



PRIVATE OCEAN FRONT CONDO FOR SALE

Private Offer Not Listed

Contact :
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Realtor

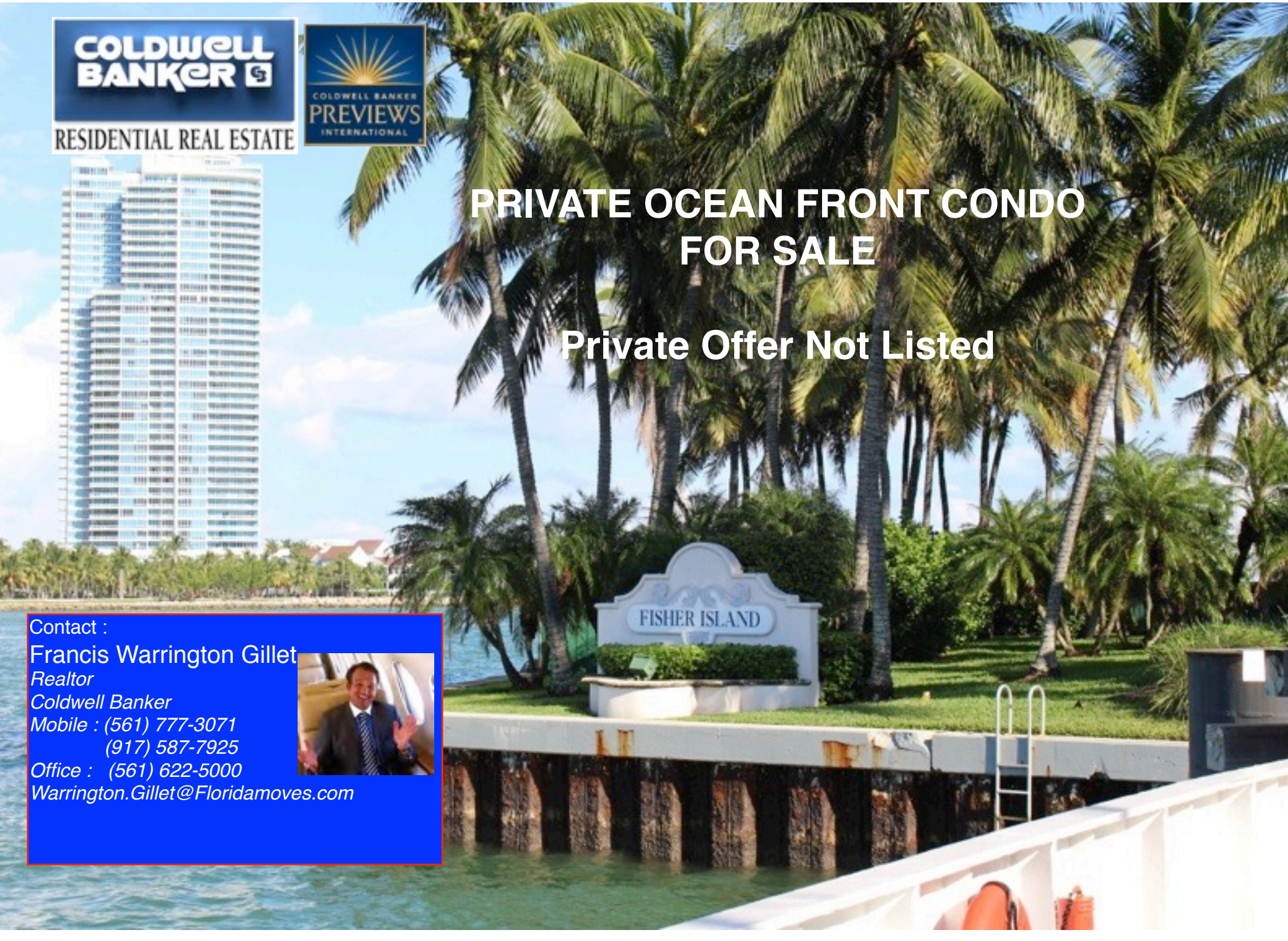
Coldwell Banker

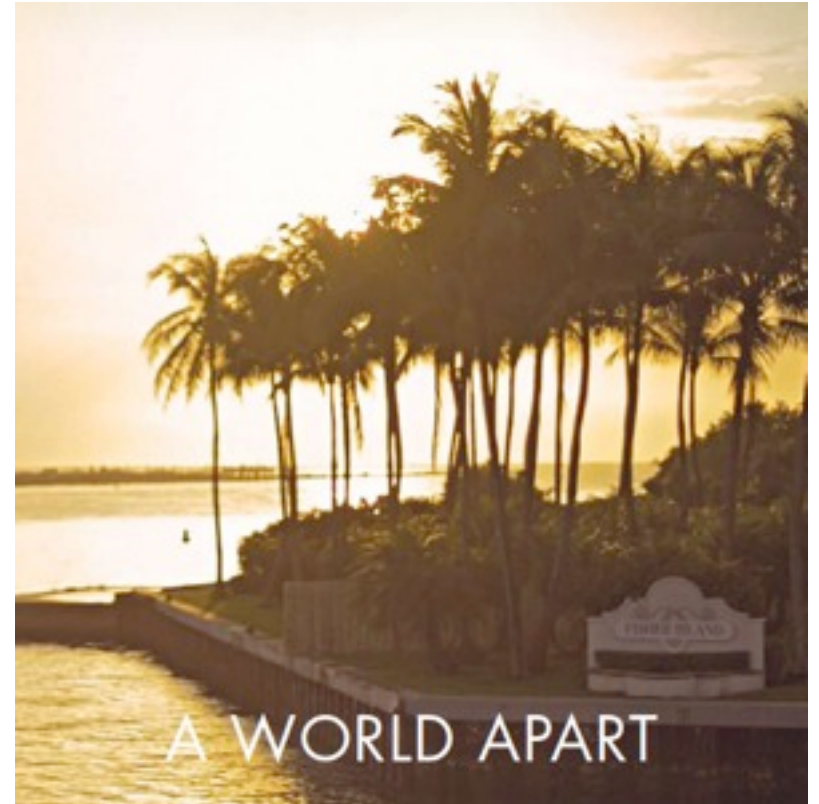
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FISHER ISLAND 1936

THE HISTORY



ONCE UPON A TIME IN AMERICA, WHEN EARLY 20th-CENTURY A-LISTERS WANTED to get away from it all, they escaped to places like Long Island's Gold Coast, **NEWPORT**, Rhode Island or The Berkshires. Following the path of **HENRY FLAGLER'S** trailblazing East Coast Railroad, they eventually migrated south to **Palm Beach**, and then to **Miami**.

THEY HEARD THE SIREN CALL of the **AMERICAN TROPICS**. Boldface names like Astor, Firestone, Woolworth, Pillsbury, Singer, Penney, Maytag, Honeywell...and **William K. Vanderbilt II**, who famously traded his 250-foot yacht, The Eagle, for seven acres of an island off the edge of Miami owned by auto-parts magnate **CARL FISHER**. They called it Fisher Island, but the Vanderbilts also called it home - at least during the cool winter months.

FROM THE BEGINNING, Fisher Island was a place apart: a private compound imbued with the spirit of **ESCAPE** and **exclusivity**...of finding yourself in a perfect world of your own creation. Today, with the addition of **PALAZZO DEL SOL** - and after a \$60 million renovation of the island's infrastructure and extensive amenities - Fisher Island remains an **elite refuge**, this time for entertainers, entrepreneurs and a global community of movers, shakers and achievers. **TRUE LUXURY**, after all, is timeless.



