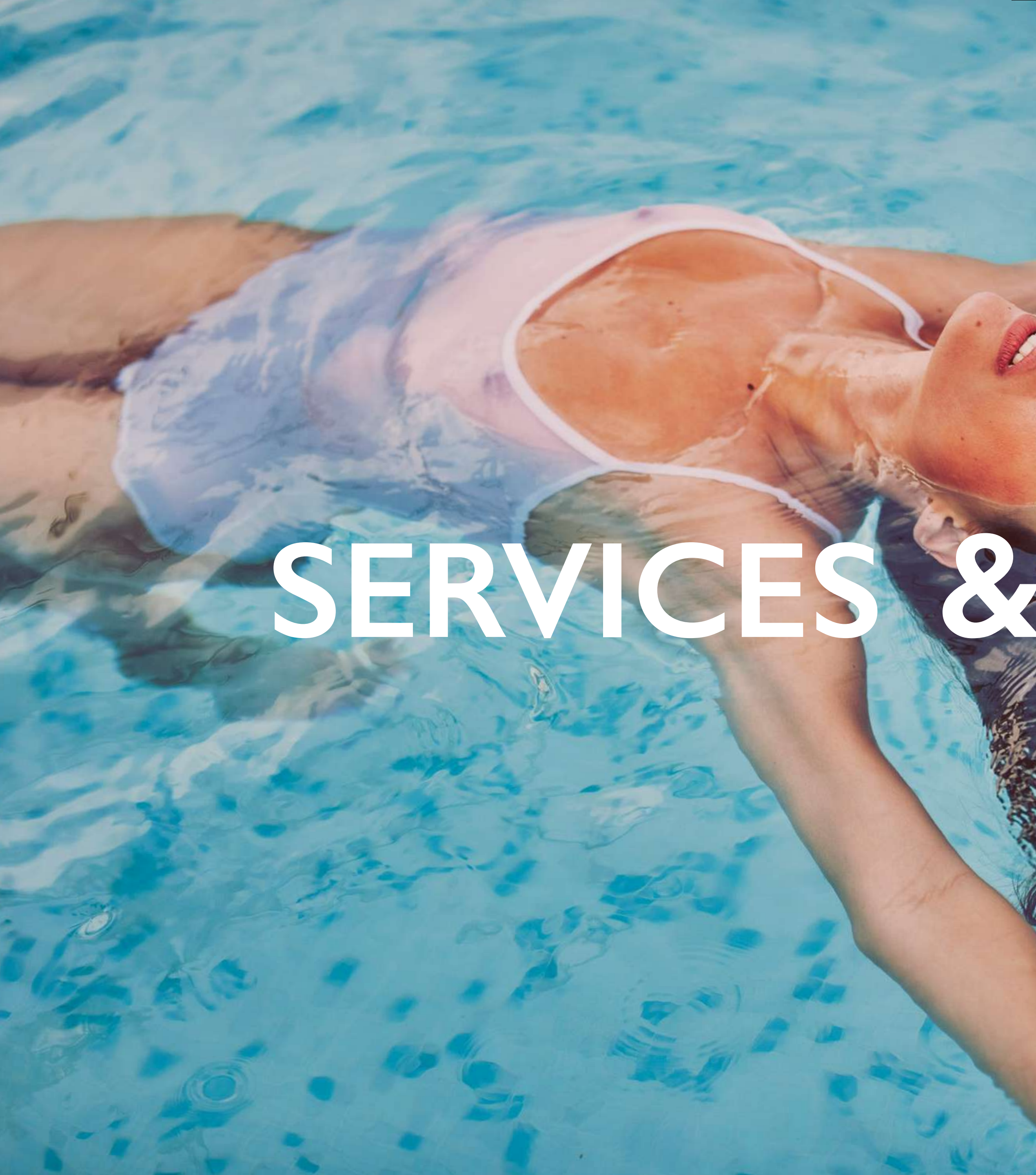


PRIVATE RESIDENCE



BECKFORD HOUSE, NEW YORK CITY

SEE LEGAL DISCLAIMERS ON BACK COVER.



