



EDGE HOUSE
MIAMI





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EMPOWERING PROPERTY OWNERSHIP WITH THE ULTIMATE RENTAL FLEXIBILITY

Edge House offers unparalleled benefits to property owners, starting with the freedom and flexibility to capitalize on short-term rentals—an invaluable advantage in Miami, one of the world's top vacation destinations and a global leader in short-term rental opportunities.





THE PERFECT BLEND OF LEISURE & LUXURY

BEAUTIFULLY POSITIONED, PERFECTLY LOCATED

Nestled in the vibrant heart of Miami's coveted Edgewater neighborhood, Edge House Miami offers the perfect blend of leisure, work, and entertainment.

Ideally located between Downtown Miami and the Miami Design District, this prime address places you just steps from Biscayne Bay, with effortless access to fine dining, upscale shopping, lush parks, and world-class entertainment—putting the best of Miami right at your doorstep.

EFFORTLESS CONNECTION

A PERFECT BLEND OF SCENIC BEAUTY AND SEAMLESS TRANSPORTATION, EDGE HOUSE PUTS THE BEST OF MIAMI AT YOUR DOORSTEP.

Just minutes from home, immerse yourself in a scenic waterfront pathway that seamlessly connects Miami's most vibrant neighborhoods. This breathtaking route along Biscayne Bay is perfect for walking, jogging, or cycling, offering an unparalleled outdoor experience.

Coming soon, just moments from Edge House, Miami's iconic Signature Bridge will redefine the skyline. Beneath it, The Underdeck—a dynamic 33-acre park—will feature lush green spaces, bike paths, walking trails, and vibrant gathering areas.

Residents will also enjoy effortless connectivity with the Brightline high-speed rail, the free Metromover for Downtown and Brickell access, and the Miami Trolley, linking Edgewater to key districts.



WATERFRONT
PATHWAY

UNDERDECK

METROMOVER





Living here means being at the epicenter of Miami's most exclusive and exhilarating events.

Indulge in the Miami International Boat Show, where luxury yachts and cutting-edge nautical design take center stage, or admire rare and exotic automobiles at The Miami Concourse.

Immerse yourself in the world of Art Basel Miami, a premier showcase of art, fashion, and culture, or experience the electrifying energy of Miami Music Week, culminating in the legendary Ultra Music Festival.

UNRIVALED INDULGENCE

For those who crave speed and spectacle, the Formula 1 Miami Grand Prix delivers high-octane thrills, while sports enthusiasts can enjoy courtside and VIP access to the Miami Heat, Marlins, Florida Panthers, and Dolphins. Iconic venues like Kaseya Center, Hard Rock Stadium, and Adrienne Arsht Center set the stage for world-class performances and events year-round.

This is more than a lifestyle—it's Miami at its most extraordinary.





SOULFUL & SOPHISTICATED

SET AGAINST THE BACKDROP OF MIAMI'S ICONIC SKYLINE, EDGE HOUSE EMERGES AS A BEACON OF MODERN ELEGANCE.

Masterfully designed by renowned architect Kobi Karp, this architectural gem effortlessly blends cutting-edge design with a deep reverence for its surroundings. Every detail reflects a commitment to both form and function, creating a space that is as inspiring as it is refined.

UNMATCHED ARRIVALS

Upon entry, a personalized reception sets the stage for an elevated living experience. At Edge House Miami, every need is effortlessly met with our dedicated concierge services and a state-of-the-art rental system. Enjoy the convenience of 24-hour valet parking, LUXER ONE's smart package room, and a sophisticated lobby lounge.

Whether savoring a coffee at the café-bar, exploring curated selections in the gourmet market, or simply relaxing in the thoughtfully designed lounge, every moment is crafted to offer a seamless blend of comfort and exclusivity from the very first step.





REFINED SPACES FOR CREATIVITY & SUCCESS

Boost your productivity in our flexible co-working spaces and private meeting rooms, expertly designed to support your professional needs.

For a creative edge, take advantage of our dedicated podcast room, fully equipped with top-tier audio gear and soundproof acoustic panels for an exceptional recording session.



IDYLLIC LOUNGE & LEISURE

Create unforgettable moments in the heart of home within our stylish indoor/outdoor residents' lounge, situated at the pool level. With a vibrant atmosphere perfect for entertaining, this space features a sleek bar and comfortable seating areas, ideal for enjoying lively conversations or sharing drinks with friends.

For an elevated experience, head to our Sky Bar and Lounge, where sophisticated entertainment meets breathtaking, unobstructed views of Biscayne Bay. Complete with a pool table, a well-appointed bar, and a curated library, this space is designed for residents and guests to unwind and connect in style, offering the perfect setting for both relaxation and social gatherings.





SKY BAR AND LOUNGE





SERENITY & WELLNESS

Edge House Miami offers the ultimate in relaxation and well-being experiences. Unwind with bespoke spa treatments in the privacy of tranquil spaces, elevate your fitness routine in our cutting-edge gym and yoga studio, and reconnect with nature in our meticulously designed zen garden, complete with a peaceful reflecting pond and meditation deck.