Condo/Villa







**OCEAN FRONT -TWO RESIDENCE
CONDOMINIUM
(Ground Floor Available for purchase)**

**1704 Sq.Ft.
3 Bd. 3 Ba.**

**Certified Appraised Value ;
\$ 7.7 Million**

SOUTH SIDE



FRONT ENTRANCE - WEST SIDE



OCEAN FRONT VIEW EAST SIDE
BACK OF STRUCTURE



OCEAN FRONT VIEW EAST SIDE
BACK OF STRUCTURE





**Rendering After Proposed
Renovations**

**2789 Sq. Ft. Interior Space
500 Deck Space**

3216 Total Sq. Ft.

ATLANTIC OCEAN VIEW



PRIVATE BEACH



PRIVATE BEACH



ATLANTIC OCEAN





FRONT DECK

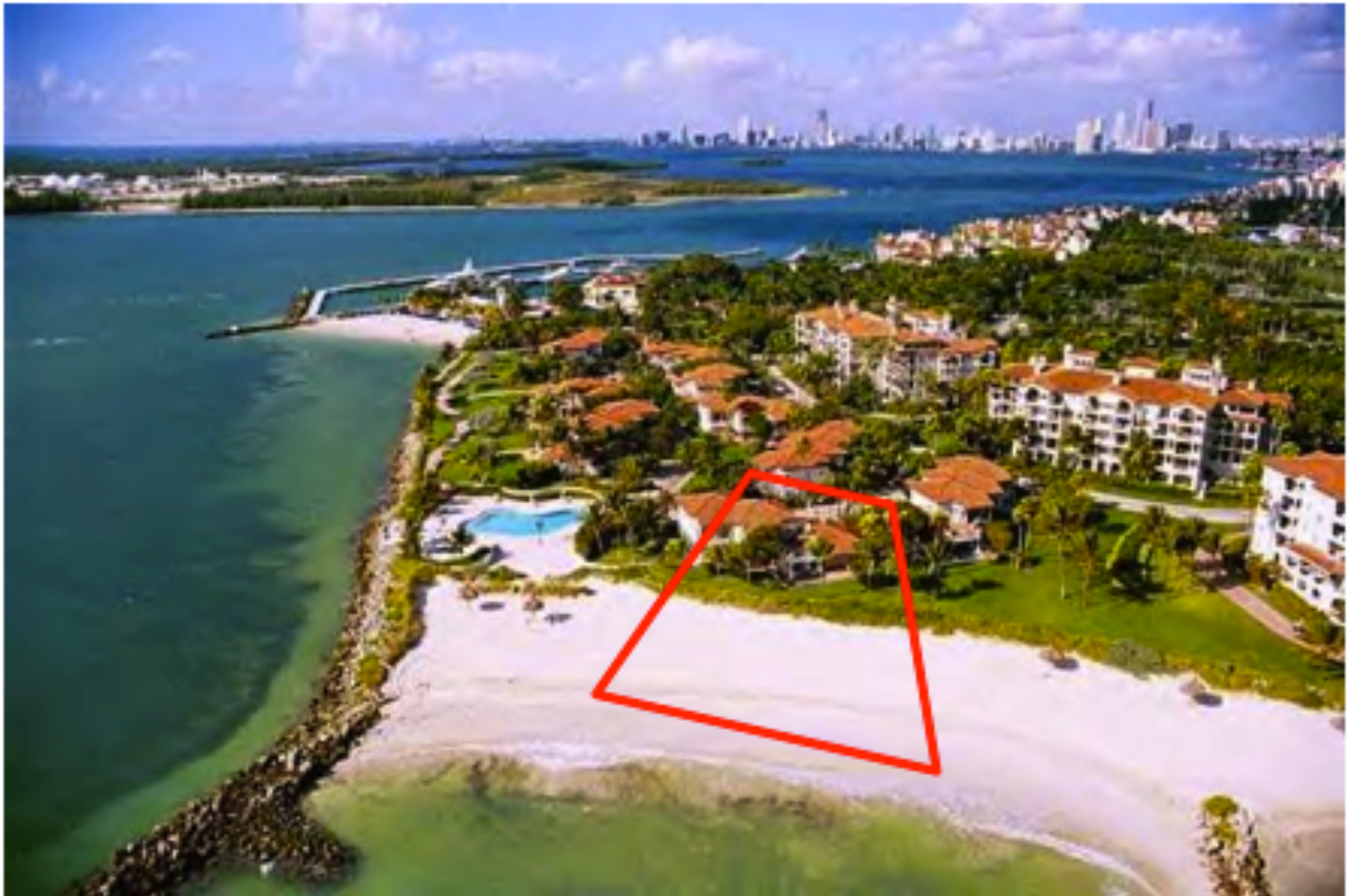




THE ONLY HOUSE ON THE BEACH



THE ONLY HOUSE ON THE BEACH

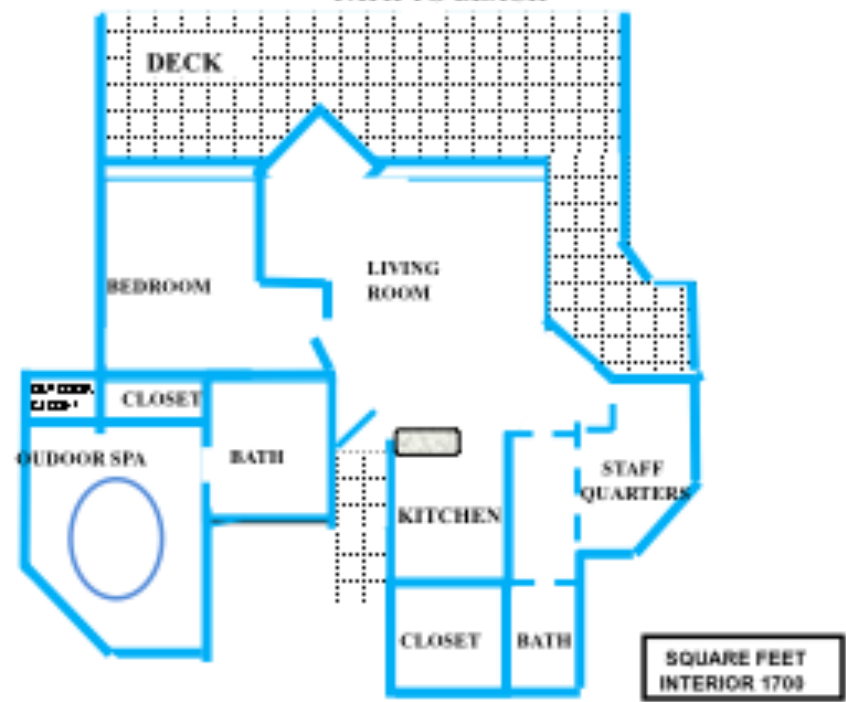
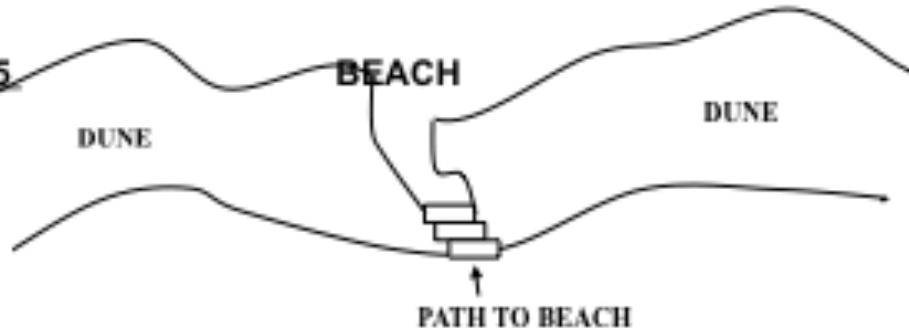