# SERVICES & AMENITIES



## SERVICES & AMENITIES

# 115,000 SQ FT of *Anything* YOU WANT

To have everything at your beck and call, to never have to leave, to be unapologetically comfortable, and to never have enough, that is what it means to live at 888 Brickell Avenue. With this philosophy front of mind, JDS Development conceived, designed, and programmed every inch of the 115,000 square feet of amenities throughout the property. The idea is to just show up, and everything is taken care of. From the moment you wake up to the moment you go to sleep, every whim and desire is anticipated.

Home to a premier hotel of with world-class hospitality and 259 exquisitely-furnished private residences by AD100 designer Studio Sofield, 888 is an unprecedented hybrid of lifestyle-driven hospitality and elevated residential development. Spread over eight floors, 888 features a robust suite of amenities focused on entertaining, sports, leisure, wellness and fitness, and dining.

*888 Penthouse Collection*  
FLOORS 83-90

*888 Owner's Pool,  
Lounge, Office Suites*  
FLOOR 43

*The 888 Pool Club*  
FLOORS 22-23

*Fitness & Recovery*  
FLOORS 19-21

*Event Space*  
FLOOR 18

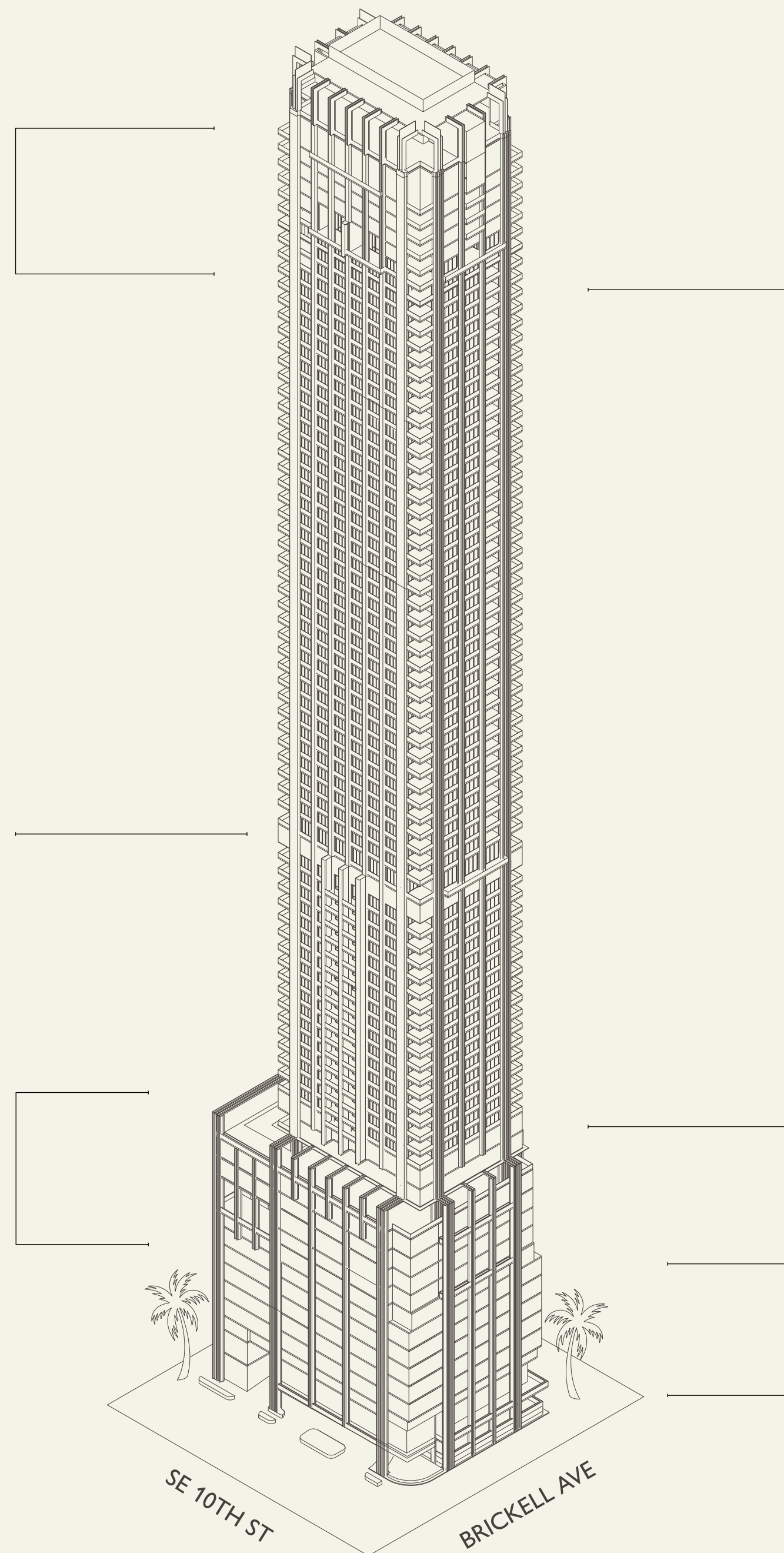
*Turnkey Flex Residences*  
FLOORS 25-77

