

The background of the image is a solid blue color with several thin, white, wavy lines that curve across the frame from the top left towards the bottom right, creating a sense of movement and depth.

ONE
OCEAN



IN THE HEART OF SOUTH BEACH

Architecturally stunning, sensuous and luminous, One Ocean rises along Miami's coast like an exotic temptress. Each of the forty-six residences and four Ocean Villas reveal sinuous glass curves and strikingly seductive interiors. Poised amidst South Beach's cultural core — streets lined with contemporary eateries, art galleries and chic boutiques — One Ocean will be the luxury playground of jet set business travelers, fashionistas and culture-seekers alike.

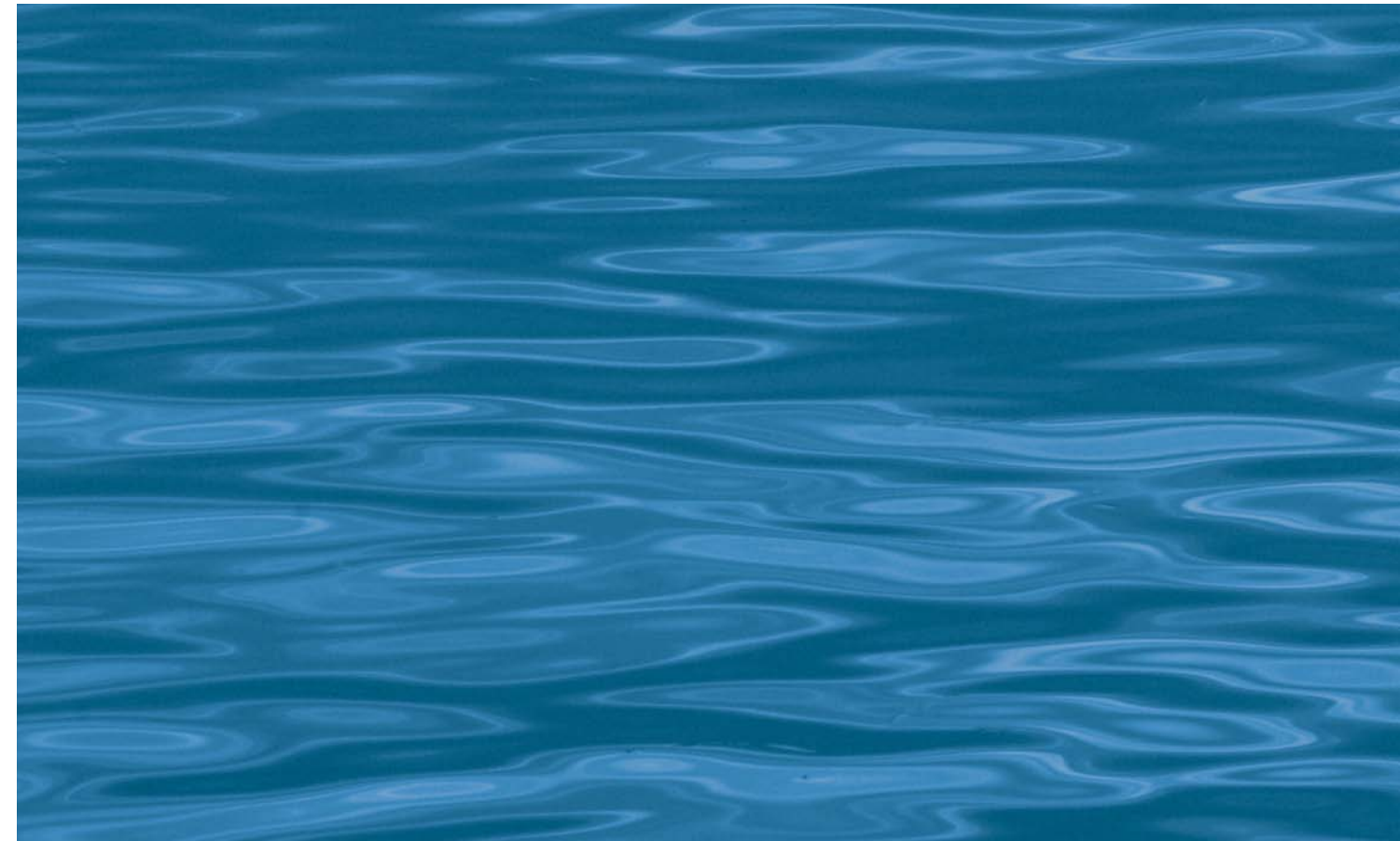
Like modernist sculpture, One Ocean sheds conventional notions of residential living. Situated at the tip of South Beach, in the exclusive South of Fifth neighborhood, your surroundings will be a gallery of ocean views, natural beauty and fluid architecture by Enrique Norten of TEN Arquitectos. Incredible works of art by José Bedia, Michele Oka Doner, Cuttica and others will create an imaginative space as part of One Ocean's professionally curated collection of contemporary art.

