

April 2020

COCOPLUM LIVING

A SOCIAL NEWSLETTER EXCLUSIVELY FOR THE RESIDENTS OF COCOPLUM, ISLANDS OF COCOPLUM & TAHITI BEACH

MEET YOUR NEIGHBORS:

Consul General of Turkey,
Mr. Burc Ceylan, and his
wife, Asli Ceylan



sponsor spotlight

villa

VALENCIA:

love at first sight

Written by Erin Michelle Newberg.

One thing is for sure: we all love Coral Gables. And, we are all major lovers of luxury, too. So, we would formally like to introduce you to a property that we j'adore: Villa Valencia!



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Located in the heart of Coral Gables, Villa Valencia broke ground on June 27. With only 39 over-the-top luxe condominium residences (which will be available in 2021) – I encourage you to close your eyes and imagine downtown living without compromise. We have you covered.

Located at 515 Valencia Avenue, the site of the future building, we stopped by to explore what will soon be Coral Gables’ finest. Villa Valencia, situated at the seam of Coral Gables’ picturesque neighborhood and thriving metropolitan, will rise 13 stories overlooking the area’s lush treetops and cityscape. The interiors will feature modern design combined with a Mediterranean façade, synonymous with “The City Beautiful.” Its estate-sized residences, delivered move-in ready, will range from three- to six-bedrooms and start at \$1.65 million.

With a mission to differentiate themselves from other impressive properties on the market – each unit gives property owners the privilege to own **the Delos DARWIN Home Wellness Intelligence Network** that will be procured and installed by HEDsouth, a premier technology integration and automation company. This partnership with Delos allows the DARWIN system to align technology with nature’s intent by using innovation to bring the best of natural outdoor conditions inside. This exclusive system is the world’s first platform aimed at enhancing human health, well-being, sleep and performance by monitoring and calibrating air, light and water quality. These health-centric elements are captivating homeowners across the globe who desire to live better through a more natural state. In addition, residents are able to implement technology upgrades, such as lighting, A/V, surround sound and additional home automation integrations.

“Our design philosophy is centered on the pillars of nature, technology, and wellness to promote optimal wellbeing - all qualities that are highly synergistic with this Delos partnership,” said Rishi Kapoor, CEO of Location Ventures, the developer behind Villa Valencia. “Working with Delos to integrate DARWIN allows us to deliver healthy living at an unprecedented level, and we are proud to be the first U.S. condominium to offer it to all of our residents.”

Each resident will receive a **DARWIN Air Purification System**, which will monitor and help improve the quality of the air indoors, where the levels of pollutants can be two-to-five times higher as compared to the outdoors. The state-of-the-art algorithm passively screens the atmospheric



quality in real-time to help remove allergens, odors, and toxins and provide clean, fresh air.

The **DARWIN Water Filtration System** helps reduce the risks of poor water quality by filtering impurities and improving taste, providing cleaner water at the tap, which provides cost-effective savings by eliminating the need to purchase water.

The **DARWIN Circadian Lighting System** mimics the natural cycle of the sun, helping the body maintain a healthy sleep-wake rhythm to improve energy, mood, and productivity. This helps deliver a continuous connection to the natural world, syncing the body to different times of the day. Automatic, adjustable lighting ranges from providing a bright boost of energy in the morning, to a soothing, relaxed ambiance at night.

And, the **DARWIN Hub** communicates with DARWIN elements through algorithms that monitor, calibrate and intuitively respond to changes in environmental conditions across your

home. In addition, DARWIN offers a range of curated wellness experiences to suit specific moods. DARWIN is operated through a tablet in each residence, or a mobile app is also available for residents to download.

As if that were not enough, *when curating Villa Valencia’s amenity programming, the development team carefully considered the desires of the homebuyer, from everyday conveniences to elements that lend to living “the good life.”* From the moment one arrives at the building’s grand entryway, there will be the most welcoming aura and experiences abound. “Today’s affluent buyer, especially those seeking to live in Coral Gables, expects a product that feels customized to their needs while fitting seamlessly into the context of its location,” added Jorge Uribe, Sales Director of Villa Valencia, with sales and marketing led exclusively by ONE Sotheby’s International Realty. “Villa Valencia leaves no stone unturned in its offerings, and we are excited to unveil it to our network and the market.”

Wellness will be a centerpiece at Villa Valencia, with a rich program of spa and fitness offerings to promote relaxation and optimal health. This includes *a hammam, steam room, his-and-her saunas, hydrotherapy plunge pools, as well as a state-of-the-art fitness facility with yoga, Pilates and weight training. For outdoor enjoyment, a 78-foot resort-style pool with a lap lane and waterfall is complemented by two summer kitchens and spacious sunbeds.*

Residents will be able to live, work and entertain guests comfortably in a selection of common spaces throughout the property, as a secondary option to in-home hosting. *A tea room* with a coffee bar makes for intimate early morning and afternoon gatherings, while a dinner party is ideal in the Cucina that features a full-size kitchen and full bar open to the pool deck. For engaging recreation, the lively entertainment room will have billiards, and golf and driving simulators. In contrast, an executive room with video conferencing will also allow working from home with ease, while the library, with an outdoor terrace, is a tranquil haven overlooking

a lush park with shaded trees. Keeping pets in mind, the park will also feature a play area for dogs with a green space and exercise run.

Designed by Hamed Rodriguez Architects, Villa Valencia’s façade is a fresh interpretation of the architectural style of Coral Gables, which harmoniously blends with its tropical modern interiors by CMA Design Studio, led by Principal Owner Cesar Molina. Residences provide private foyers with elevator entry and are adorned with superior finishes. This includes exquisite European flooring, 10-foot exterior sliding doors, and finished custom closets. Kitchens are equipped with *state-of-the-art Subzero and Wolf appliances, a wine cooler, custom cabinetry, and quartz countertops.*

The master bathroom will feature a custom wood vanity with quartz countertops, a glass-enclosed rain shower and a soaking tub in select residences. Adding convenience through technology, Villa Valencia residences will have controlled lighting systems, smart home capabilities and pre-wired audio controls throughout.



For homeowners who want a little more, customization options are available, from flooring and millwork to upgraded technology. *Valet parking, 24-hour concierge and private garages make security and discrete living a priority.*

The launch of Villa Valencia is marked by Coral Gables’ renaissance and rich history as one of Miami’s most-sought-after areas for living. Just blocks from its location is the completed, multi-million-dollar streetscape renovation of the famed Miracle Mile, which has catapulted an influx of new dining, shopping, and art and cultural options all within walking distance. Villa Valencia residents will enjoy both the bustling urban landscape and the tranquility of neighborhood tree-lined streets and lush canopies.

With direct access from Miami International Airport, Coral Gables serves as a business hub for local and international enterprises. It is home to 20 consulates and 140 multinational corporations, as well as city-living essentials like “Class A” office space, top private and public schools and universities, country clubs, golf courses, and museums.

This first-of-its-kind Coral Gables project is exclusively represented by ONE Sotheby’s International Realty. For more information: **villavalencia.com.**