

# ISLAND

THE JOURNAL OF LAUDERDALE LIVING



MAY 2021



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# ISLAND

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**On the cover:** Harbor Beach house by Choeff Levy Fischman



U M A G E

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## IN PRAISE OF LESS

IN THE APRIL ISSUE OF *ISLAND* MAGAZINE, we ran an article on the stunning new Brightline train stations, which were designed by Zyscovich Architects. Like the article's author and photographer, Steven Brooke, it's fair to say I'm in love with these new stations and what they represent for South Florida. I also hold Brooke's position that somehow, placing these stations aside, of course, we never received "the future we were promised."

We were promised self-flying hover cars, allowing us to read a book on the way to work. Instead we have I-95, a jammed relic of America's love affair with the automobile. Instead of a super-efficient highway, it's become into a metaphorical prison where we waste an inordinate amount of time, and are reduced to counting car fires and accidents to pass the time. We were promised free-to-watch TV programming from a dozen excellent stations, the signals of which were to be beamed wirelessly into our homes. Instead we have 1,200 stations, 1190 of which are tragic, all of which we pay for — *twice*, I might add — both by monthly bill as well as through endless streams of commercials.

I know, I know... I am an old curmudgeon. To stay sane through a life crammed with drop-down menus and endless text streams and a humanity that has tossed conversation out the window, opting instead for ear-

buds and podcasts... I find myself craving extreme simplicity. Of course that clean, pared-down aesthetic makes perfect sense in South Florida, where it acts to balance sun-drenched swimming pools, impossibly lush landscapes and balmy breezes. Because of that, you'll often find the principles of minimalism reflected in the pages of *ISLAND*. In this issue, for example, you'll find it in our cover story (starting on page 12) unveiling a Harbor Beach home designed by Choeff Levy Fischman. Then, beginning on page 25 you'll note its reappearance in an article on lighting fixtures called *Next to Nothing*. Finally, beginning on page 34 you'll read about a fortuitous collaboration between The Related Group and Arquitectonica that is giving birth to Solemar, soon to rise in Pompano Beach. Enjoy!

John T. O'Connor  
**Editor-in-Chief**



**Maybe less really is more.**  
The Farnsworth House, located in Plano, Illinois, was designed by architect Ludwig Mies van der Rohe and completed in 1951.



**New Construction | Transitional Contemporary | \$1,999,000**  
5BR | 3.1BA | 2-CG | Pool | Bright Open Plan



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## “GREAT ART PICKS UP WHERE NATURE ENDS.”

— Marc Chagall

It's truly wonderful to run into new art mounted outside the traditional museum space where all nearby can see it. We were overjoyed to see the color-saturated work of Brooklyn-based artist Olalekan Jeyifous unveiled at the Palm Garage at Port Everglades. Four, 4-story mesh banners are attached to the building, creating an abstracted take on our sun-drenched, South Florida landscape. While security dictates that this piece can only be seen by ticketed cruise passengers, a new installation of five sculptures entitled *Walking Sticks with Stories to Tell*, is accessible to all in Fort Lauderdale's Sistrunk neighborhood. Read about it on the facing page.

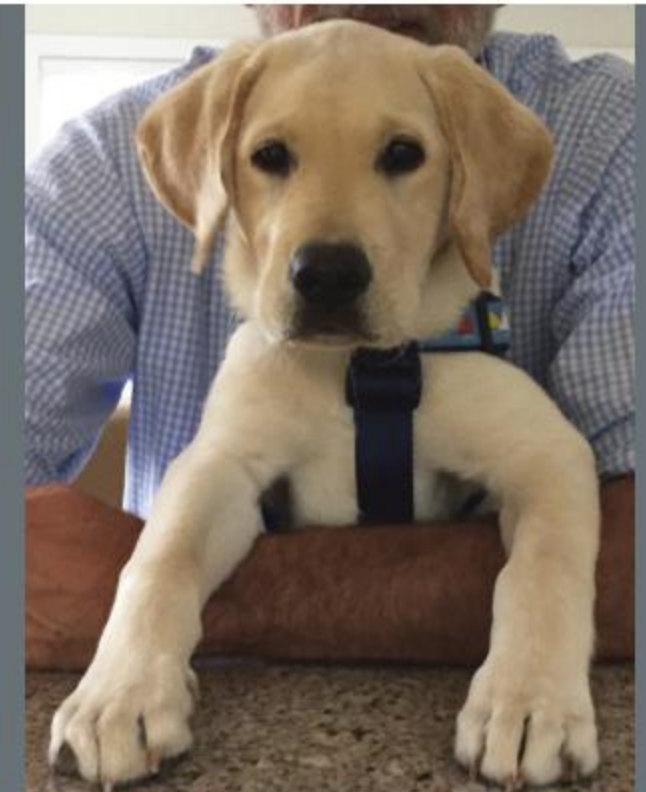
For more on Port Everglades' extensive public art installations, go to [broward.org/arts](http://broward.org/arts)

## You said park. I heard you. I did.

### What?!

So, you adopted a pup during the pandemic to keep you from going insane. We get it. While that's great for you, what little Rupert is going to need now is socialization — with other dogs of all varieties, and humans as well. What's the best way to get this, and get you to interface with real humanoids instead of a Zoom screen? Visit one of greater Fort Lauderdale's dog parks! **Snyder Park** offers Bark Park, open daily 7 a.m. to 8 p.m. **Bark Park** is heaven for dogs who live for a swim, as it has a terrific lagoon. In Wilton Manors there is the fob-entry **Colohatchee Park**. Accessed by boardwalks elevated over canals, it offers two huge, tree-shaded enclosures.

There are a dozen others you can find with an online search at [fortlauderdale.gov](http://fortlauderdale.gov) and for Colohatchee Park info go to [wiltonmanors.com/157](http://wiltonmanors.com/157)



## We'll have two Negronis please... Oh, and, could you be a lamb and bring me some sunscreen?

Flagler Village has exploded in the last few years, will new developments sprouting up like weeds. But with these new buildings come restaurants, shops, hotels and life! Now, **Quantum Flagler Village** is coming to completion and with it a new Courtyard by Marriott. And while that might not sound exciting, its rooftop pool and bar, named **The Easton** sounds very exciting. Locals are welcomed and starting last month, they inaugurated a weekend event called **Splash Sessions**, an excuse (as if you needed one) to let your hair down. Have a swim, listen as the DJ spins, order some poolside small bites and down a couple good summer drinks. How about a **smoked salmon crostini** to munch on and a **Palm Frond** to drink? The Palm Frond is made with pineapple rum with mango, Velvet Falernum, lime, and just a touch of orange-almond syrup shaken in. Beyond delicious.

