

THE VILLAGE
AT CORAL GABLES

HOME TO FOUR COLLECTIONS
OF 48 NEW CONSTRUCTION
LUXURIOUS RESIDENCES.

Attributes

- Garden courts with flower trees
- Courtyard with scallop fountain
- Glorieta fountains that brighten up the neighborhood
- Administration Building
- Pool with Pool House
- Club House
- Business Center
- Fitness Center
- Lounge
- On street visitor parking spaces around The Village at Coral Gables
- Walkways through The Village at Coral Gables

FACT SHEET

TOWN HOMES



Coral Gables most exclusive Village cultivates the elegance of a historic and tranquil community.

Developer:
MG Developer, Miami, LLC
Architects:
De La Guardia Victoria Architects & Urbanists
Creative Development Team:
Jenny Ducret & Roxana Victoria
Artistic Component:
Glorietas inspired by Ibero-American Exposition in 1929.

Stories: Three stories
Bedrooms: Four bedrooms and Family room
Bathrooms: Three 1/2 bathrooms and Four 1/2 bathrooms
Car-garages: Two car garage
Total units: 16 glamorous Town Homes
Location: Ideal east/west positioning between Hernando Street and Segovia Street situated on the exclusive Malaga Avenue
Architectural Style: inspired by 19th century Spanish-colonial architecture with a beautifully functional and modern interior floor-plan
Character: Features private and spacious covered terraces reminiscent of a noble Spanish-colonial facade
Lifestyle: Easy European pedestrian-living within a quiet residential neighborhood walking distance to golf courses, fine shopping and dining, and the downtown business district. "The Village at Coral Gables" is expressed through a delightful variety of garden spaces, lush green avenues, plazas, walkways, and fountains for residents to revel in.

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INTERIOR FEATURES

Kitchen
- Italian Kitchen
- Wet bar
- Generous island
- Stone countertops and backsplash
- High-end appliances
- Undercount stainless steel sink

Master Bathroom
- Natural stone floors
- Italian double Vanities in stained wood with natural stone countertops
- Walk-in shower
- High-end fixtures including faucets, shower-heads, and toilet
- Separate water closet

Door and Windows
- High-end hurricane rated windows and doors in bronze finish
- Wide French logia doors
- Wide bi-folding terrace door
- Wood-plank front door finished

Secondary Bathrooms
- Natural stone floors
- Italian Vanity with natural stone tops
- High-end fixtures including faucets, shower-head, and toilet

Walk-in Laundry
- Laminated cabinets in white
- Washer & dryer
- Deep laundry sink

EXTERIOR FEATURES

Finishes
- Smooth painted stucco
- Elegant coral stone architectural details
- Cast stone architectural details
- Paint cast aluminum balustrade
- Brown clay barrel roof tile
- Exterior iron lantern

Outdoor Spaces

Spacious, elegant terraces & balcony that bring abundant light and expand livable spaces
- Coral stone floors
- Spacious, elegant and private terraces with balcony that bring abundant
- light and expand livable spaces
- Partially covered outdoor terrace for entertaining
- Walls in outdoor spaces for privacy

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UNIT SQF

	TYPE A & AR	TYPE B & BR	TYPE C & CR
A.C. SPACE	3,246	3,147	3,218
COVERED TERRACE	510	435	452
GARAGE	519	517	526
OPEN TERRACE	209	216	259
ADJUSTED AREA	3,364	3,515	3,594
TOTAL SQ. FT.	4,484	4,315	4,455

ADDITIONAL FEATURES

- Premium wood traditional doors 7 & 8 foot high
- Primary rooms 10 foot high cove ceilings
- Elevator easily accessible from garage to the unit
- Energy efficient air-conditioning divided into zones
- Instant hot water provided by a recirculating hot water system
- Generator-ready design (pre-wiring included only)
- Smart-ready home (tv and telephone included only)
- Skylight over stairs
- Electrical vehicle charger

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