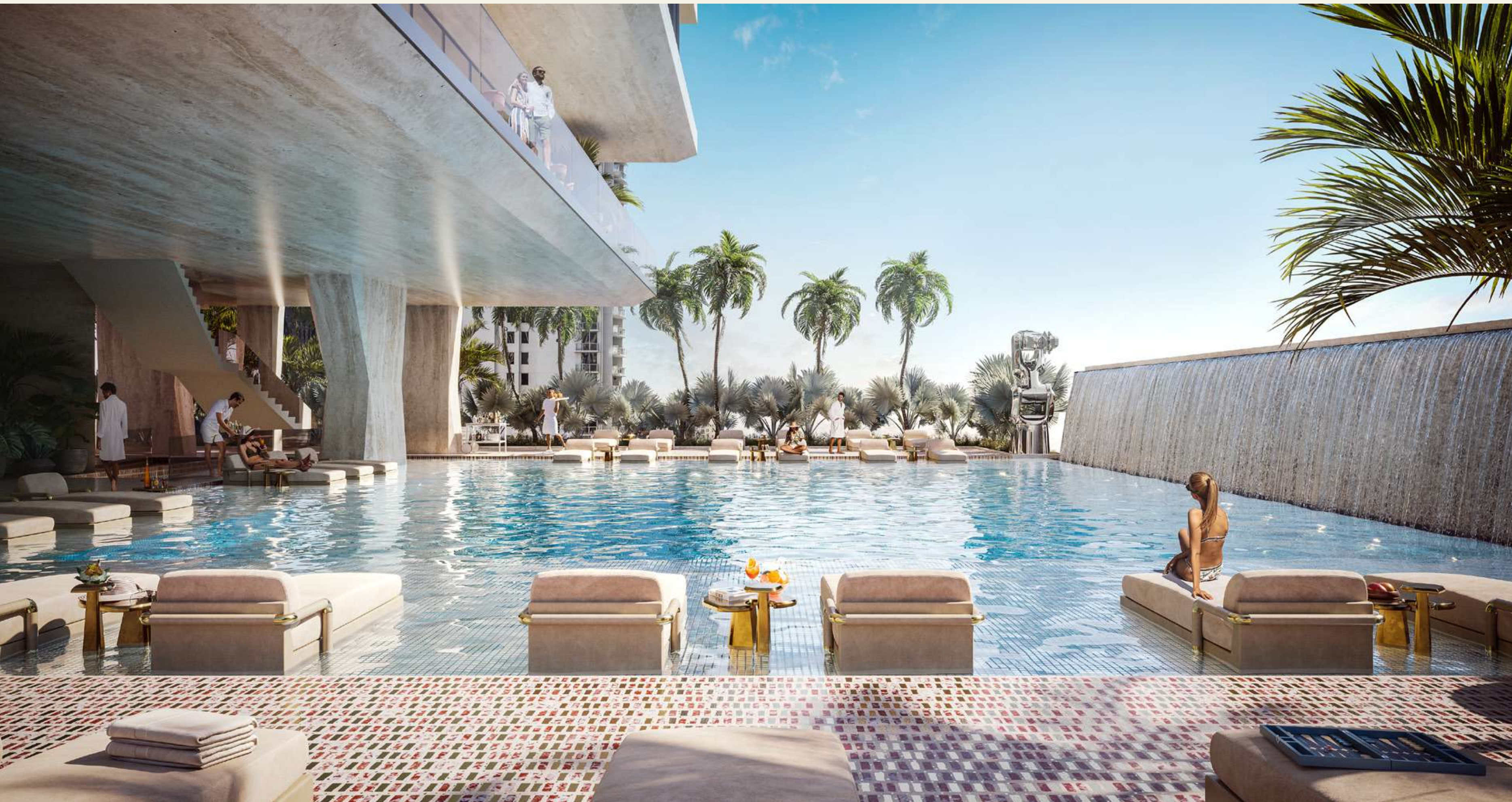
1-4 BEDROOM LAYOUTS

*Parking*  
6 FLOORS

*Arrival & Lobby Valet Parking*  
GROUND FLOOR

*888 Signature Restaurant*  
GROUND FLOOR-2





# TAKE THE *Plunge*

Sip, swim, snack, and sunbathe. Located on the 22nd floor is the Pool Club—dedicated to leisure, dining, swimming, and sunshine—this is where residents and guests go to relax, sip on a poolside spritz, and let the Miami sun do its thing. The Pool Club is the beating heart of 888 Brickell Avenue.

*Including:*

- 80' Multi-level, Terrazzo clad Pool
- Mediterranean Restaurant & Bar
- Sun Deck and Loungers
- Private Cabanas
- Poolside Service



# KEEP *Active*

Play hard, work hard. At 888 Brickell Avenue, the commitment to delivering a dynamic range of fitness, wellness, and recreation offerings is taken as seriously as the 5-star hotel services. Whether it's routine personal training sessions, advanced recovery wellness services, or a couples match on the only indoor Padel court in Miami, 888 will keep you active.