For info on Splash Sessions events, go to [theeastonftl.com/happenings](http://theeastonftl.com/happenings)



**The brilliant work of Claudia Fitch, *Walking Sticks with Stories to Tell* comes to Sistrunk.**



Comprised of five, vividly hued freestanding sculptures that reflect the **West African traditions** of the linguist staff, ornamental hairpin, Adinkra symbols and kente cloth colors, *Walking Sticks with Stories to Tell* embraces the rich historical and cultural heritage of West Africa as well as the stories of those who live, work and go to school in the Sistrunk neighborhood. During the project's development, community outreach activities facilitated by the artist provided the underlying themes for the artwork's concept and imagery. To view in person, head for the **African American Research Library and Cultural Center** at **2650 Sistrunk Boulevard**. *Walking Sticks* is mounted on the corner next to the Library.

Each month, an organized event takes over a good section of the edgy new **NE 13th Street** section of Fort Lauderdale... The area that brought you Milk Money, LoveLee Bake Shop, Buck and Beard, Gulf Stream Brewing, etc...

The next iteration of **Urban Jungle By Night** is scheduled for Friday, May 14th from 6:00pm to 11:00. It's a big, **outdoor blast** of creativity with **good food, funky music** and cocktails around the main event, which focuses on **handcrafted pieces, jewelry and art** from local artists. For info and tickets, go to **urbanjunglemarkets.com**

## Urban Jungle

**NE 13TH STREET  
COMES INTO ITS OWN**



### **The New River Architecture Project | Guided Tour of Downtown**

Fort Lauderdale's city center began to form around 1900, just after Henry Flagler's famed railroad arrived. The center grew and evolved until the 1960s as suburbanization sucked the life out of it.

Faced with a largely vacant downtown, stakeholders came to together and formed the Fort Lauderdale Downtown Development Authority to reimagine and rebuild the downtown. By 1970, it began to work. A development boom at the turn of this century brought the city center to a new plateau. The current boom is continuing to transform downtown before our eyes. This still emerging city center nevertheless retains its human-scaled grid, and has gifted us with two parks, two museums, a central library and a performing arts center. The growing skyline is just the beginning.

This docent-led tour winds along Riverwalk from Laura Ward Plaza to Brickell Avenue, then north to Stranahan Park and back to Laura Ward Plaza through the burgeoning downtown core. Tours will be held each Saturday from 10:30 - 12:00 through June 26th. **For tickets and information, go to [newriverarchitecture.com](http://newriverarchitecture.com) or call 954.506.7327**





**Coral Ridge gut renovation and addition. Glavovic Studio, architects.  
Photographed for *Tropic* magazine by Myro Rosky.  
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A deep shadowbox, a mix of exposed concrete and smooth stucco, keeps the interior cool during midday sun, and when lit at night, adds visual drama.

# MACHINE FOR FLORIDA LIVING, 2021

**text** Hilary Lewis

**MODERN ARCHITECTURE IS OFTEN ASSOCIATED** with the embrace of industrial materials, clean lines, and simple geometric forms. Back in the 1920s when this was first gaining traction in avant-garde European circles, this new approach to architecture typically featured glass, steel and concrete. One of the great practitioners of the new style, the master architect Le Corbusier, wrote of such houses in his important tract, *Towards a New Architecture*, as “machines for living,” referring to both the functional way these spaces were conceived but also to their appearance as something machine-like rather than something crafted by hand.

While this is at the heart of the history of modern architecture, it doesn't tell the whole story. Modern architecture, especially as practiced in the post-war period in the United States, was also very much about the integration of indoors and out. The natural world here is an essential part of

Deep overhangs create outdoor space safe from the elements. Cool marble sheathes a tall plane that separate entertaining spaces from family bedrooms, while a wall of ipe wood repeats the warmth of the home's main entry.







**A minimalist's dream, the kitchen features custom, handle-free cabinetry, breakfast bar/work island and Miele appliances.**



domestic living, both visually and through the incorporation of actual outdoor space within the design of homes. It is both of these historic directions that influence much of the contemporary architecture that we now see in Florida.

Choeff Levy Fischman, the Miami-based architecture firm known for its focus on the luxury end of tropical modern homes, recently completed a beautiful example of sleek modern design combined with a real commitment to outdoor living in Fort Lauderdale's lovely Harbor Beach neighborhood. An area known for single family homes, luxury towers and one of the nicest beaches in the region, Harbor Beach has long been one of the most desirable spots in Fort Lauderdale.

At over 5,000 square feet of living space on an 18,000+ square foot pie-shaped lot, this waterfront home is the new residence

of an NFL athlete. The firm is known for its work for one of the highest-profile athletes in the country, Alex Rodriguez, for whom Choeff Levy Fischman designed a house in Miami, which was, in fact, an inspiration for the one in Harbor Beach.

The entire composition is contained within a single story and features a design that works best in a place like Florida, California or a similar environment where one can count on comfortable weather most of the year. According to the architects, this house is a "pod-concept," which allows for access into each section of the house from the outdoors as well via interior connections. You are never far from reaching the beautiful grounds.

Paul Fischman, principal, Choeff Levy Fischman, describes the color scheme and design: "Though monochromatic, the home is on the water so we blended tropical notes from the outside into the interiors." Using a combination of gray, white and wood tones, the architects have created a calm, modern backdrop for the house that helps to highlight the beautiful greenery outdoors

**According to the architects, this house is a "pod-concept," which allows for access into each section of the house from the outdoors as well via interior connections.**





The master bedroom suite mixes a raw concrete headboard wall with floor-to-ceiling glass looking out at the property's lush vegetation.

and is reminiscent of modernism found today in Palm Springs, Brazil and Miami. The mix of pure geometric forms and lush landscaping is a winning combination in all of these environments.

