

kai  
AT BAY HARBOR



Suitably located just a few blocks from the beach, **Bal Harbour Shops**, and **Indian Creek Golf Course**; **Kai at Bay Harbor** is nestled in beautiful surroundings and leisure destination.

Sunday drives take residents from waterfront luxury to **Aventura** or lively **South Beach** in minutes.



An instant icon of 21<sup>st</sup> century architecture,  
**Kai at Bay Harbor** pierces North Miami's coast with elegance.





# LUXURY AND STYLE



Challenge yourself to let go and get swept up in the exotic surroundings where luxury, style, and comfort intermingle.

**Kai at Bay Harbor** is the gateway to infinite day and nighttime activities in the prestigious neighborhood of Bal Harbour.

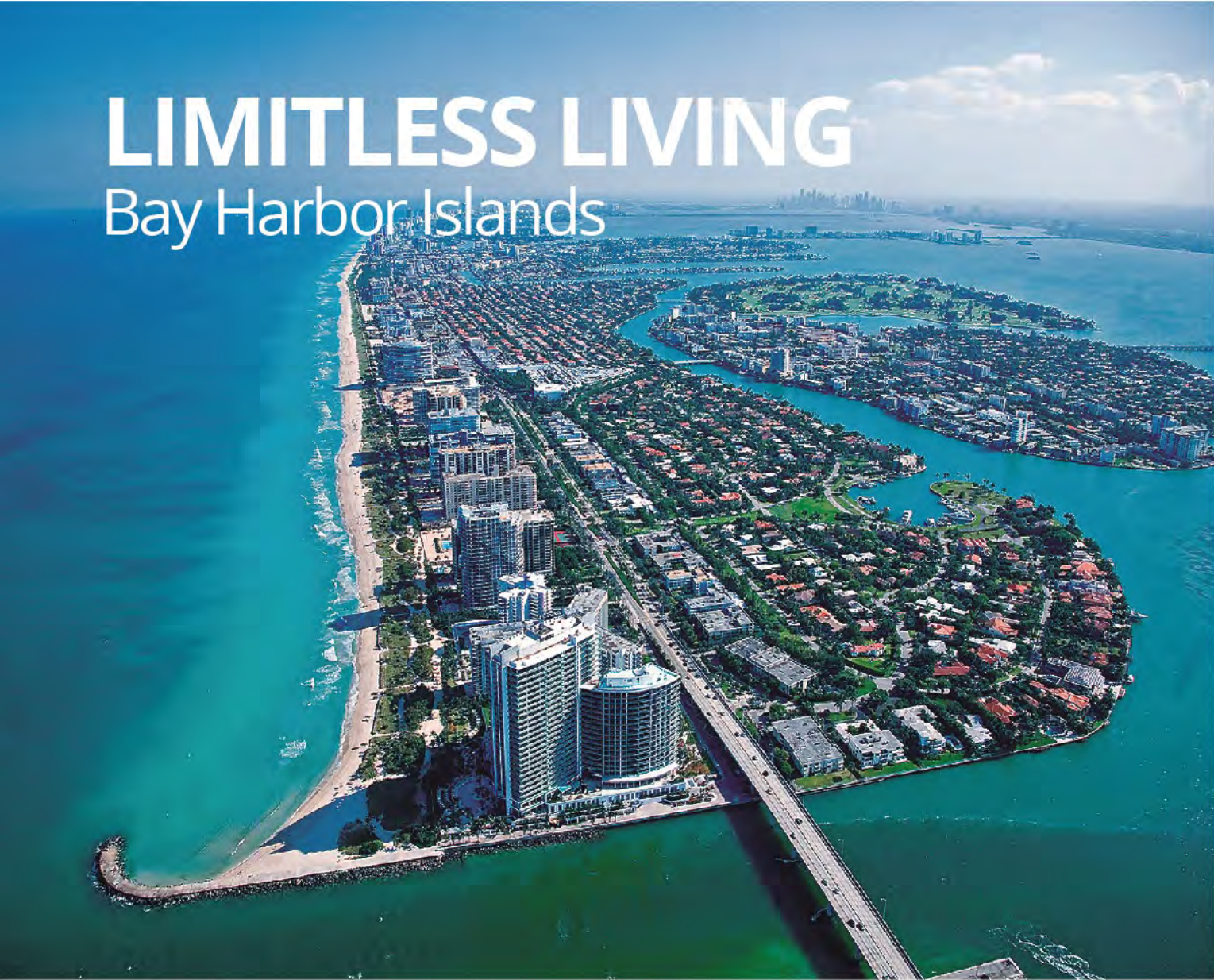
**Here the routine is not to have a routine.**

Residents can walk out to white sandy beachfront, visit the Museum of Contemporary Art, and enjoy beloved restaurants and cafes woven through Bal Harbour Shops and Kane Concourse in Bay Harbor. It's close proximity to **Haulover Park**, allows you to enjoy different activities such as participating in the KITE DAYS or visiting the marina.