Serious collectors recognize a masterpiece before it hangs on a wall or rests upon a pedestal. This is the opportunity to own a masterpiece unlike any other, but only for those with the foresight to get here first.

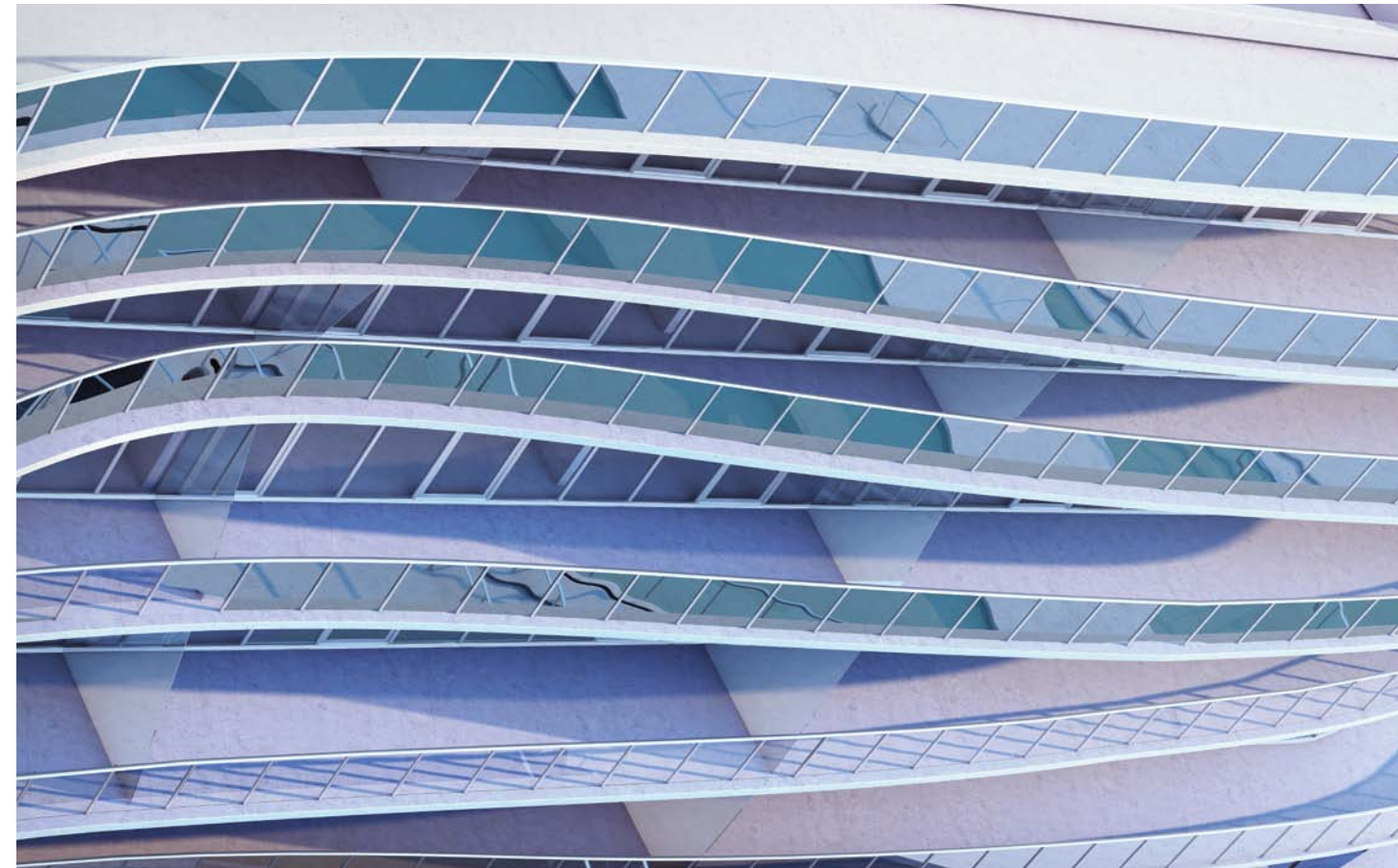
*Jorge Perez
Chairman, Chief Executive
Officer and Founder*