The designers employed ipe wood from South America and white oak wood flooring. In the bathrooms exotic stone mixes with exposed concrete and stucco walls. The kitchen includes matte gray acrylic cabinets, quartz countertops and a quartz backsplash. The master bedroom highlights an exposed architectural concrete wall. There is a complement of both cool, industrial-style materials and warmer surfaces.

While sizable, the home is not overly large, considering there are luxury homes these days of over 10,000 square feet. But is it really necessary to have that

much square footage? This home easily accommodates five bedrooms, four and a half bathrooms and even a theater. Outdoors features a pool with a summer kitchen, shower and 220 feet of deep dockage. Floor-to-ceiling glass doors, large windows and an open plan make for a very spacious feel. Plenty of space, light and views abound.

Along with the luxury of space, the architects paid close attention to environmental factors. The house incorporates onsite stormwater management, which reduces sewer use and any toxic runoff into the bay. Addressing the potential sea-level rise, the designers raised the house one foot higher than code requirements, which works well with the heightened dock and seawall. The low emissivity glazing minimizes solar heat gain and a high-albedo roofing system and spray insulation minimizes the transfer of heat. Fortunately, architecture has the ability to bring together fine aesthetics and green technology. "Machines for living" today are not just functional and visually striking; they are environmentally sensitive, which should make us all live a bit better.

**The designers employed ipe wood from South America and white oak wood flooring. In the bathrooms exotic stone mixes with exposed concrete and stucco walls.**



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### **Gorgeous Waterfront Home in Davie**

On one of the best waterfront lots at The Hamlet, attention to detail in this contemporary home is clear. Your eye is drawn past the high-ceilinged, open-concept living spaces through a wall of glass doors to the tropical oasis beyond. Enjoy lake views and stunning sunsets from the expansive, covered terrace, pool and hot tub, all of which are surprisingly private, wrapped on two sides by 350 feet of water. This 4,526-square foot, designer-decorated home has 5 bedrooms, 5 1/2 baths, a 2-car garage and a 3rd garage stall converted into a gym complete with sauna. Your search is over! Coming late May.

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# NEXT TO

ISLAND SELECTS THIRTEEN LIGHT FIXTURES THAT QUALIFY AS TRULY MINIMAL

# NOTHING

OF COURSE WE'VE ALL HEARD MIES VAN DER ROHE'S oft quoted "Less is more" dictum, which helped usher in an era of architecture stripped to its essentials. By ridding buildings, and furnishings, of superfluous ornament, the thought went, the focus would be placed on the rational... on the inherent beauty of simplicity. The embrace of this idea led to masterpieces like the Seagram's Building in New York or the John Hancock Tower in Chicago. In furnishings it led to Saarinen's Tulip chair and George Nelson's Bubble pendant light.

Like many movements in art and architecture, eventually there is pushback. In the case of Modernism's minimalist leanings, the pushback came by way of Postmodernism, led by Robert Venturi's proclamation that "Less is a bore." But after decades of applied columns, crazy color and historicist references, the tide turned... and turned hard. On these pages we celebrate a minimalist aesthetic in lighting. Because right now, we need simplicity more than ever. It's that simple.



On opening page, 27: **Calipso** from Artemide has a diffuser made from an organic, honeycomb shape, fitted with LED lamps. Through LBU Lighting, Fort Lauderdale, Fadecci, Miami. Clockwise from top left: **Crisscross Saucer** pendant is a classic that looks as fresh today as when George Nelson unveiled it in 1952. Still produced for Herman Miller, it's available through Paradox Home Studio, Fort Lauderdale. From Louis Poulsen comes the **Yuh** wall-mounted lamp, for perfect, glare-free downward direct light. In matte white, black or polished brass, available through Fadecci, Miami Beach. The aptly named **Mallow** pendant light by WAC Lighting is blown, satin-finished glass fitted with long-lasting, warm white LED lamps is available through LBU Lighting and Capitol Lighting, both in Fort Lauderdale. The **Calvino** table light by Davide Groppi has a circular, mirrored top that can be positioned in multiple directions. Available exclusively at Luminaire, Coral Gables.





“Perfection is achieved,  
not when there is nothing more to add,  
but when there is nothing left to take away.”

*-Antoine de Saint-Exupery*

“There is a poetic nature to minimalism  
that is about striking a balance between  
full and empty.”

*-Jennie C. Jones*





Clockwise from opposite page: **Sage** is a cordless task lamp inspired by both nature and technology. The underside of each leaflet is covered with 232 LED lights and has a touch sensor for dimming. Designed by Nao Tamura, Sage had its debut at Milan's Design Week in 2019. Through Luminaire, Coral Gables. Moooi's **Flock of Light**, designed by Studio Toer, is scintillating at night. With either 11 or 21 warm (2700k) LED lamps embedded in brass, it's available through Paradox Home Studio, Fort Lauderdale. An overnight sensation, the **IC Pendant** was designed by Michael Anastassiades for Flos, in four finishes. Through LBU Lighting, Fort Lauderdale and Fadecci, Miami. Vincent van Duysen designed the **Oblique**, an unobtrusive task light for Flos that throws light "obliquely" onto the surface. In six different finishes, from anthracite to orange, the 14" high light is available through Fadecci, Miami and Farrey's, North Miami.





**Clockwise from top left: Casa is a series of surface-mounted step lights of die-cast aluminum with a powder-coated finish of either warm black or grey. Dimmable, the fixture shown is 8.25" X 8.25" and can be purchased through LBU Lighting, Fort Lauderdale. Designer Ichiro Iwasaki created the Pin wall light for Vibia, using a dimmable LED light source for a soothing, ambient glow. Available in three iterations, easily making a sculptural statement. Through Fadecci in Miami and LBU Lighting in Fort Lauderdale. Also from Vibia, the Flamingo lamp collection by Antoni Arola comes in seven configurations and several finish choices. Through Fadecci, Miami or LBU Lighting, Fort Lauderdale. The George Nelson-designed Cigar Lotus table lamp is still a minimalist classic, nearly 70 years after its debut. Brushed nickel with a wood base option, it's available through Paradox Home Studio, Fort Lauderdale.**





“The life of a designer is one of fight:  
fight against the ugliness.”

