

165 Wynwood

BOUTIQUE CONDO

Miami, FL

Prepared for:



ALPHABET
CAPITAL GROUP

Front Facade View



ALPHABET
CAPITAL GROUP

Rooftop View



165 WYNWOOD

BOUTIQUE CONDO

Located in Wynwood North

One of the residential areas with the greatest future in Miami. A project destined for a sustainable way of life.

For this, a 16-apartment building is developed with unique design and characteristics to satisfy the highest demands of future residents.

OUR TEAM

Developers

Alphabet Capital Group

Architecture

Concreto Arquitectura and Engineering

RESIDENTIAL MIX

2 Bedrooms / 2 Bathrooms

650 SF - 670 SF

1 Bedroom / 1 Bathroom

550 SF

Studio

400 SF | 407 m2

DEPOSIT STRUCTURE

10%	Reservation
15%	Contract
10%	Groundbreaking
10%	Top-off
55%	Closing

PRICE LIST

	Studio A	Studio D	1 BED B	2 BED C	2 BED E
Sq.Ft.	410	400	550	650	670
Price *	385.000 US\$	375.000 US\$	489.500 US\$	591.000 US\$	609.000 US\$

* Different prices according to characteristics



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RISKS

If an event of default occurs the Investment Manager will use reasonable efforts to restructure or refinance the debt, as appropriate. There can be no assurance that the debt will be restructured or that any restructuring will not result in a dilution of the expected return or a loss, in whole or in part, of the Investment. In the event that the Property cannot be sold on or before the expiry of the term, the Investment Manager may continue to operate the Property as a rental property. In addition, the Investment Manager may elect to sell one or more units in the Property if it is unable to sell the Property in its entirety.

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