

# REAL ESTATE

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## DONALD J. TRUMP ENTERS FT. LAUDERDALE MARKET

*City Approves 298-Unit Trump International Hotel & Tower*

Trump International Hotel & Tower will debut as a five-star, 298-unit condo/hotel on the ocean in Fort Lauderdale. Behind the project is Donald J. Trump and prominent New York-based developer Roy Stillman in partnership with internationally recognized resort and hotel development company Bayrock Group. The development will rise at 551 N. Ft. Lauderdale Beach Blvd. just north of Las Olas Boulevard. Construction will begin this month, with completion scheduled for February 2007. Fully furnished and outfitted deluxe studios, one and two-bedroom suites will average approximately \$1,000 per square foot.

The 24-story tower, designed by renowned Architect Michael Graves and Associates in collaboration with Oscar Garcia Architects, will resemble a 1925 luxury cruise liner in look and feel. "We are thrilled to be entering this market with such a presence. We've found the best location in which to offer the finest and most luxurious five-star experience. This will truly be a landmark on Fort Lauderdale Beach," states Trump.

Roy Stillman, managing member of Stillman Bayrock Merrimac LLC, adds, "Our combined expertise in development will ensure a level of architectural innovation



*Rendering of Trump International Hotel & Tower*

not seen in South Florida."

To exemplify Trump's signature level of luxury, Trump International Hotel & Tower Fort Lauderdale will have the most elegant interior finishes and features. Italian marble flooring and top-of-the-line appliances, unparalleled amenities and white-glove service, a health club and spa, world-class restaurant, concierge, valet, room service and 24-hour security will be among them.

Trump conceived the condominium hotel concept in New York with Trump International Hotel & Tower on Central Park West, which is currently rated the number one hotel in the United States by Conde Nast Traveler. Two major advantages of Trump's condo/hotel concept are that condominium owners have the option to allow a premier hotel management company to maintain and rent their units when not occupied, and that they are offered among the most favorable rental programs found in the marketplace today.

*The temporary sales center is located at the Galleria Luxury Collection at 954 E. Las Olas Blvd., with the onsite sales center scheduled to open this month. For more information, call (866) 878-6701 or visit [www.trumpfortlauderdale.com](http://www.trumpfortlauderdale.com).*

## MONDRIAN DEBUTS

*Creative Masterpiece In Miami's Art District*

H&H Development Co., a Coral Gables-based real estate investment and development company, recently debuted its newest project, Mondrian. The \$60 million project is being built on 1.28 acres of land at 333 NE 24th Street, in the heart of the Miami Art District, just blocks away from Miami's new Performing Arts Center. Also surrounding the development are distinguished art collections and galleries, new restaurants and nightclubs, the Design District with furniture showrooms and retail outlets, and Bayfront Park.

Mondrian, described as "Bohemian with a 21st century twist," is designed around an Arts theme. The 18-story building will encompass 176 units and 10,000 square feet of retail space, as well as studios used for the creation of art, galleries to showcase art, and lounges to celebrate art. Almost every unit will have a work studio and an oversized window for inspiration.

"This is something that has never been done by any developer," notes Harvey Hernandez, founder and President of H&H Development. "I wanted to create a motivating place that would stimulate the minds of art enthusiasts. Residents are encouraged to create, display and appreciate art in a place that they can also call home."

Architect Fullerton Diaz designed a variety of floorplans to complement all lifestyles. Residences will feature expansive terraces, walk-in closets and contemporary Italian kitchens, equipped with stainless steel appliances. Standard units boast nine-foot ceilings, while ceilings in loft-style residences ascend up to 23 feet. One and two bedrooms and lofts range in size from 738 to 1,350 square feet and are priced from the \$200s to \$500s.

The building will house a colorful and lavish sun deck, featuring an expansive infinity-edge heated pool, an exotic lava rock sauna, an alluring outside bar with poolside service and chic serene cabanas aligning the pool deck. Residents will also enjoy other luxurious amenities, including a soothing spa, an elegantly manicured meditation garden, and a high-tech fitness center with a yoga/ Pilates studio. Unique and clever additions to the building amenities include a painting studio, an art gallery/library for the creative and intellectual residents, and a wine cellar.

H&H Development Co. was born out of Hernandez's desire to offer the market high-quality, affordably priced boutique condominiums in strategic urban locations. The developer currently has seven ground-up development projects in its growing portfolio, including Gables View, Mediterranean and Solaris.

*The onsite sales center is scheduled to open when sales are launched in April. Construction is scheduled to commence this fall. For more information call (305) 576-7711 or visit [www.mondrianmiami.com](http://www.mondrianmiami.com).*



*Mondrian Rendering*

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