*-Massimo Vignelli*

# Donna Carbonara

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Newly Listed | 524 Orton Avenue, 201 | Fort Lauderdale | \$375,000 | 2 BR, 2 BA | Live in the heart of Fort Lauderdale Beach in this boutique Britannia Condominium that is located only 3 short blocks from the beach. Featuring floor-to-ceiling windows allowing bountiful light and updated bathrooms. Up to 2 pets allowed to total 50lbs. Leasing allowed. **Web# F1280039**

# ARQUITECTONICA & THE RELATED GROUP BRING SOLEMAR TO POMPANO BEACH

IF YOU STATED SIMPLY “THINGS ARE CHANGING IN POMPANO BEACH,” at this point in time, you might find yourself nominated for an understatement-of-the-year award. Once known as Fort Lauderdale’s sleepy northern neighbor, until about 2008, it was a city of older, beige buildings (on some gorgeous oceanfront mind you) where the sidewalks were rolled up at night due to lack of dining options. Then came The Plaza at Oceanside, a breathtaking, sinuously curved condominium at the east end of Atlantic Boulevard, and it was off to the races.

**text** John T. O’Connor

**renderings** Arquitectonica

With the Community Redevelopment Authority, and public funding, Pompano Beach was reimagined with a comprehensive master plan. New attractions like the Pompano Beach Cultural Center opened, new dining establishments became popular, and developers began to jump in off the sidelines. One of those developers is none other than The Related Group. Based in Miami but with projects from South Florida to Brazil, The Related Group is known for meticulously finished, signature developments such as Icon Brickell in Miami, Apogee in Miami Beach, and in Fort Lauderdale, Icon Las Olas and Auberge. Up next: Solemar, a condominium residence directly on the ocean in Pompano Beach that promises to be, in their own words, “pure simplicity mixed

**With just six residences per floor, Arquitectonica's design for Solemar offers private elevators that open directly into your foyer.**





Precise in detail, Solemar promises discrete lighting and natural finishes. Stacking slider allow residences to be truly open to nature.



with refined sophistication.” And if it’s one thing we’ve learned about The Related Group over the years is when they promise something, they roll up their collective sleeves and deliver.

For Solemar, they’ve tapped the creative team at Architectonica, the trail-blazing Miami firm that has been ahead of the curve since establishing a presence in 1977. Working in sync with the architects is New York-based Meyer Davis Design, known not only for their relaxed, warm interiors,

There is something about the design at Solemar — a pared-down simplicity with focus on natural materials — that seems to reflect the condominium’s zen-like setting on the Atlantic.

but also for the rare trait of understanding of when to hold the line in interior design. To quote the duo, “Intelligent subtraction yields the greatest results.

That philosophy permeates the entirety of this project, keeping the focus not on crown moldings or chandelier-laden lobbies, but instead underscoring the serenity and Zen-like quality of Solemar’s oceanfront setting. It’s a connection to nature lasts from dawn until dusk and beyond, thanks to a free-form pool, perfect for a sunrise dip. A second pool is placed on the west side of the building, making it an ideal spot to sit back and enjoy a Negroni while watching the sun set over the Intracoastal.

Every residence here offers unobstructed Atlantic Ocean views, with four of the six floor plans offering a floor-



Kitchens at Solemar are pared down, yet elegantly finished... perfect for entertaining. Opposite page: Deep, terrace-like balconies are employed in every residence.



through style layout with terraces both east and west. These range from 2,004 to 2,593 square feet of interior living space and each has an open plan layout. The other two floor plans face exclusively east, each offering two bedrooms, two and a half baths, a separate den, and 2,035 square feet of interior living space. All of the residences have direct, secured elevator access into their own foyer. All of the residences offer wide, terrace-like balconies with glass railings. Tall, stacking sliders are used wherever possible, extending living space and again keeping that connection to Solemar's supreme location.

The Kitchens designed for Solemar reflect a minimalist elegance with stone countertops and backsplashes and Italian-made cabinetry. Appliance are Wolf and Sub-Zero and include an integrated system for making an espresso or cappuccino to go with your oceanfront breakfast. The Related Group, long a champion of open-plan living, has spent years refining these kitchens... and it shows. They are heavy duty enough to accommodate family life on one hand, while remaining the materials and finishwork sug-

gest nothing less than dressed-for-dinner elegance. The same could be said for the master baths, which feature floating, dual vanities, frameless glass shower and separate soaking tubs. If

Solemar offers wide, terrace-like balconies with glass railings. Tall, stacking sliders are used wherever possible, extending living space and again keeping that connection to Solemar's supreme location.

you are lucky enough to nab one of the end units, (residence 01 and 06 floor plans) you can soak in that tub while enjoying floor-to-ceiling windows and beach views.

Planned as a full-service condominium, Solemar offers concierge services, 24/7 valet parking, on-site security, state-of-the-art fitness center, on-demand spa treatment services, food and beverage services by the pools... Something tells us this is not the Pompano Beach your Grandmother called home.

# Distinctive Homes

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# MANHATTAN ISLAND

plan a cross-cultural weekend in a city without equal

**text** Ed Salvato

It's an exhilarating time to visit New York, with cherry trees and New Yorkers emerging from hibernation while a reawakened Central Park lures 280 species of migratory birds to nosh during their annual Atlantic Flyway. Largely shuttered by a once-a-century pandemic, this resilient metropolis is picking up pace as increasing numbers of visitors people-watch, shop and snap selfies in Times Square, SoHo and other popular areas. Restaurants — especially the 10,000+ that launched brand-new outdoor spaces — are (safely) packed adding a European-style plein-air dining scene. Indoor mingling and dancing may have to wait a bit: Bars are reopening though patrons are currently required to remain seated.

While Broadway won't reopen till September, other indoor venues are staging shows to the delight of live-performance-starved audiences. Art galleries, museums, the city's four observation decks, parks and other cultural spaces have been open since the fall. Add to that mix a brand-new attraction



that embodies a city increasingly focused on art and nature: Little Island @Pier55, an artificially constructed performance-art and green space set upon tulip-shaped concrete pylons in the Hudson.

We were knocked back by Covid and rattled by social justice protests, but we got right back up. We took a New York minute to reassess and reorient towards a different future, acknowledging that we have work to do to be more sustainable, fairer and more inclusive. There's a renewed focus on the elements, flora and fauna we've long taken for granted and a celebration of the vibrant multi-culturalism that's been our defining characteristic since the fur-trading days of the early 1600s when this was called New Amsterdam, and which continues today in a city where 40% of all residents are foreign born.