WITH ITS OWN PRIVATE BEACH

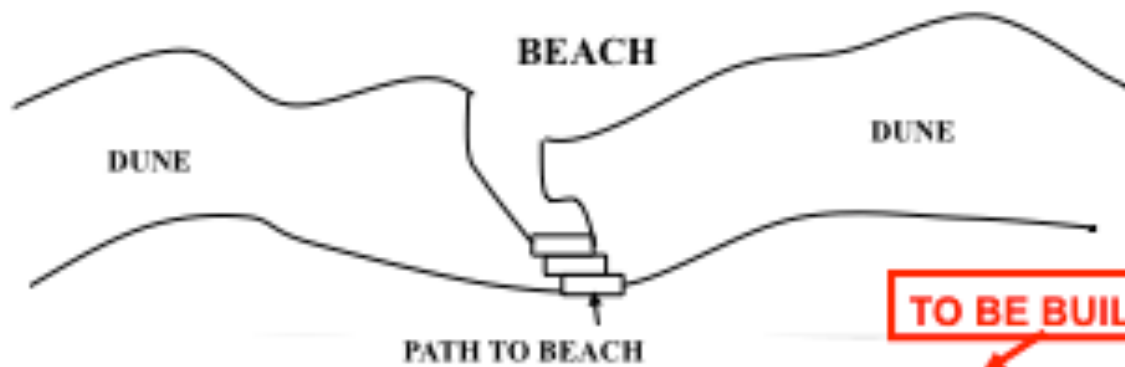


THE PRIVATE BEACH OWNED BY THE VILLAS

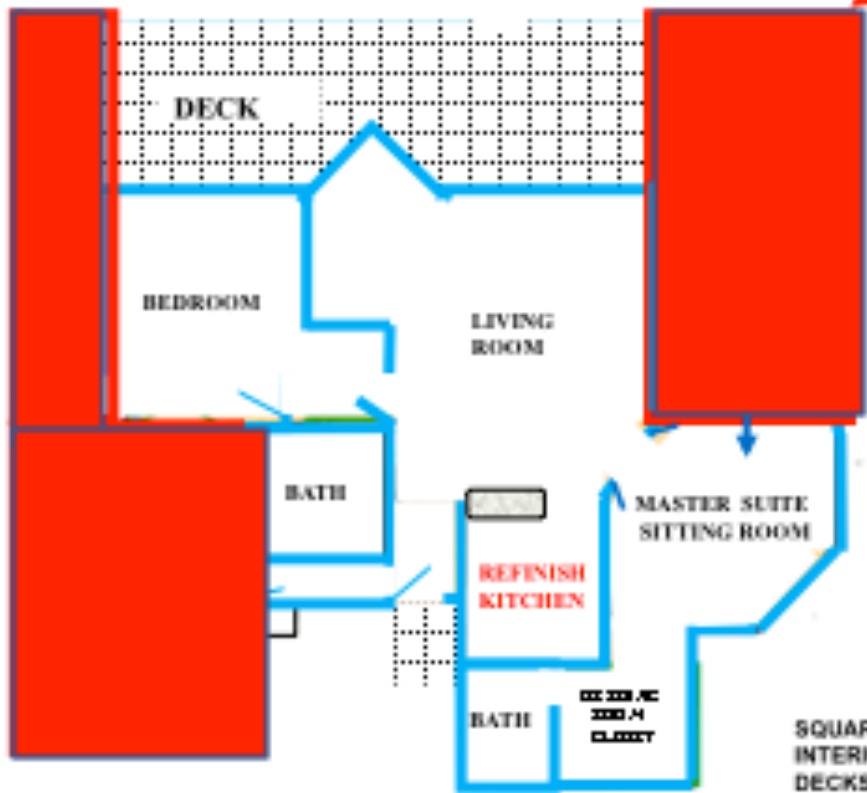
**EXISTING
PLAN MAR 2015**



CURRENT CONFIGURATION



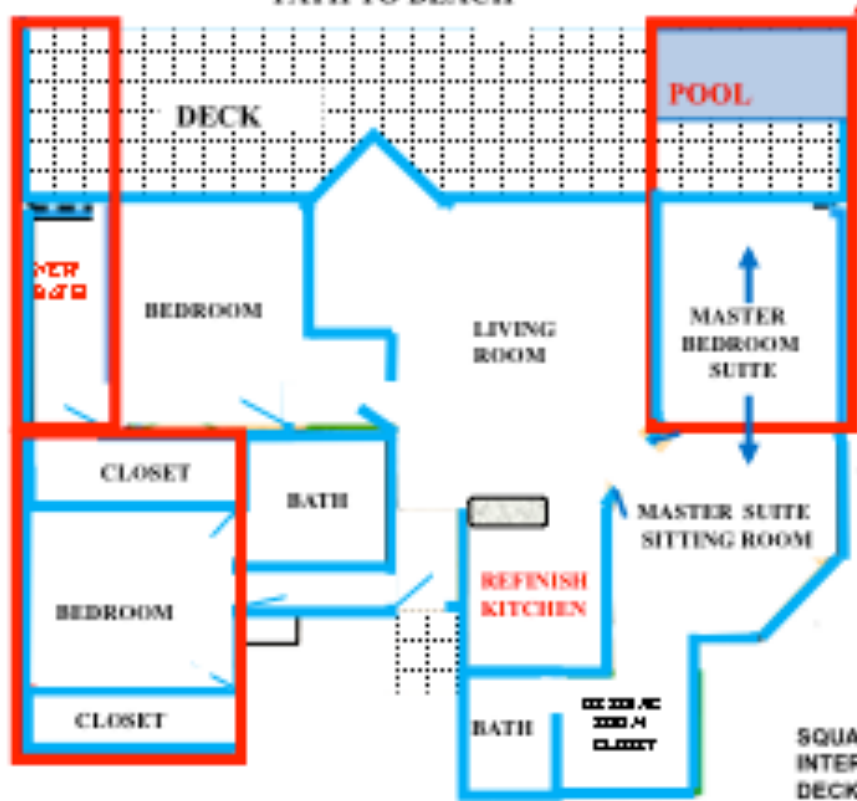
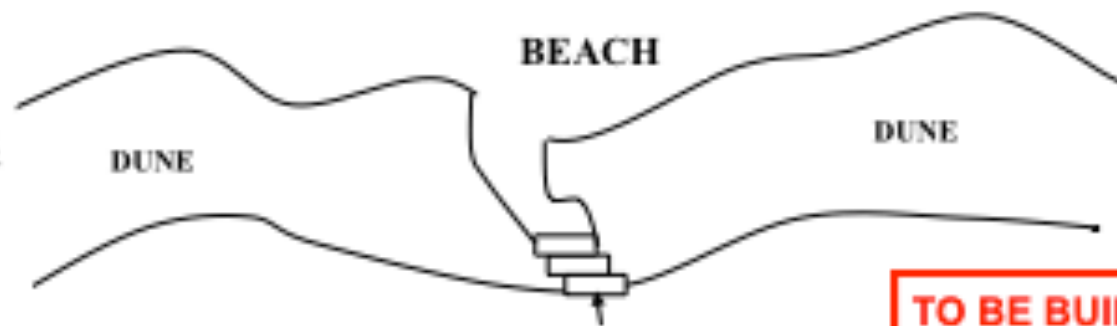
TO BE BUILT



TO BE BUILT

SQUARE FEET	
INTERIOR	2789
DECKS	509
TOTAL	3218

**FUTURE
PLAN MAR 2015**



TO BE BUILT

TO BE BUILT

SQUARE FEET	
INTERIOR	2789
DECKS	509
TOTAL	3218



**RIGHT SIDE OF HOUSE TO BE BUILT
(North Side)**



**LEFT SIDE OF HOUSE TO BE
BUILT
(South Side)**





**FISHERS ISLAND CLUB POOL
FOR CONDO ASSOCIATION
Adjacent to Property**





SECURITY + PRIVACY

SECURING THE SAFETY and WELFARE of our residents is always a top priority on FISHER ISLAND. To that end, transport to and from the Island is regulated and monitored by means of a 24-hour ferry system overseen by a staff of *trained professionals*. The IDENTITY OF GUESTS visiting the Island is always verified. For the convenience of our residents, guests and Club Members, the ferries operate around the clock at 15-minute intervals.

OTHER IMPORTANT FACILITIES OPERATING on the Island include a *Post Office*, a *public safety office*, a *dockmaster's office* and the Fisher Island *Fire Department*, which works in tandem with the *Marina staff* in emergency situations. New technologies have been incorporated with the Island's *Access Control System* for the *ongoing benefit* of residents, guests and Members.

A WORLD APART

