

**ONE  
FLAGLER™**

**A BOUTIQUE  
OFFICE CONDO**



## A Masterpiece Reborn

Amid the excitement and energy of Miami's Central Business District, One Flagler stands as a masterpiece of mid-century modern design.

Ahead of its time, One Flagler featured Miami's first curtain wall construction. Over the ensuing decades it has become an icon of timeless architecture.

Designed by Morris Lapidus, renowned Architect of Miami's famed Fontainebleau and Eden Roc Hotels, One Flagler's exterior façade has been carefully preserved while its interior has been thoughtfully reimaged and rebuilt to meet the need of today's fast-paced business world.



## Own An Icon

The One Flagler building has graced Miami's Business District since its creation in 1952. Today, with 15 floors of boutique office condos available, you can own a piece in this iconic building, and put your business at the center of Miami's vibrant international business scene.





Lobby Seating

Artistic Rendering



Lobby Reception

Artistic Rendering

## Building Features

- Iconic mid-century design
- Premium downtown location
- New, modern, attended lobby
- Modernized elevators
- State-of-the-art connectivity
- 24-hr security
- Valet parking
- Conference rooms
- Lounge and juice bar



Downtown Miami



View from Flagler St.



POINTS OF INTEREST

## Perfectly Located

### DOWNTOWN MIAMI

- 01 Dade County Courthouse
- 02 Children's Courthouse and Justice Center
- 03 U.S. District Court Clerk

### TRANSPORTATION

- 04 First Street Metromover Station

### P PARKING

### HOTELS

- 05 Four Seasons Hotel
- 06 JW Marriott Marquis
- 07 Epic Hotel
- 08 InterContinental
- 09 Mandarin Oriental

### MUSEUMS

- 10 PAMM & Science Museum

### RESTAURANTS

- 11 Truluck's Restaurant
- 12 Il Gabbiano
- 13 Zuma Japanese
- 14 The Capital Grille
- 15 Ceviche 105
- 16 Soya & Pomodoro
- 17 Wolfgang's Steakhouse
- 18 Cipriani Downtown Miami
- 19 Ristorante Fratelli Milano