*Including:*

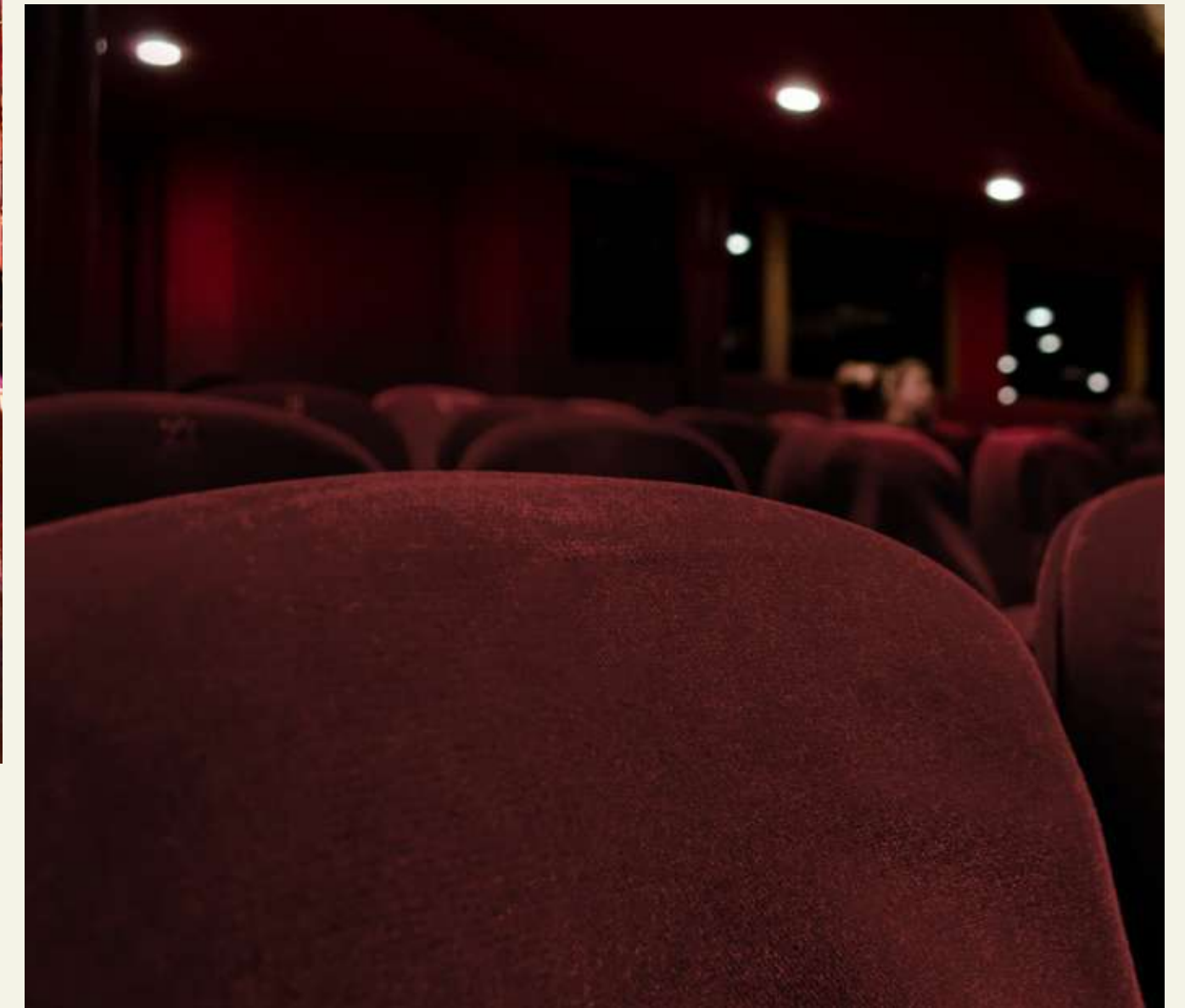
- Fitness Center
- Boxing Studio
- Padel Court
- Golf Simulator
- Yoga & Pilates
- Cold & Hot Plunge Pools
- Recovery Spa, Juice Bar, IV Therapy, Bespoke Massages, and more.

# LIFE OF *Leisure*

The finer things in life don't have to be out of reach. At 888 Brickell Avenue we've created spaces and places dedicated to enjoying life's most civil pleasures. We celebrate our residents' interest far beyond the traditional offerings. Integral to the development of 888 are a variety of leisure-focused amenities from humidor rooms to private wine cellars and a variety of private event spaces.

*Including:*

- Test Kitchen & Private Chefs
- Private Cabanas with flexible shade devices
- Humidor Room
- Wine Cellar
- F1 Simulator
- Event & Theatre Space
- Recording Studio
- On-Site Drivers





# 888 MEMBERS' CLUB

As a resident of 888 Brickell Avenue, you immediately become part of the 888 Member's Club. You have unlimited access to over eight floors of amenities focused on dining, leisure, sports, fitness, and wellness.

Each residence includes a 888 Membership Club package, featuring:

- *24-Hour Room service from in-house restaurants to your residence or anywhere in 888*
- *888 Restaurant Access*
- *Pool Club Access*
- *Valet Parking*
- *Rolls Royce House Cars*
- *On-Site Sommelier & Cigar Experts*

THE HOTEL

# ALL THE *Perks* WITHOUT THE BAGGAGE

Regarded as masters of showmanship and visionaries in hospitality, Studio Sofield brings their passion and dedication to Brickell, this time as a lifestyle-centric hotel. 888 Brickell Avenue is a catalyst for an entirely new chapter of excellence for both Studio Sofield and frequent collaborator JDS Development Group.

In addition to signature dining and lifestyle amenities, residents and guests have access to extraordinary hotel services and curate events all in one place. You might never leave, and honestly, you don't have to.

