

# VILLA MAMI

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## BUILDING FEATURES

- Waterfront living imagined, programmed, and serviced by Major Food Group
- 55 floors including 49 residential levels and five levels of private club lifestyle amenities designed by Charles & Co
- Endless 360° sunrise and sunset views spanning the Bay, Ocean, Downtown Miami and Miami Beach
- Iconic building design combining a unique copper-glazed exoskeleton anchored by a multifaceted, gemstone-inspired glass amenity podium
- Full-floor Villa Piano residences range from four to five bedrooms
- Half-floor Villa Mezzo residences range from three to four bedrooms
- 20,000<sup>SF</sup> of world-class amenities programmed by MFG
- Piazza-style grounds connected to the forthcoming Miami Baywalk and promenade, with convenient accessibility to Design District shopping and dining
- Lush private gardens designed by Enzo Enea
- Premium bay frontage surrounding two sides of building

### *Arrival*

- Private dock with boat slip
- Helipad access for seamless arrivals and departures
- Private parking garage with electric charging stations

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## SERVICES

- A seamless, next-level lifestyle imagined and serviced by hospitality experts MFG. A philosophy of boundless opulence where all needs are anticipated and catered to
- On-site Estate Manager and In-House Curator work in tandem to oversee all household leisure and personal needs, requests, and reservations
- Porte-cochere with 24-hour valet service
- 24-hour security and front desk services
- Bank-style private vault with safety deposit boxes

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## FOOD & BEVERAGE

- On-premises MFG restaurant, conceived as an Italian-inspired culinary experience spanning two levels to include bayfront dining and private dining rooms
- MFG-curated food and beverage program throughout building
- Residents-only juice bar and coffee lounge
- At-home private chef services and cooking lessons
- Provisioning and in-residence grocery stocking options
- Poolside food and beverage service
- Preferred reservations, concierge service, and charging privileges across all MFG restaurants as well as priority access and invitations to events

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## AMENITIES

### *Health & Wellness*

- Spa experience inspired by Italian thermal spas containing plunge pools, steam room and sauna, chromotherapy sensory showers, salon, and treatment rooms
- Spacious, light-filled fitness center with state-of-the-art Technogym equipment and fully equipped yoga, pilates and boxing studios
- Expansive women's and men's recovery lounges and changing rooms
- Fully serviced outdoor pooldeck with lounges and daybeds

### *Leisure & Entertainment*

- Residents' club room with library and intimate lounges
- Boardroom and private work spaces
- Entertainment room featuring various game areas including billiards and shuffle board table
- Screening and multi-media game room
- Dedicated kids' and teens' lounge

# WILLOW LA MANNA

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## RESIDENCES

- Sweeping, panoramic views of the Biscayne Bay and the Atlantic Ocean
- Entry foyers open to expansive floor plans featuring 10-to-11-foot ceiling heights
- Floor-to-ceiling windows throughout provide unobstructed views
- Spacious sunrise and sunset terraces across every residence
- Choice of wood or porcelain flooring complemented by custom millwork by interiors experts Charles & Co for doors, cabinets, and trim

### *Kitchen Features*

- Chef's kitchens designed by Mario Carbone for gathering, hosting, and chef-level cooking experiences
- CornuFé dual-fuel ranges with gas cooktops and electric convection ovens, professional-grade pasta cookers and wall-mounted pot filler
- Integrated ovens and refrigeration by Wolf and Sub-Zero
- Countertops and backsplashes in Taj Mahal Quartzite stone
- Custom Italian cabinetry with fluted glass, wood island and the option of green or cream lacquer finish
- Walk-in pantries with generous shelving
- Complementary materials menu of brass, lacquer, stainless steel, and fluted glass details and fixtures
- Built-in wine refrigeration and storage with customized shelving and temperature control

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## *Bedroom Suites*

- Spacious primary suites with sweeping views, lounge area, and direct balcony access
- Gracious atelier-style dressing rooms with shelving and storage
- Primary en-suite bathrooms feature Greige Onyx Porcelain walls and counter, travertine porcelain floors, and fluted glass shower doors
- Oversized soaking tub along window wall offers panoramic water views
- Dornbracht and Duravit bathroom fixtures and trim
- Custom Italian wood vanities

### *Tech & Appliances*

- Smart home pre-wired for individual lighting and shading control preferences throughout
- All kitchen appliances by CornuFé, Wolf, and Sub-Zero with laundry appliances by Electrolux