It's still largely locals enjoying the many fabulous treasures that make this the most vibrant and unique city in the U.S. Vis-





itors have a once-in-a-lifetime opportunity to relish brand new NYC experiences like outdoor dining and cherished old attractions like Van Gogh's *Starry Night* at the Museum of Modern Art without the crowds that can spoil a visit or encroach on your personal space. New Yorkers think collectively with a sense of communal responsibility. You'll find widespread mask usage and respect for social distancing and other pandemic-era protocols.

There are many ways to savor a bite of the Big Apple. Here are three short itineraries that will give you a taste of NYC's glorious past, its dynamic present and a sustainable future already unspooling.

### **Classic: step into an elegant past**

Despite the fact that New York City bulldozes the old with abandon to make space for impossibly tall, thin glass towers, there are signs of the city's magnificent past everywhere.

**Do:** "[The Lungs of the City](#)," Central Park has been providing space for New Yorkers to breathe fresh air and enjoy social distancing for over 150 years. Rent bikes from the southwest corner of the park and enjoy a half day of discovery. [CentralParkNYC.org](#)

**Eat:** It's still shockingly easy to score reservations at some of New York's best eateries. For classic haute Greek cuisine with an emphasis on fresh seafood, book an outdoor table in the magical courtyard at Nerai, near Central Park. [NeraiNYC.com](#)

**Stay:** While there are other older classic hotels, 1 Hotel Central Park offers proximity to the park, MoMA and theaters as well as elegance, sophisticated service and a laser focus on sustainability. [1Hotels.com](#)

### **Contemporary: a resilient city rises to challenges**

The 2019 celebration of World Pride, the Black Lives Matter movement and a long-overdue examination of anti-Asian biases have focused Gotham's attention on centuries of biases and racial inequities right here in the country's most diverse and populous city. One thing we can do as visitors is patronize their businesses, appreciate their art and listen to their stories.

**Do:** Meander around the historic Gay Village and check out Stonewall National Monument celebrating over 50 years of the gay rights movement. For dim sum head over to the Golden Unicorn Restaurant in Chinatown, one of the oldest and most populous in



**Clockwise from top left: Little Island, due to open to the public this summer. Double room with a phenomenal park view at the Public Hotel. Sunset at Le Bain, on the rooftop of The Standard. Softshell crab with dill/ouzo yogurt at Nerai. Seafood Festival jambalaya at Red Rooster Harlem. Lower Manhattan seen from the water.**

the Western Hemisphere. Take in a performance by Alvin Ailey Studio's primarily African American performers online now and soon in person [NYCgo.com](http://NYCgo.com)

**Eat:** Marcus Samuelsson's Harlem bistro, Red Rooster, artfully

combines Southern-fried, East African, Scandinavian and French flavors. [RedRoosterHarlem.com](http://RedRoosterHarlem.com)

**Stay:** Splurge at the New York EDITION Hotel, centrally located

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\*Human thermal sensation to air movement frequency, Yizai Xia, Rongyi Zhao and Weiquan Xu (2000)

## DESIGN YOUR STAY...

### Listen, read, watch:

Get in the mood by listening to the **Bowery Boys** podcast, described as a “romp down the back alleys of New York City.”

Check the local stories in **New York Magazine** which “obsessively chronicles the ideas, people, and cultural events that are forever re-shaping our world.”

**Uncut Gems** (2019) is a rough and gorgeous film with '70s NYC playing a prominent background role.



### Getting there:

Numerous airlines operate nonstop direct flights between Fort Lauderdale and New York City's three major airports, including **Delta**, **American**, **Spirit** and **JetBlue**.



### Getting around:

Most visitors want to catch a cab like they see in the movies, but the **NYC subway** is the fastest, cleanest and cheapest way to get around.

**CitiBike** stations, now offering electric pedal-assisted bikes, are everywhere, inexpensive, safe and easy to use.

in Madison Square Park, which has burst into a colorful and fragrant oasis punctuated by a rotating schedule of monumental sculptures. [EditionHotels.com](http://EditionHotels.com)

### Coming attractions: Urban revolutions start here

When other cities want to see their own future, they look to what's happening in NYC. A green urban revolution is taking place right here that combines a renewed appreciation of nature and rededication to accessible and socially relevant arts.

**Do:** Walk the High Line, a 1.5 mile elevated public park and art space created along a reclaimed freight line. [TheHighLine.org](http://TheHighLine.org) Soak in the city's past, present and future at the vastly unappreciated but superb Museum of the City of New York. [MCNY.org](http://MCNY.org) Experience an outdoor/indoor performance at the Shed, a futuristic space whose entire structure retracts to literally open itself to the public. [TheShed.org](http://TheShed.org) Finally, check out

our newest attraction, Little Island, the new world-class performance and green space in the Hudson courtesy of Barry Diller in partnership with the Hudson River Park Trust. [LittleIsland.org](http://LittleIsland.org)

**Eat:** Get above it all at Le Bains open-air rooftop lounge for spectacular views and drinks and some truly tasty bar food. [LeBainNewYork.com](http://LeBainNewYork.com)

**Stay:** Ian Schrager's newest hotel, the Public has become a destination unto itself. Expect great service, super cool interior sight lines and the perfect location to experience Little Island. [PublicHotels.com](http://PublicHotels.com)

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*NYC-based Ed Salvato is a freelance travel writer, instructor at NYU and the University of Texas at Austin's NYC Center, and an LGBTQ tourism marketing consultant.*

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## THE BAY BOURNE HOUSEBOAT GETS A NEW LIFE IN THE FLORIDA KEYS.

**BUILT BY CHRIS CRAFT IN 1948** as a custom-designed houseboat for hotel magnate Baron Conrad Hilton, The Bay Bourne has nothing if not a history. While no one knows for sure why Hilton gave up the 60-foot boat, at some point in the 1950s it was towed from its mooring in Miami to Clara May Downey's Olney Inn (now the Cheeca Lodge in Islamorada.) Downey, no smalltime entrepreneur, owned and operated the Olney Inn

in Miami Beach just off the Venetian Causeway, ran a popular Manhattan outpost at 12 E. 49th Street, and maintained the original just outside of Wash-

**text** Jane Healy

ington, D.C. It was her intention to use Hilton's cast off houseboat as a novel guest suite in Islamorada, and she did just that for several years. But... that was before Donna arrived with different intentions.