A RELATED GROUP PROJECT

OCEAN + ARCHITECTURE + ART



Ocean Waves by Daniel Azoulay



One Ocean Terraces by Enrique Nortén



"Caminando Juntos" by Jose Bedia



THE OCEAN AS INSPIRATION

Art is a reflection of a great force that shapes inner urban spaces to become an extension of life... drawing energy and movement from its surroundings, environment and architecture... transforming how you live.

Destined to become the ultimate expression of exceptional living on the ocean, One Ocean is a once-in-a-lifetime chance to make this masterpiece part of your own private collection.

Jose Bedia. Private Collection



SEE LEGAL DISCLAIMER ON THE FINAL PAGE
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WHERE GREAT ART & DESIGN
MEET THE OCEAN

ONE OCEAN IS...

Steps from the sands of the Atlantic Ocean, One Ocean's prestigious location draws tremendous energy and influence from the sea and its surroundings. From the flowing façade and the exquisitely designed public spaces to the unforgettable art and architecture present throughout the property's forty-six residences and four ocean villas, One Ocean transforms South Beach living with the same breathtaking power as waves crashing on the shore.

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MODERN
ICONIC
BOLD



A CONTEMPORARY SPACE



UNPARALLELED AMENITIES & SERVICES

Twenty-four hour, on-site concierge provides residents at One Ocean with exclusive attention that can be easily tapped into directly from their iPads®. Exclusive concierge services create bespoke dining, event and travel experiences.

Striking ocean view and a curated contemporary art collection throughout common areas ensure life is lived as art.

A zen park and outdoor areas with ornamental features by artist Jose Bedia. Zen garden & infinity edge pool deck designed by Enzo Enea serve as the backdrop of life for a privileged few.

State of the art onsite fitness center and exclusive membership to a private beach club provide for an active lifestyle

Only at One Ocean ...



RESIDENTIAL EXPERIENCE BROUGHT
TO YOU BY THE RELATED GROUP

INFINITE RELAXATION

Overlooking the sea, indulge your senses in an expansive infinity-edged pool.



AN OASIS OF
RELAXED LIVING





THE ART OF BALANCE HEALTH AND WELLNESS

State of the art fitness center featuring the latest in gym equipment, onsite personal trainer and nutritionist.





