

Top 10 'Starchitect' Properties in Miami

With two months to go until Art Basel Miami, we look at Miami's mesmeric modern art scene that spills into architecture — with a tidal wave of mega-artistic visions drawn up by starchitects.

The best-known city in Florida has refashioned its image from a standard sun-and-surf hotspot to becoming a shining example of cutting-edge design and flair. Home to perennial premium art fairs, Miami is now a place with more galleries, museums and design spaces per square foot than most cities in the US.

The 2002 descendant of Art Basel in Miami Beach is thought to be the catalyst of the city's arty activities. The beachfront strip swiftly became an annual cultural hub, bringing in global dealers and collectors each December, as well as throughout the year.

Creativity has become the essence and currency of the city. This extends from chisels and canvases to blueprints and building blocks. "Art Basel revived Miami," said Rick Moeser, senior vice-president of the southeastern US, Caribbean and Latin America for Christie's International Real Estate. "It encouraged new developments and the restoration of historical properties."

A majority of these new residential projects are designed by the Picassos of architecture: Pritzker Prize winners. An increasingly crowded constellation of starchitects has and will continue to tinge Miami's skyline with a fine selection of real estate, taking luxury living to the celestial sphere.

Susan de França, president and CEO of Douglas Elliman Development Marketing, said: "Many collectors of art, as in real estate, are looking for something with historical context, groundbreaking in its composition or design, something that elicits a reaction, a view, or a sweep of paint — the direction of the light or a strong colour. These synergies are what link art, design, architecture and real estate together." The Douglas Elliman team returns to Art Basel in Miami Beach for the fourth year to introduce 29 properties to the art world.

Here's our round-up of incredible and livable buildings in Miami — signed off by starchitects — that blur the line between art and architecture.



One Thousand Museum by Zaha Hadid Architects

The late Zaha Hadid's first and final residential skyscraper in the Western Hemisphere appears as a continuous piece of contemporary sculpture. The contrast between the bold exoskeleton and a crystalline glazing of the beneath-glass façade is a remarkable characteristic. The tower's fluid curves will reflect its internal space as it rises more than 60 stories from the arrival podium to the amenity levels, residential floors and, finally, to a rooftop aquatic centre and helipad. Located in Downtown Miami, it is set to be completed in 2018.

www.1000museum.com

Auberge Beach Residences & Spa by Nichols Brosch Wurst Wolfe & Associates

On Fort Lauderdale Beach, Auberge Beach Residences & Spa will consist of two modern glass-clad towers, designed by renowned architecture firm Nichols Brosch Wurst Wolfe & Associates. To maximise its rare on-the-beach positioning, the 171 residential units will range from 1,500 to 5,000 square feet with ocean views. While the 22-storey south tower houses the bulk of the condo's 115 units, the 17-storey north tower is set to wow with its organic curved and cascading exterior, covering 56 larger units that include sprawling terraces. Wrap-around double-storey 5,000-square-foot penthouses crown the top of each building. The estimated project completion is in late 2017.

aubergebeach.com

Fasano Hotel & Residences Miami Beach by Isay Weinfeld

Award-winning Brazilian architect Isay Weinfeld has re-imagined The Shore Club, a historic hotel in Miami's South Beach designed by famed British modernist David Chipperfield. Situated in the city's Art Deco District, the new modernist tower will be set against the beauty of the existing Art Deco structures, which are also undergoing restorations. Three poolside beach houses and two ocean-front dwellings anchor the property at the north and south ends. Unifying these elements are a massive, atypical lagoon-style pool and gardens. The updated property will mark Brazilian hotelier Fasano's debut in the US.

www.fasanomiamibeach.com



One Thousand Museum is the late Zaha Hadid's first and final residential skyscraper in the Western Hemisphere.

