

Sculpture in the Sky

REGALIA'S REGAL RIPPLE EFFECT

BY LESLIE MCKERNS



Regalia. The very name describes exquisite crown jewels, the exclusive trappings and all the rights and privileges of royalty. With its ribbon-like design, gently undulating shape and ethereal elegance, Regalia is an extravagant structure on Sunny Isles Beach--a 42-story residential tower so captivating it seems destined to join the ranks of the world's timeless and exceptional architectural masterpieces.

Sand blown by wind, the ocean's frothy, swirling waves--this type of ripple effect sculpted the imagination behind Regalia. Regalia is wildly romantic, appearing to have been shaped by nature's elements. An almost surreal fantasy, Regalia is made individual and irreplaceable by the endless possibilities available to design and the ability to create an entirely unique interior space in what will be an exclusive, one-per-floor residence in the sky.

The architectural beauty is its own quiet island, the ultimate in privacy--a beachfront oasis next to neighborhoods of established upscale single-family homes. Presiding over the sun and sands of the Atlantic Ocean and the Intracoastal Waterway, Regalia will be on the northern edge of Sunny Isles Beach, just south of the oceanfront town of Golden Beach, Florida. Befitting the last parcel available in one of the world's most beautiful and fascinating locations, Regalia is joining the ranks of the most influential, sensuous and striking buildings in modern architecture. At once stylish and glorious, Regalia sits amidst tropical lushness and spectacular coastal scenery with five star concierge service, access to world class restaurants, nightlife, shopping, golf and exotic marinas.

Designed by Bernardo Fort-Brescia of the internationally renowned architectural firm, Arquitectonica, the project is a



AVRA JAINA

product of Regalia Holdings, LLC and developers Avra Jain, Jerry Kaufman, Susanne Bak Mortensen and Paul Cashman Murphy.

With only 40 elite oceanfront homes, one per floor, Regalia is a memorable addition to the landscape and in the imagination of the public. "A project should always be memorable," said developer Avra Jain. Regalia will indeed be unforgettable. As the last spot in Sunny Isles, this masterpiece creates a unique opportunity to be in a residence without the compromise of being next to the restricting views of neighboring high-rise buildings. Regalia's residences feature unobstructed, 360-degree views of the Atlantic Ocean and Intracoastal Waterway, 165 linear feet on the ocean. "This project is about light and space and will truly feel like a custom single-family home residence only it will be in the sky," added Jain. Each residence has over 7,600 square feet of livable space--5,515 interior square feet and a wrap around terrace of 2,100 feet.

The building core is at the center allowing light to penetrate deep into the interior while the sculptural balconies direct breezes into the interior and exterior living spaces. No lights are needed during the day and doors can remain open to the fresh air, which, according to Jain, is important to Europeans unaccustomed to living in air-conditioned spaces.

The 11-foot deep ribbon-sculpted curvy glass terraces are an essential element to the lifestyle, undulating around the entire perimeter, providing the sculptural shape to the building and

affording an indoor-outdoor lifestyle, accessible from many rooms. Renowned international architect Fort-Brescia gave careful study to the depth and circulation requirements for usable outdoor terrace space, including furniture arrangements necessary for outdoor dining and for activities other than lounging.

Fort-Brescia was selected as project architect, not only for his star power, but because of what he brings to the new owners in terms of architectural insight, knowing not only the elements of exquisite design but also the local requirements and stringent codes found in a particularly rigorous market. "The result of the architectural inspiration is a building that is genius--both international and timeless," said Jain. "Regalia is nature, light and breezes."

Regalia is exceptional. Branding something as special means the entire experience must live up to the expectations. According to Jain, the project has the right elements to capture the imagination of a luxury buyer and deliver the right experience--an infinity-edge swimming pool set amidst lush gardens and fountains, an oceanfront gazebo with poolside shower and spa, private beachfront cabanas and a fitness center overlooking the Atlantic. Essential amenities that luxury buyers want include morning kitchens, multiple wine cellars with on floor access and chef's kitchens with preparation areas downstairs to allow chefs to prepare and serve upstairs or cater to gatherings elsewhere onsite.

Besides the opulent amenities onsite, Regalia offers an international concierge service, where the developers will preview and recommend concierge services in numerous locales both overseas and in New York. Concierge service will make such arrangements as luxury dinners in various cities, limo pickup at airports, and arrange for private jet service.

Jain said the lifestyle of Regalia's intended buyer will shape how they use these units. "This will be an international buyer

traveling to London, New York or Paris. For 75 percent of the people living here, this will be a third or fourth home. It will be for those who want luxurious full-scale living but want the security of a condominium because they travel to other locations." Regalia will have two onsite hotel suites for the convenience of the owners and their guests.

Buyers of Regalia have the option of customizing their residences into virtually limitless layouts due to the presence of wet walls throughout, which allow residents to access utilities anywhere on the floor plan. The design of the interior space is uniquely flexible. "Numerous wet walls within each unit allow for limitless floor plan arrangements by bringing plumbing any place they wish. Owners have total freedom and flexibility in creating their space," noted Jain.

Built with the plushest of amenities designed to steal your heart, Regalia will be sumptuous, elegant and chic. Roxana Tillit, principal of the Miami-based design firm, Studio Baigorria, working in conjunction with Fort-Brescia, is designing the public spaces at Regalia. Its lavish interiors will be luxurious and contemporary, yet timeless.

Dale Chihuly, one of the world's most talented artists, and a sculptural glass genius, is creating volumetric three-dimensional glass artwork for the building. Early vision includes an inspired underwater Coral Reef in glass-under a specially designed crystal clear pool deck. "Using Dale Chihuly was a factor of Bernard's vision to have the spaces be integrated, said Jain. "We felt it natural--glass blowing is one of the oldest artistic traditions, yet it has a modern sensibility." ☐

Regalia not only marries beauty with art, it is an art form in its own right. Regalia is destined to become an exquisite landmark, an organic expression, both regal and timeless. Regalia will be located at 19505 Collins Ave in Sunny Isles Beach, Florida. For more information, call 305.573.5515 or visit their website at www.regaliamiami.com.