GATES BY JOSÉ BEDIA



CRAFTED GARDENS BY ENZO ENEA

ENJOY A YOGA LESSON
WHILE AWAKENING IN YOUR
OWN ZEN GARDEN





WHERE YOUR HOME
IS FINE ART

DISCOVER A NATURAL
GALLERY OF OCEAN VIEWS

WHERE TIMELESS INTERIORS
DEFINE YOUR PRIVILEGED
LIFESTYLE



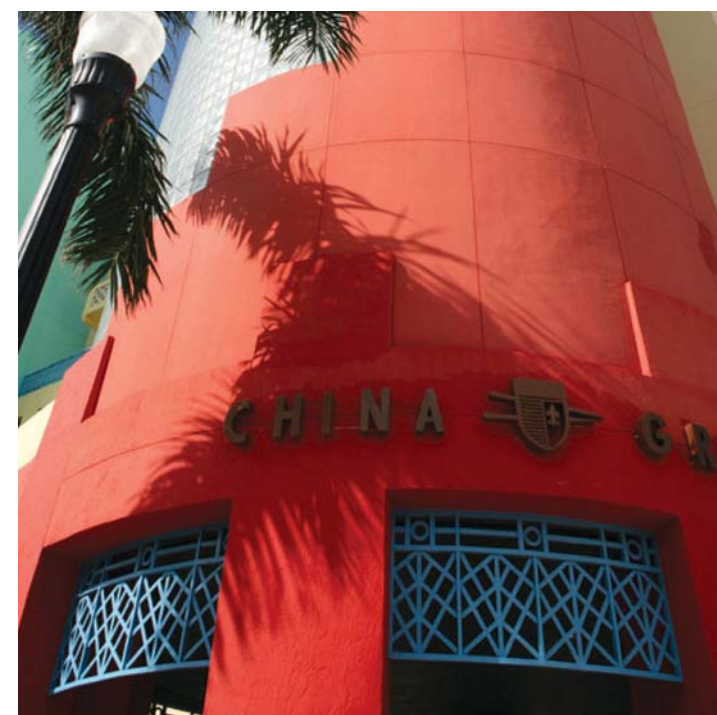
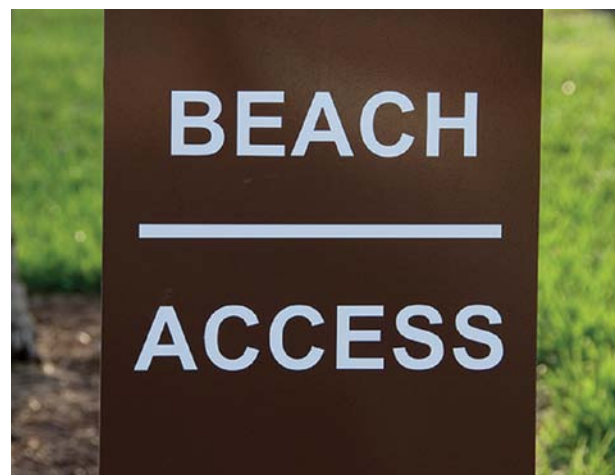
ENJOY YOUR OWN PRIVATE TERRACE WITH
AN EXPANSIVE GARDEN SETTING THAT
COMPLEMENTS YOUR OCEAN VIEW.

SOUTH OF FIFTH

Flawless blue skies... the gentle slope of white sands... soft sea grasses billowing in the breeze... this is your masterpiece.

THE ART OF OUTDOOR LIVING

Nowhere else on earth provides a life filled with captivating outdoor living quite like South Beach. The influence of art is everywhere in this colorful, chic beachside town. Stroll along historic streets of pastel colors showcasing bold Art Deco architecture. Watch dazzling, custom classic automobiles cruise by. Grab a tasty bite at any one of hundreds of alfresco eateries. Bask in the sun while lounging on the sand, playing volleyball or biking around this creative piece of paradise.



CULTURED LIVING

The skies become a symphony of orange, pink, red and gold as day turns to night. Stars shine softly above South Beach as the evening is set in motion. Barefoot elegance turns into cosmopolitan sophistication where designer fashion and world-class entertainers make appearances at social hot spots.

Here you are less than a few minutes walk from Miami's premier restaurants Prime One Twelve, Joe's Stone Crab, Philippe's, Prime Italian and Milos. World Class cultural venues such as the New World Symphony, The Filmore, Bass Museum of Art and world renown events like Art Basel all reside here.



NATURALLY ARTISTIC

Just steps from One Ocean, you will find the art of outdoor living at its finest. Discover an oasis of fun and relaxation at South Pointe Park or the sands of South Beach. The beautiful native landscape blends with eye-catching Art Deco seating areas, playgrounds and sprawling green lawns. Inspiration is everywhere.





ONE OCEAN WELCOMES YOU
TO MIAMI'S MOST PRESTIGIOUS
AND MOST HISTORICALLY
SIGNIFICANT NEIGHBORHOOD

SOUTH OF FIFTH

South Beach projects an aura all on its own. It emanates from the Art Deco creativity of the 1920s-era hotels that line Collins Avenue and Ocean Drive as well as evolving into a world of modern style, starring the well-heeled who enjoy One Ocean's pristine South of Fifth neighborhood and exclusive beaches. This is one of the most comfortable and well established areas in all of South Beach, with quick and easy access to the MacArthur Causeway for reaching Fisher Island, Star Island, Hibiscus Island, downtown Miami and beyond. Across the street from One Ocean, the beach invites you to slip on your sandals and enjoy the famous brunches, fine dinners, and cocktails the district is known for.

This locale is enviable territory to lay down roots as it comes with the prestige of capturing all of the wonderful living options and entertainment South Beach has to offer.



THE DEVELOPER HAS HARNESSED
THE CREATIVITY AND INNOVATION OF
SOME OF THE GREATEST MINDS



THE RELATED GROUP

Jorge Perez
Chairman, Chief Executive
Officer and Founder

"Related properties are built through creative collaborations. In every building I've erected, I've brought in the best designers, artists and architects to create a noteworthy addition to the urban landscape. With great buildings, you change people's lives and leave a footprint in the physical world."

