

Take in Miami From Above in This Coral Gables Penthouse

Property of the Week: The Villa Valencia Lower Penthouse utilizes state-of-the-art tech for elevated living.

BY KIM AYLING | SEPTEMBER 9 2021



It's no secret that the **Miami property market** is having a bit of a moment, with potential buyers making the most of the rise in homeworking and flocking to the coastal city for a taste of metropolitan seaside life. And for a suburban home just 20 minutes from the city center, look no further than the all-new Villa Valencia penthouse in the sought-after Coral Gables neighborhood.

Sharing the 12th floor of the new Villa Valencia development with a second penthouse apartment, the Lower Penthouse North has been carefully designed to offer space for the whole family across a total of 6,446 sq ft.

The penthouse boasts 5 well-proportioned bedrooms, including an impressive master suite with walk-in closet and VICHY shower room, and 5.5 bathrooms. While the space has plenty of room for customization; residents can collaborate with Miami design firms such as Studio Roda for a warm, yet minimal aesthetic.



To ensure optimum comfort and an elevated quality of living, Villa Valencia also features the state-of-the-art Darwin by Delos system, which is equipped to provide wellness solutions within your home. Controlled by a mobile app, Darwin calibrates your living conditions to suit the surrounding environment and your lifestyle.

For example, it can purify the air by removing pollutants and allergens, monitor room temperature to minimize sleep disturbance, improve water quality through best-in-class water filtration, and even mimic natural light to fit with your unique rhythm, with a focus on energy efficiency.

The Villa Valencia Lower Penthouse also has the perfect balance of outdoor/indoor living – a feature that has been top of the list for most homeowners in the past 18 months. Flanking both ends of the apartment are two outdoor terraces, complete with full kitchen, bar, seating area and plunge pool, which offer striking views out toward the city.



On days when the weather isn't up to al fresco entertainment (which are few and far between in Miami), the floor-to-ceiling windows ensure plenty of light flows into the inviting indoor lounge and exquisite quartz kitchen. Elsewhere in the apartment, the spacious media room is the ideal space to host friends and family.

"Villa Valencia fulfills a vision to unite estate-like living and a condominium setting without compromise," said Rishi Kapoor, CEO of Location Venture, who is handling sales of the ultra-luxe property. "To accomplish this, we have carefully conceived one of the most well-thought designs and amenity programs seen in a boutique project within this market. Coral Gables is long-recognized for its exceptional quality of life, and this project emulates that sense of timeless luxury."

As well as the ultra-stylish private spaces, Villa Valencia property owners can also make use of the building's extensive host of amenities, reserved exclusively for residents and their guests. Building amenities include a games room with billiards and golf simulator, a library with outdoor terrace, a dog run and a 10,000-sq-ft onsite park.



Wellness facilities are also in plentiful supply at Villa Valencia, with residents invited to enjoy the property's large lap pool, gym and yoga room, and the onsite spa, complete with treatment room, steam room, his-and-her sauna and hydrotherapy plunge pools.

And what's more is the Villa Valencia developers have managed to provide all the comforts expected of a property of this standard, without any compromise in environmental care. The property is currently pursuing a gold standard **National Green Building Standard (NGBS)** certification. This certification will mark the property as green in all elements of the build, from its energy efficiency levels to its consideration for surrounding communities and landscapes.

The Villa Valencia Lower Penthouse North is due to complete late 2021, with an asking price of \$6.6m. For more information, see villavalencia.com.



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