Hurricane Donna was a powerful category four storm that ripped through the Keys at 2 a.m. on September 10, 1960, leaving total destruction in its wake. The Bay Bourne, which had been moored next to the Inn, washed far ashore and eventually had to be rolled on telephone poles back to where it sits today on a foundation meant to keep it from wandering. With the headaches left after Donna's departure, Downey had had enough, and sold the Olney Inn. The shoreline acreage on which the houseboat sat — as well as the beached craft itself — sold and stayed in one family until recently, when hotelier Jerry Johnson pur-







chased this bit of history and the five acres of waterfront land on which it sits, determined to renovate and repair the 70+ year old houseboat.

Following through on his promise, Johnson oversaw a crew who repaired every inch of the 1-bedroom craft, which features 2 verandas, full kitchen, living spaces and two full baths. Teal green Adirondack chairs soak up the morning sun downstairs while on the deck just above, sun-washed, upholstered

**Johnson wanted this parcel to become a private, family getaway with no less than seven bungalows. These are finished in a streamlined, relaxed style in deference to the renovated Bay Bourne Houseboat.**

sofas with substantial metal frames caress a pair of classic Parsons tables. Johnson wanted this parcel to become a private, family getaway with no less than seven bungalows and adjacent main building with living room, tiki bar and infinity-edge pool. The design and the interiors of these new bungalows pay respect to the renovated houseboat and are finished in a streamlined style that is unapologetically modern yet relaxed in every detail.

Johnson was obviously thinking about permanence with this renovation, replacing openings with impact glass windows,

**Now on a permanent foundation, the renovated 70+ year old houseboat has taken on new life, this time fortified with hurricane-impact windows and strengthened fittings.**





right down to the houseboat's round, porthole windows. Upstairs, in order to take maximum advantage of the incredible view and balmy breezes, Johnson opted for concertina-style doors. Contemporary furnishings here, as well as in the new construction bungalows, are kept warm, with the occasional

**Contemporary furnishings here, as well as in the new construction bungalows, are kept warm, with the occasional vintage piece in aqua or teal making an appearance.**

vintage piece in aqua or teal making an appearance. Johnson says, upon completion of the renovation, new construction and interior design, the entire compound reflects the perfect marriage of marine and island design.

The Bay Bourne Houseboat now rests in polished splendor at the center of its family compound like a gleaming jewel, surrounded by a thoughtfully designed little village filled with family and friends. All of this was accomplished by Johnson without losing any of the "castaway" feel the original engenders. Thurston Howell, III and his wife Lovey would feel right at home.



**Clockwise from left page: New, 2nd level deck overlooks the beach. New kitchen with work island. New, interior bedroom suite. Upstairs living area with concertina-style doors.**

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**Top right: A traditional, house-made carrot cake was served in round portions, its cream cheese frosting topped with whipped cream then drizzled with caramel. Bottom right: The retail shop portion of Butcher's Barrel offers up everything from an incredible bacon aioli to charcuterie level cheeses and prosciutto. Below: The rotating menu features specials like this New York strip steak served with mashed potatoes.**



IS IT A RESTAURANT? IS IT A BUTCHER SHOP? Is it a wine bar? While it might make an interesting study in split personalities, we prefer to think of Butcher's Barrel as an embarrassment of riches. Open for a number of months now, this little venue with its signature red-awning shaded terrace has fast become a go-to for fabulous cuts of meat not found elsewhere, like Mishma Reserve Waygu beef. Their selection of wines available by the bottle or the case or crate is outstanding and the prices seem very reasonable.

There ostensibly just for a late lunch, we were taken by their well-stocked retail shop, where we found everything from goat's milk cheeses and prosciutto to olive oils and a bacon aioli. Both the retail and restaurant space are perfect for Oakland Park's growing culinary district. One block from the cappuccino crowd at Cyth & Co. in one

## Local Flavor: Butcher's Barrel

**Right: Stocked with a very impressive selection, Butcher's Block sells wines by the bottle or the case, shipped to them from around the globe. A favorite from the winter menu was their braised short rib with a creamy, cheese polenta.**



**text** Mary Dugan direction and a couple blocks from the gigantic, Funky Buddha brewery, Butcher's Barrel has two big garage doors they throw open when lunch is ready... and boy what a lunch.

A menu that changes by the month, they've developed a following eager to dine on specialties like steak frites, Maine lobster rolls, and their Barrel burger, made with a shortrib/brisket/chuck blend topped with cheddar, pepper

**Butcher's Barrel** jam and bacon. Come for the veal Milanese, leave with a crate of Argentinian Malbec... a culinary world tour... right in Oakland Park!

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## The Night Thasos Blue Me Away

**This mainstay of Greek cuisine knows just how to keep customers coming back again and again.**

**YES, OF COURSE WE ALL** know the story of how Thasos stirred up the restaurant scene when they opened a stunning, white on white venue designed by Greek designer Angelos Angelopoulos a decade ago. But it takes more than swank surroundings to keep locals obsessed with great food and drinks coming back... It takes, well, great food and drinks!

Thasos has dinners down pat, from the piatela spreads at the start to the mouth-watering, wood-grilled lamb chops to the Kataifi with its shredded phyllo and rich vanilla custard. But as the biggest fans of this dining destination know, the cocktails crafted by Thasos's talented bartenders are outstanding.