Jorge M. Perez is the founder and Chairman of The Related Group, the nation's leading developer of multi-family residences. TIME Magazine named Mr. Perez one of top 25 most influential Hispanics in the United States.

Under his direction, The Related Group and its affiliates have redefined the South Florida landscape. Since its inception, more than 30 years ago, the firm has developed and/or managed more than 80,000 apartments and condominium residences. The Related Group is one of the largest Hispanic-owned businesses in the United States. In 2011, the company reported sales of \$1.4 billion; its portfolio represents assets of more than \$15 billion.

Perez serves on the Board of Directors of Miami Art Museum, and is spearheading

the capital campaign for its new Museum Park location in Miami's Bicentennial Park. He chairs the Miami-Dade Cultural Affairs Council and is a member of the University of Miami's Board of Trustees.

Jorge M. Perez has received numerous awards for his professional and philanthropic achievements, including Builder of the Year from Multifamily Executive; Ernst & Young's Entrepreneur of the Year; Sand In My Shoes Award from the Greater Miami Chamber of Commerce. Developers and Builders Alliance honored Mr. Perez in 2005 with its most exalted award, the 2006 Community Advancement Award. In Cannes, France, he received The Icon in Real Estate Award of Excellence at MIPIM. Most recently, he was the recipient of The Urban Land Institute Southeast Florida Lifetime Achievement Award and The National Building Museum's Annual Honor Award for his contribution to architecture and design. Because of his long term involvement and \$40 Million contribution, the new Herzog and De Meuron Art Museum will be named The Perez Art Museum Miami (PAMM).

THE DESIGN ARCHITECT

Enrique Norten

Born and raised in Mexico City, Enrique Norten began his formal study of architecture at the Universidad Iberoamericana, in Mexico City, where he earned his first professional degree in 1978. He obtained his Master's degree in architecture from Cornell University in 1980. Mr. Norten founded TEN Arquitectos [Taller de Enrique Norten Arquitectos] in 1986, where he currently serves as principal. As of 2001, he has opened another location in New York. In 2011, Enrique Norten was recognized with the "International Award" by the Society of American Registered Architects [SARA], for his distinguished work in the institutional, academic and/or professional field. He was also named "Cultural Ambassador" by the Ministry of Tourism by the Federal Government for his personal and professional qualities, commitment, love and pride for Mexico. In 2010 he was recognized with the "Calli de cristal" Award by the Architects Association of Nuevo León for his extensive professional experience. In February 2008, he was presented with the "Excellence in Architecture and Design Award" by PODER - Boston Consulting Group Business Awards. In 2007 he obtained the "Legacy Award" by the Smithsonian Institution for his contributions to American arts and culture. In 2005, he received the "Leonardo da Vinci" World Award of Arts by the World Cultural Council and was

the first Mies van der Rohe Award recipient for Latin American Architecture in 1998. Mr. Norten has lectured all over the world and has participated in numerous international juries and award committees such as that for the World Trade Center Site Memorial Competition in New York City and the Holcim Foundation Awards for Sustainable Construction. He is a board member of the America's Society and was recently appointed a member of the Board of Trustees of the Alfred Herrhausen Society, the International Forum of Deutsche Bank, and served as a jury member for the Urban Age Award in 2010. Enrique Norten currently holds the Miller Chair at the University of Pennsylvania, in Philadelphia. He has held the O'Neal Ford Chair in Architecture at the University of Texas at Austin, the Lorch Professor of Architecture Chair at the University of Michigan and the Elliot Noyes Visiting Design Critic at Harvard University. He was Professor of Architecture at the Universidad Iberoamericana in Mexico City (1980-1990) and has served as a Visiting Professor at Cornell University, Parsons School of Design, Pratt Institute, Sci-Arc, Rice University, Columbia University and as Eero Saarinen Visiting Professor of Architectural Design at Yale School of Architecture. Current commissions include the West End Library and Fire Station, two mixed-use

developments in Washington, DC; The Block 1 project, a mixed-use building in Miami, FL; a mixed-use building in Lomas de Chapultepec; the Design, Film and Television Center in Mexico City; a convention center in Oaxaca Mexico; a high performance sports center in Querétaro Mexico; Galerías Serdán, a shopping Mall in Puebla, MX; The Master Plan for Xochimilco's Environmental Complex and the CIEAX [Center for Water Research and Education] in Mexico City; and a new vision for Rutgers University's Livingston Campus in Piscataway, NJ.