FITNESS ROOM



POOLSIDE PARADISE

Unplug and decompress by our two resort-style pools, each offering panoramic views of the iconic Miami skyline. Whether you're basking in the sun on luxurious chaise lounges, relaxing in a private cabana, or cooling off in the sun shelf, our pools are the perfect haven for relaxation.

After a refreshing swim, indulge in the soothing warmth of the hot tub, refresh with a rain shower, or sip on a crafted cocktail from the full-service pool bar. Surrounded by lush landscaping, every inch of this outdoor sanctuary is thoughtfully designed for comfort, tranquility, and effortless luxury.





POOL BAR AND JACUZZI





LEISURE FOR ALL

Our dedicated playground provides a vibrant, fun-filled environment for children, while the golf putting green offers a retreat for golf enthusiasts to hone their skills.

For those who love to entertain, the summer kitchen and grilling area create the perfect setting for al fresco dining. Stylish outdoor lounge seating enhances the experience, ensuring memorable moments with family and friends in a beautifully designed space.





SUMMER KITCHEN





BESPOKE LIVING
MEETS MIAMI'S
ICONIC SKYLINE



DESIGNED FOR LUXURY, CRAFTED FOR COMFORT

The residences at Edge House Miami are meticulously designed to offer an exceptional living experience, featuring fully furnished homes with bespoke pieces, premium kitchen appliances, and sleek European cabinetry, all curated by renowned interior designer Adriana Hoyos.

From the expansive layouts to the stunning finishes, every detail combines style with functionality, providing a sophisticated living space with breathtaking views of Biscayne Bay and the Miami skyline.







THE TEAM BEHIND EDGE HOUSE MIAMI

Edge House has gathered a stellar line-up of professionals known nationally and internationally for their high-caliber work. Edge House's developer is Grupo T&C, a leading international real estate developer, with decades of experience in high-end residential and commercial buildings. Design is helmed by award-winning Kobi Karp Architecture, working hand-in-hand with Adriana Hoyos Design Studio on the interiors and Witkin Hults & Partners on landscape architecture.



DEVELOPER
WILLIAM TICONA, CEO

Developer Grupo T&C brings its international experience to Miami with Edge House. It is a leading real estate development firm, with decades of experience in high-end residential and commercial buildings. The company's multidisciplinary team is composed of individuals with deep expertise in their fields and a profound commitment to offer the best and to exceed clients' expectations.



ARCHITECT
KOBI KARP, FOUNDER & PRINCIPAL

Kobi Karp, R.A., AIA, NCARB, is the founder and principal of Kobi Karp Architecture and Interior Design, Inc. (KKAID), founded in 1996. KKAID is a full-service architectural and interior design firm providing a vast array of services, ranging from the design of large-scale, high-rise condominium and hospitality projects to intimate, small-scale low-rise residential and commercial structures. His innovative restoration design techniques contributed to the renaissance of Miami Beach's cherished Art Deco District.



INTERIOR DESIGNER
ADRIANA HOYOS, FOUNDER

Adriana Hoyos is the founder and creative director of Adriana Hoyos Design Studio and principal and creative director of Adriana Hoyos. She is a pioneer of a unique style—timeless, warm, and sophisticated—in interior design as well as furniture design. Throughout a career that spans over 30 years, thousands of interior design projects and 13 furniture collections, she has created a versatile portfolio of residential, commercial, and hospitality projects for prominent individuals and corporations internationally.



LANDSCAPE ARCHITECTS
JEREMY TODARO & EVAN EAVES,
SENIOR ASSOCIATE & PARTNER

Witkin Hults & Partners' team of landscape architects is committed to re-imagining the natural world. Its philosophy is a simple one: design with sensitivity. Through profound care and an unyielding passion to execute innovative and sustainable designs, the firm has left a wildly beautiful footprint on the international community and South Florida, its home base. The company works to imagine soulful designs that elevate communities and provide people with welcoming places to gather, connect, and inspire.



Midtown Miami: 1.3 miles
Wynwood: 1.4 miles
Downtown Miami: 1.5 miles
Design District: 1.7 miles
PortMiami: 2.4 miles
Brickell: 2.5 miles
Miami Beach: 4 miles
Miami International Airport: 7 miles

FINE DINING

- 1 Kiaw
- 2 Casadonna
- 3 The Hideout Miami
- 4 The Daily Creative Food Co.
- 5 Pura Vida
- 6 Mignonette Downtown
- 7 Natura Eatery
- 8 Amor di Pasta
- 9 Amara
- 10 Joia Beach
- 11 L'Atelier de Joël Robuchon
- 12 Cote
- 13 Confessa
- 14 Michael's Genuine
- 15 Hiden
- 16 Little Hen
- 17 Uchi
- 18 Joey's
- 19 Kyu
- 20 Doma

BUILDING LOCATION
1825 NE 4th Ave, Miami, FL 33132



DEVELOPER



ARCHITECT



INTERIOR DESIGNER



LANDSCAPE ARCHITECT



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