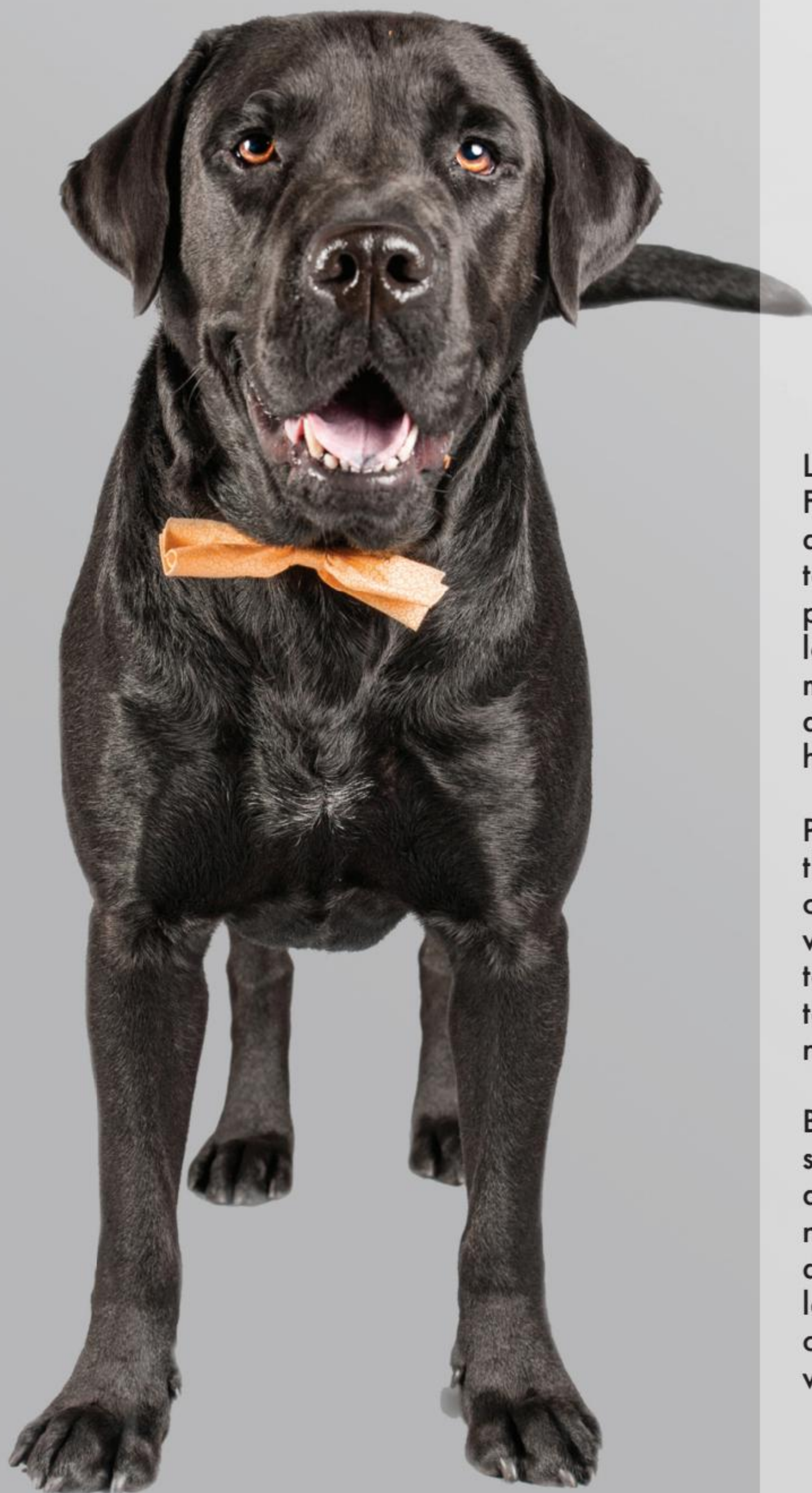
Out of the eight they have perfected, we love the *Cucumber Cooler*, made with Stolichvinsky cucumber vodka, Canton liqueur, cucumber, mint, lime and ginger beer, and the *Blue Me Away*, shown on this page.

Aptly named, the *Blue Me Away* is also vodka based -- 3 oz. of Stolichvinsky to be exact -- but this time it is combined with 1 oz. Crème de blueberry, .5 oz. Strega, .5 oz. elderflower, fresh mint and a splash of lime juice. Divine.

While you *could* try this at home, better yet, come to Thasos, start with a drink at the bar, and stay for a dinner of pan-seared scallops. What's better than that?



Dasher, Adopted September 2017



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**The original, four-story wing of the Bayview Building, with walls of glass inset deep behind a surface wall of breeze block. The entry supported by V-shaped piloti is no longer there.**

# The Bayview Building

Rediscovering architect Charles McKirahan's two-piece beauty.

**text** John T. O'Connor

**photo** Gene Hyde

CORAL RIDGE PROPERTIES, FOUNDED IN 1946, was on fire in the postwar years of the 50s and early 60s, developing most of the Coral Ridge section of Fort Lauderdale. Charles Foster McKirahan was the company's architect of choice, designing everything from the private Coral Ridge Country Club to tropically-inspired co-operative communities like Coral Cove to high-rise towers including the Royal Admiral and Coral Ridge Towers. Born in 1919 and with a BS degree from the University of Illinois, McKirahan opened his own highly lucrative firm in Fort Lauderdale in 1953. With Coral Ridge Properties and others as patrons, McKirahan assembled a large staff who turned out some of the best Mid-Century Modern buildings in Fort Lauderdale. McKirahan's work was also represented in Miami Beach, (the Alexander and the demolished Castaways Hotel) and in the Bahamas at the Cotton Bay Club as well as private residences for artist Alexander Calder and actor Raymond Burr.

The Bayview Building, located at 1040 Bayview Drive on the southern edge of what would have been land held by Coral Ridge Properties, was designed by McKirahan and his associate architect, Richard Reilly in 1958 as a four-story, concrete slab construction with recessed floor to ceiling windows. But what makes this building special, and ahead of its time, is literally its skin. Each floor plane extended out from beyond the floor-to-ceiling windows by

a good 30". In front of this was placed a continuous filigreed screen of decorative concrete block known as breeze block. This mesh-like surface allowed very little direct sun to penetrate during the hot summer months while almost straight ahead, and only a percentage more during winter when the sun is lower.

**Bastardized by bad renovations and insulted by a poorly placed gas station today, this building reflected Fort Lauderdale's avant-garde when it opened in the early 1960s ... and could easily do the same again.**

The combination of the breeze block wall and the overhanging floor plates promoted passive cooling, while at the same time adding a fantastic visual interest to the surface of the building. During the day, the effect produced by this sunscreen device combined with the V-shaped piloti and wide porte cochere was nothing if not super contemporary. At night, with various offices lit from within this translucent veil, the effect was glowing - unlike anything that had come before it.