Hotel Perks:

*Multiple Restaurants & Bars*

*Curated Events*

*Poolside Dining & Bar*

*Lifestyle Services*

*Catering & In-Residence Dining*

*Maid Service*



# THE FACTS

*Everything you need to know*

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## Tower

- Standing tall at 90 stories, 1,049', a record height for Miami
- 259 Residences
- Extraordinary views of the Atlantic Ocean, Biscayne Bay, Downtown, and Miami Beach
- An architectural tour-de-force of Ivory Travertine Stone- Cladded Exterior and Glossy Black Façade

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## Team

A collaboration with a best-in class team:

- *JDS Development Group*: Developer
- *Studio Sofield*: Design Architect & Interior Designer

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## 888 Members' Club

Each residence includes a membership package, featuring:

- Hotel amenities, including booking concierge, maid service, and more.
- Room service from in-house restaurants
- 888 Restaurant Access
- 888 Pool Club Access
- Valet Parking
- Rolls Royce House Cars

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## Features

- Turnkey Residences Styled by AD100 Designer Studio Sofield
- Ceiling heights up to 11'
- Custom kitchens designed by Studio Sofield
- Custom bathrooms designed by Studio Sofield
- Fully built-out closets in custom millwork designed by Studio Sofield
- Washer & Dryer
- Grand Living Rooms opening to Private Outdoor Space
- Lockable owner's closets in principal suite
- Custom 888 building app
- House phones and interface technology for concierge and services

*\*In Specific Residences*

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## Residences

Designed with curated furnishings by Studio Sofield, in a first-of-its-kind in-residence lifestyle curation.

- Fully furnished 1- to 4-bedroom residences
- 888 Residences Collection with Suite and Room
  - 888 Residence
  - 888 Suite
  - 888 Room
- To the MAX
  - 888 Full Floor Collection
  - 888 Duplex Collection
  - 888 Penthouse Collection
- Private & Semi-private Keyed Elevators



## Amenities

### ARRIVAL & LOBBY

- Porte Cochere arrival below a gold Beaded Decorative Screen and custom pendants
- Rolls Royce House Cars
- Valet Service
- Signature Restaurant
- Private Residential Lobby
- Private Club Entry
- Double-Height Grand Lobby with two bars

### FITNESS & RECOVERY

- Double-Height Indoor Padel Court
- Fitness Center
- Boxing Studio
- Golf Simulator
- Yoga & Pilates
- Cold & Hot Plunge Pools
- Recovery Spa, Juice Bar, IV Therapy, Bespoke Massages, and more
- Barber Shop

### THE 888 POOL CLUB

- 3,900 SF pool deck
- Water lounge chairs
- Grand Pool Bar with Poolside Service
- Pool Deck Restaurant
- Private Cabanas w/ flexible shade devices

### SCREENING ROOM

- 44' Lap Pool
- Lounge Spaces
- Meeting rooms & Office Suites
- Screen Room

### EVENT SPACE

- 5,000 SF Event Space with Outdoor Terrace
- Demo Kitchen & Private Dining
- Event/Theatre Space
- Recording Studio
- Pool Tables
- Cigar Room
- Wine Cellar

### FOOD & BEVERAGE

- Signature Restaurant on Ground Floor
- Pool Club Restaurant & Bar for all-day dining
- Demo Kitchen
- 888 Restaurant

## The Neighborhood

With its ever-evolving cultural offerings and extensive growth over the past decade, Brickell has become the new center of Miami. From Michelin-rated dining to Madison Avenue-level designer shopping, globally celebrated art institutions, to the most acclaimed sports and music arena in the state, Brickell is where Miami comes to life.

The neighborhood provides direct access to the Design District and Wynwood and is only a short drive or quick boat ride to South Beach, making convenience an understatement. As with most of Miami, Brickell boasts a health and fitness-oriented lifestyle, but with the highest concentration of luxury gyms, wellness centers, and boutique training studios.

Brickell puts you in the heart of Miami.

### Neighborhood Highlights:

- Brickell City Centre
- FTX Arena, home to the Miami Heat and celebrated venue
- Pérez Art Museum Miami
- Riverside Miami
- Michelin-rated Restaurants
- Designer Coffee Shops
- Trendy Cocktail Bars & Breweries
- The Underline outdoor Fitness Park
- Close proximity to Wynwood, the Design District, Downtown, Key Biscayne, and a short drive or direct boat ride to South Beach