

YOURS TO OWN, YOURS TO SHARE



EXPERIENCE LUXURY LIVING IN THE HEART OF MIAMI

Located in the vibrant Edgewater neighborhood, Edge House offers sophisticated amenities, a beautifully curated environment, fully furnished residences, and the ultimate proximity to top entertainment, fine dining, shopping, parks, and cultural experiences.

RESIDENTIAL MIX

- Studio
- 1 Bedroom
- 2 Bedroom
- 3 Bedroom
- Lock-out options available

OVERVIEW

- Prices from \$500,000's to \$1.9M
- Approved for short-term rentals
- Fully Furnished Residences
- Spectacular Views of Biscayne Bay and the Miami Skyline

BUILDING FEATURES AND SERVICES

- Architecturally iconic 57-story high rise
- Sustainable FGBC-certified SMART building with advanced technology
- Cutting-edge rental reservation system and guest check-in service
- 24-hour valet parking
- Pet-friendly
- Air-conditioned storage rooms
- Electric vehicle charging stations

BUILDING FEATURES AND SERVICES

- Select 2- and 3-bedroom residences with lock-out option
- Fully finished and furnished, curated by acclaimed interior designer Adriana Hoyos
- 9-foot-high ceilings
- Floor-to-ceiling windows and sliding glass doors with premium laminated glass for soundproofing and impact resistance
- Private outdoor terraces with breathtaking views
- Paneled kitchens with Italian cabinetry, Bosch appliances and quartz countertops
- Built-in closets with integrated lighting
- High efficiency washer and dryer

AMENITIES

- Welcome reception and concierge with personalized services
- Lobby lounge with café-bar and double height ceiling
- 24/7 gourmet market
- Smart package room by LUXER ONE
- Two resort-style pools overlooking the Miami skyline
- Cabanas and chaise lounges, sun shelf, hot tub and outdoor rain showers
- Full-service pool bar
- Spa with sauna, steam room and relaxation area
- Private wellness treatment rooms
- Fully equipped fitness center and yoga studio
- Zen garden with reflecting pond and meditation deck
- Residents' lounge on pool level with indoor and outdoor seating
- Sky bar and lounge with unobstructed Biscayne Bay views
- Flexible co-working spaces and private meeting rooms
- Podcast room with professional equipment and soundproof acoustic panels
- Kids' playground
- Golf putting green
- Summer kitchen with grilling area and outdoor lounge seating
- Lush landscaping
- Bicycle storage





EDGE HOUSE

MIAMI

BEDROOMS	BATHROOMS	INTERIOR SQ. FT	STARTING PRICE
Studio	1 Bath	406 – 500	\$530,000
1 Bedroom	1 Bath	554 – 627	\$674,000
2 Bedrooms*	2 Baths	848 – 924	\$976,000
3 Bedrooms*	2 Baths	1,232	\$1,600,000

*Units with lockout option

DEPOSIT STRUCTURE

5% AT CONTRACT

5% 15 DAYS AFTER CONTRACT

10% 45 DAYS AFTER CONTRACT

10% 90 DAYS AFTER CONTRACT

10% AT 25TH FLOOR (EST. end of 2026)

10% AT TOP OFF (Est. end of 2027)

50% AT CLOSING (Est. end of 2028)

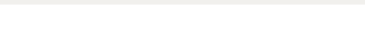


PLANS. RENDERINGS. DETAILS.



SITE ADDRESS

1837 NE 4TH AVE., MIAMI, FL 33132



1789 BISCAYNE BLVD., MIAMI, FL 33132

PHONE:



DEVELOPER



ARCHITECT



INTERIOR DESIGNER



LANDSCAPE ARCHITECT



EXCLUSIVE SALES AND MARKETING



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