Luxury, style and coziness mix together in every corner of this privileged paradise.

# LIMITLESS LIVING

Bay Harbor Islands



Quick access to your marina facilitates easy sailing to paradise destinations.



## DISCOVER **kai**

The alluring modern facade with enclosed, wrap-around glass balconies is as alluring as the Canal views from each residence.

With 57 residences and 7 floors, residents will enjoy the exclusive service and amenities of this boutique building.

An architectural rendering of a modern, multi-story apartment building at dusk. The building features a white facade with prominent balconies and large glass windows. The balconies are illuminated from within, and the sky is a deep blue. In the foreground, there is a body of water with a white boat docked. Palm trees and other tropical vegetation are scattered around the building. The overall scene is a high-quality digital illustration.

**BREATH TAKING  
DESIGN AT  
BAY HARBOR**



## BEAUTY IS A LIFESTYLE

Staying true to boutique foundations, **Kai at Bay Harbor** features innovative architecture and design.

The design concept communicates elegance through stylish interiors with finishes like European-style cabinetry, granite countertops, and high end appliances. Outdoor offerings provide the full package, from the terraces with canal views to refreshing swimming pool with pool deck for lounging.



Wide, sun-filled bedrooms provide idyllic views.



Sleek designs set a tranquil tone with marble floors and luxurious Jacuzzis.



## HEALTH, WELLNESS AND STYLE

Kai at Bay Harbor caters to the whole person. Quality amenities like pool area, outdoor lounge areas, modern fitness center ensure that you have health at your fingertips. And the front desk is available 24 hours a day to ensure that all your needs are met.



DEVELOPERS  
Real Estate

With years of experience in real estate development in Venezuela, Ecuador, Colombia and Argentina, the following real estate development groups decided to join forces with a South Florida local developer to create 3D DEVELOPERS.

BRICK O., the local partner based in South Florida, is a real estate development company with more than 10 years of experience. It specializes in boutique-style single family and townhome communities as well as condo developments.

EQUIPO 18's portfolio has more than 35 projects, prioritizing innovative architecture design and high quality construction. With 30+ years of experience in real estate development in Caracas, the firm decided to expand their operations where in 2008 they began to develop in Bogotá and Quito, with projects that feature more than 700 residential units.

BLUE SKY DEVELOPERS, the third component of 3D Developers, is also a real estate development and sales company based in Buenos Aires, Argentina. Through their philosophy "We design your dream project while building successful business opportunities", the company positioned their high-end projects in the most prestigious areas of Buenos Aires totaling more than 1.100.000 ft<sup>2</sup> built.

[www.3d-developers.net](http://www.3d-developers.net)

## *ARQUITECTONICA*

With over 35 years of experience and numerous American Institute of Architects and Progressive Architecture Design Awards, Arquitectonica has evolved into a worldwide architecture, interior design, landscape architecture and planning firm. Led by founders Bernardo Fort-Brescia, FAIA, and Laurinda Hope Spear, FAIA, ASLA, LEED AP, the firm has designed many notable buildings such as The Atlantis Condominium, and the American Airlines Arena in Miami and hundreds of others around the world. Arquitectonica's work has been featured in 5,000 national and international publications such as Time, Newsweek, Life, Fortune and Business Week, as well as numerous professional journals such as Architectural Record, Progressive Architecture and L'Architecture. The firm's work has redefined the Landscape of several continents participating in the development of the Agricultural Bank of China in Shanghai, the Banque de Luxembourg Headquarters in Luxembourg and the Dijon Performing Arts Center in Dijon, France.

Arquitectonica's expertise allows it to take on diverse projects from schools and universities, resorts and casinos, hotels, luxury condominium towers, retail centers and office buildings to specialized projects such as a U.S. Embassy, museums, courthouses and several bank headquarters.

Arquitectonica's award-winning design, exclusivity, luxury and quality of life are awaiting for you at the select neighborhood of Bay Harbor.

[www.arquitectonica.com](http://www.arquitectonica.com)



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9940 W BAY HARBOR DRIVE