The design for Rutgers' Business School in Livingston Campus at New Brunswick, NJ is currently being constructed as well as Eurocenter, a mixed-use building in Mexico City; The Amparo Museum at Puebla, MX; the Acapulco's City Hall in Acapulco, MX and the 1.3 million sf Mercedes House in New York, NY. Recently completed projects include Hotel Americano and One York Residential Building in New York City; The Chopo Museum in Mexico City; The National Laboratory of Genomics for Biodiversity located in Irapuato, Guanajuato, MX; MUSEVI, an elevated Museum in Villahermosa, Tab. MX; and 580 Carroll Street Residential Building situated in Brooklyn, NY





THE LANDSCAPE DESIGNER

Enzo Enea

Enea GmbH has established itself as one of the leading landscape architectural firms in Switzerland and in the world. The firm is widely recognized for its abilities to deal with complex design and construction of private gardens and terraces, restaurants, hotel and resort environments, corporate gardens, public parks, and golf courses.

The strength and philosophy of Enea is in the overall execution and implementation of challenging projects, which range from the planning and construction phase to the provision of irrigation systems, garden furniture, lighting design and installation. Enea also has a garden maintenance team for the care of the newly created gardens and terraces, since customers should be able to benefit from professional garden services even after construction has been completed. Enea's distinctive designs connect landform and architecture, blending house and garden by interfacing the outside with the inside.

The foundation for this garden design firm was laid by Enzo Enea's father, who ran a garden decoration company for over 30 years. In 1990, Enzo Enea took over the business and in 1993 he founded Enea GmbH, in Schmerikon, Switzerland. Enzo Enea

has currently a staff of 140 employees in Switzerland as well as in North America where, in 2005, a Miami-based branch office was established, along with a showroom in Zurich. In April 2008 Enea relocated its headquarters to Rapperswil-Jona on Lake Zürich. In June of 2010, Enzo Enea opened the gates of his new, unique 7.5 ha complex, featuring a park, arboretum, and tree museum. Here, spatial concepts are developed; knowledge of the plant world is expanded, thus providing inspiration. The grounds are integrated around a new building containing a showroom for outdoor furniture and a carpenter's workshop, which was designed by Oppenheim Architecture + Design and honored with the 'American Architecture Award' from the Chicago Athenaeum in 2009. The showroom is available to rent for private and corporate events.

With loving attention to detail, Enzo Enea has designed more than 800 gardens in different climate zones - from the first sketch to the final constructed garden. His work is described in detail in the book *enea private gardens*.

THE INTERIOR DESIGNERS

Yabu Pushelberg

Canadian interior design duo George Yabu and Glenn Pushelberg were named two of the "101 People You Must Meet in 2011" by Town & Country magazine, "Hot Interior Design Firm" by Conde Nast Traveler magazine and on Elle Décor's "A-List." Their client roster is filled with leading visionaries and innovators of hotel groups, luxury retail brands and celebrity chefs - including Ian Schrager, Four Seasons, St. Regis, Barney's, Tiffany's, Jean-Georges Vongrichen to Daniel Boulud, to name a few.

Described by one of their peers as "The most creative designers out there today - the ones everyone is looking to for inspiration for luxurious residential and commercial interiors" - Robert Champagne, AIA, they are

James Beard Award winners for excellence in restaurant design and Interior Design magazine's "Hall of Fame" inductees.

Yabu Pushelberg, with over 125 designers, project managers and support staff in studios in New York, Toronto and China, is currently working in over 15 countries worldwide. Alas there is no typical day for the design duo that oftentimes finds themselves in no less than four different cities in one week alone. George and Glenn have truly traveled around the world and back but still feel that, "there is always more to explore and learn, especially when designing and applying techniques to how we approach our work," and that "travel truly inspires and fuels creativity".

When asked "Who's their toughest client?" "Ourselves" says the duo. "We're our own toughest critics but we thrive on being challenged. Challenge allows us the opportunity for dialogue, which ultimately creates the unique ideas and elements that lend themselves to the individuality of every single one of our projects that we proudly put our names on."

One Ocean is Yabu Pushelberg's sixth collaboration with Jorge Perez and the Related Group of Florida.