Park Grove by OMA/Rem Koolhaas

In the culturally rich Coconut Grove, Park Grove is a new three-tower luxury residential project designed by Rem Koolhaas' Office for Metropolitan Architecture (OMA). The architectural masterpiece marries the area's rich maritime legacy with innovative design. Inspired by Florida's barrier islands, the towers' slender curvaceous forms feature glass and faceted concrete columns that allow for a more energetic façade that matches the grove. World-class art will also be brought in, including a Jaume Plensa sculpture and a two-acre sculpture park designed by Enea Landscape Architecture. Completion is projected for 2017.

www.park-grove.com

One River Point by Rafael Viñoly

Uruguayan architect Rafael Viñoly's design for One River Point gives Miami's downtown a definite architectural statement. Two towering symmetrical skyscrapers join in a four-storey skybridge, 800ft above the Miami River. The seemingly floating podium is set to feature an 85ft waterfall that cascades to a shimmering pool below, appearing to flow into the river. Bespoke penthouses, 'skylofts' and 'skyvillas' range from 5,000 to 12,000 square feet, with expansive terraces and private pools.

oneriverpoint.com

Eighty Seven Park by Renzo Piano

Eighty Seven Park is an oceanfront residential project designed by Renzo Piano. Its cantilevered architecture appears to float above the water and natural green landscape in one of Miami North Beach district's most dynamic new neighbourhoods that sits between parkland and the Atlantic Ocean. The glass tower, expected to be completed in 2018, will have oblong floors and wraparound balconies to provide unobstructed views of the sea. Set to house about 70 villas, Piano's fluid design brings together architecture, design, ocean, park and city.

www.eightysevenpark.com

Jade Signature by Herzog & De Meuron

Following the commendable completion of PAMM, Pritzker Prize-winning Swiss architecture firm Herzog & de Meuron embarked on another Miami project: a luxurious condominium positioned on the pristine sands of Sunny Isles Beach called Jade Signature. Built at an oblique angle to the ocean, the seaside glass tower's parallelogram footprint was derived from a study of the sun's movement, thus maximising its pool and the beach's exposure to the sun. The minimalist project uses structure in the most basic way and turns it into something sculptural. Dividing walls, spanning the whole width of the building, are carefully shaped at the ends, forming curved supports that cohere with the sculptural, hour-glass shaped pillars at the corners of the tower — all for a combination of desired views and necessary visual protection.

jadesignature.com

Faena House Miami Beach by Foster + Partners

Argentinian fashion-designer-turned-real-estate-mogul Alan Faena turned to Foster + Partners again to sketch the sequel to his luxurious residential project in Buenos Aires. Faena House Miami Beach is designed by architect Brandon Haw, who was at that time still with Foster + Partners. His inspiration for the building was to create a virtual elimination of division between indoors and outdoor living. In South America, this lifestyle is anchored around an outdoor terrace called the *alero* and the concept of verandahs in the sky took off for Faena House.

www.faena.com

Monad Terrace by Jean Nouvel

Renderings of Monad Terrace conjure up images of a bayou — by the bay. Fronting Biscayne Bay, the more than 50-unit residential building is a play of water, flora and light, with a mirage-like reflective façade that captures water and sunlight. Private pools, the signature man-made lagoon, and the building's mirror shell act in concert to bounce light deep into each unit and create what Nouvel has dubbed a "reflection machine". The central lagoon with sun decks and aquatic plants also has an infinity edge, making it appear as though it extends into the bay.

monadterrace.miami

The Ritz-Carlton Residences Miami Beach by Piero Lissoni

Italian architect Piero Lissoni has managed to convert the former Miami Heart Institute into a 111-unit ritzy condo complex and 15 elegant single-family villas. Scheduled to be completed by 2017, the Ritz-Carlton Residences Miami Beach follows Lissoni's vision of simplicity and complexity. The mid-rise condominium has views over the private enclave of Miami Beach's Surprise Lake, where lake, ocean and waterway meet. Its framed vistas are complete with resort-style service and detailed Italian craftsmanship, incorporating natural materials.

theresidencesmiamibeach.com