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THE ARTISTS

Jose Bedia

Originally born in Havana, Cuba, Jose Bedia was trained in a traditional academic style but eventually created his own vision, combining elements of the indigenous cultures of Africa and America. His paintings are known for blurring the boundary between fantasy and reality, and reflect his experience and fascination with Afro-Cuban religion, Palo Monte 'earth-based' philosophy, and Native American culture. Often, his works represent the spiritual and primitive elements as they co-exist in today's modern world. Bedia's

works have been included in the biennials of both São Paulo and Venice. He has also participated in many of the large-scale exhibitions of Latin American art such as, the 1993 exhibition Latin American Artists of the Twentieth Century, The Museum of Modern Art, New York, and Art of the Fantastic: Latin America, 1920-1987, at the Indianapolis Museum of Art. The Miami Art Museum is presently holding a major one man show of this great artist. He currently lives in Miami.



Photo by Anders Overgaard

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THE ARTIST

Michele Oka Doner

Michele Oka Doner is an internationally renowned artist whose career spans four decades. The breadth of artistic production encompasses sculpture, furniture, jewelry, public art, functional objects and video. Oka Doner's work is fueled by a lifelong study and appreciation of the natural world, from which she derives her formal vocabulary. She is well known for creating over 35 public art installations throughout the United States and in Europe, including "Radiant Site" at New York's Herald Square subway, "Flight" at Washington's Reagan International Airport and "A Walk on the Beach" at The Miami International Airport (1995-2010), which features 9000 bronze sculptures inlaid

over a mile and a quarter long concourse of terrazzo with mother-of-pearl, one of the largest public artworks in the world. She has created collections with Steuben in glass, and Christofle in silver. Oka Doner's other public art projects can be found in U.S. Courthouses, public libraries, hospitals, museums, universities, as well as in public parks and transportation centers; Michele is represented by Marlborough Gallery, New York. In addition to major one person and group exhibitions at Marlborough, her artwork can be found in the collections of The Metropolitan Museum of Art, the Art Institute of Chicago, the Musée des Arts Décoratifs at the Louvre, the Whitney Museum of American

Art, The Dallas Museum of Art, the Virginia Museum of Fine Arts, the St. Louis Art Museum, the Cooper-Hewitt National Design Museum, The University of Michigan Museum of Art and the Yale Art Gallery. Among many publications about her work are three monographs: *Natural Seduction* (Hudson Hills Press, 2003), *Workbook* (Oka Press, 2004), and *HumanNature* (Edizioni Charta, 2008). She maintains studios in New York and Miami Beach. www.micheleokadoner.com





THE ARTISTS

Eugenio & Lautaro Cuttica

Lautaro Cuttica, son of the artist Eugenio Cuttica, was born in Buenos Aires in 1987. In 1996 his family moved to New York City where he received extensive education. At the age of 15 he decided to become an artist. In 2005 Mr. Cuttica applied and was admitted into both the Art and Architecture School at Cooper Union in NY, a full-scholarship institution. Already coming from a family background of art, Lautaro chose to attend the architecture school, seeking to amplify his disciplinary make up and to bring spacial elements into his painting. In 2011 he graduated from Cooper Union. Lautaro's work investigates the question of the Ideal; specifically, whether the Ideal is really the pursuit of the manifestation of philosophy or rather the embrace of our imperfect mortality. Lautaro's work seeks to create a bridge between these two polarities. Lautaro Cuttica now lives and works in his studio in Bushwick, Brooklyn.

Eugenio Cuttica, contemporary artist, was born in Buenos Aires on April 3, 1957. In 1980 Mr. Cuttica graduated from the Argentinean National School of Fine Arts,

where he studied Painting and Sculpture and in 1984 he completed his studies at the University of Buenos Aires, where he majored in Architecture. At an early age Eugenio assisted painters Justo Solsona, Howard Martizez and Antono Berni, where he gained priceless experience. At 31 Mr. Cuttica was awarded the Young Painters, Amelita Fortabat grand prize and at 32 he was selected as finalist for the Biennial in Venice, Italy. Eugenio has exhibited his work in countless galleries, museums, cultural centers and international art fairs for more than 30 years throughout the world. Most recently in August 2012 he was selected to exhibit his work at the 2012 London Olympic Fine Arts Museum in London. His work is based on a strong imprint of synchronicity and connection to what he calls the dimension of the infinite frequency of no time. His works appeal to beauty, not from the intellectual construct but as something that just happens, appealing to the idea of the artist as a vehicle of energy that passes and he is foreign during. Mr. Cuttica enables viewers to rediscover a contemplative state.



LIFE AS ART