Within a year, the bustling Bayview Building was filled to capacity and an addition, also by McKirahan and his team, was planned. This is where the structure becomes really interesting. Instead of trying



**McKirahan's addition of the early 1960s opted for folded-plate, mesh walls of brick, contrasting with the breeze block walls of the original. The top floor and heavy, white stucco edging details are later additions by other firms and could easily be reversed, returning the two building set to its original appearance.**

to blend the two wings seamlessly, McKirahan pushes a larger volume — now five stories — right through the first and, as if to emphasize the difference between original and new wings, changed the material of the mesh screening to red brick. The architect underscored a dynamic tension between the two by making the entire surface of the new wing — above the ground floor — an accordion-fold wall, set back from a continuous flat wall of floor-to-ceiling windows as he had in the original building. The effect was — no pun intended — smashing. On the west façade was a back-lit sign of brushed stainless steel, forty feet high, in the manner of its contemporary, the Birch Tower residential building on Fort Lauderdale Beach, also by McKirahan.

A penthouse floor was added in 1970 by a different firm and in the 80s a well intentioned but ill-planned renovation added a postmodern cladding around the edges of the breeze block walls,

diminishing the building's powerful, original effect. This could easily be reversed in a future renovation, returning the visual impact the architect had intended. In fact, the Bayview Building would make the perfect candidate for adaptive re-use as a mixed-use project as it is a short walk to the beach and a true Coral Ridge landmark. It's interior — steel beam construction with flexible floor areas — could be gutted and turned into design-savvy, high-end loft condominiums, with retail on the ground level, and a taller structure connected just behind these two on contiguous property. It's been done — successfully — again and again around the country, and perhaps the closest example developers should look towards is the American Cement Building Lofts, overlooking MacArthur Park in Los Angeles. Built at the same time and in the same manner as the Bayview Building, this conversion from office to live/work lofts happened almost 20 years ago. Maybe it's time. You know the saying... *If you build it, they will buy.*



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## Seven Isles: The original Fort Lauderdale dream... made real.

**text** Sybil Robert

TO TELL THE STORY OF SEVEN ISLES IS, in many ways, to tell the story much of of East Fort Lauderdale's development. Whether you are speaking of the developers of huge parcels, like Thomas

DREAMT UP AS AN ENCLAVE OF ISLANDS WITH ONE ROMANTIC ESTATE AFTER ANOTHER, IT TOOK SEVEN ISLES 90 YEARS TO REALIZE WILLIAM MORANG'S VISION.

Stillwell, who developed posh Idlewyld out of what was basically a sandbar, or Charley Rodes and others who perfected the dredge and fill technique, creating developments named Venice, the Coral Isles and Rio Vista Isles, the story has a similar overlay. This was at

the very pinnacle of the Florida land boom of the 1920s and all the developers in Fort Lauderdale were selling a dream. That dream, of a European-inspired playground for the rich, a place of Mediterranean revival styled homes and leisurely days on the water, was played up by all of East Fort Lauderdale's developers. Advertising depicted this idyllic life, with statements like *"Every lot has both Avenue and canal frontage — your car parked at one door, your yacht moored at another."*

Seven Isles mirrored this scenario, taking it even further. To sell lots on Seven Isles — then called Lauderdale Isles — developer William Morang took

**Above: A point lot estate on Aqua Vista Boulevard offers over 500 feet of deep water dockage on over an acre of prime, Seven Isles land and is priced at \$19,500,000.**

## On The Market in Seven Isles



Address: **31 Pelican Drive**  
 Description: **7 bed, 7.5 bath, waterfront, pool**  
 Size: **6,473 Square Feet**

Asking Price: **\$6,850,000**  
 Listing Agent: **Jeff Greenberg**  
 Company: **Coast Properties of S. FL.**  
 Contact: **954.224.5737**



Address: **2300 Aqua Vista Blvd.**  
 Description: **7 bed, 7.5 bath, waterfront, pool**  
 Size: **8,132 Square Feet**

Asking Price: **\$19,950,000**  
 Listing Agent: **Che Nelson**  
 Company: **Fidelity Real Estate**  
 Contact: **786.715.8180**



Address: **2409 E. Las Olas Blvd.**  
 Description: **2 bed, 2 bath, waterfront, pool**  
 Size: **942 Square Feet**

Asking Price: **\$2,854,000**  
 Listing Agent: **Vivian & Ray Murphy**  
 Company: **Intercoastal Realty, Inc.**  
 Contact: **954.562.8167**

prospects to see lots by boat. Leaving from an elaborate dock directly on E. Las Olas Blvd., boats motored prospects through the new canals as colorful brochures were handed out, waxing poetic about Lauderdale's tropical lifestyle.

It all turned out to be a false start, as the Great Hurricane of 1926 dealt one blow, the following land bust a second punch, the knock-

**FOR THE NAUTICALLY INCLINED, SEVEN ISLES IS A PRIZED NEIGHBORHOOD. THERE ARE NO FIXED BRIDGES BETWEEN THESE ISLES AND THE PORT EVERGLADES INLET.**

out coming with the Great Depression. In a way, it wasn't until well after the Reagan years, when showing your wealth has suddenly become fashionable, that buyers began tearing down earlier, more modest homes that were mostly single-story and about 2,400 square feet, replacing them with opulent showcases with six, seven or even eight bedrooms averaging 5,000 square feet of living space.

For the nautically inclined, Seven Isles is a prized neighborhood. There are no fixed bridges between these Isles and the Port Everglades inlet. Have a 100-foot yacht you need to anchor? Take one look at Google Earth and it should be clear that one of the 300 or so homes here should be just right for you. Residents here are also fortunate to live walking distance to the Atlantic Ocean, the shops of Las Olas and more. Because they are surrounded by waterways and due to the Isles one-way-in, one-way-out roadway and privately patrolled streets, this neighborhood tends to be very quiet.

Today, of course, those homes from the turn of the 20th century rub elbows with contemporary homes... albeit of similar size and carrying an even higher price tag. In 2021, to purchase your ticket into this enclave, you'll shell out a minimum of \$2 million. The lowest priced home at press time was \$1.995 million for a 4-bedroom, 4.5-bath new construction home. Other homes available ranged from \$2.5 million to \$7.5 million, the outliers at the top end of the market being three sprawling homes hovering around \$20 million each.

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## Recently Sold in Seven Isles



Address: **225 Plaza Las Olas**  
Description: **3 bed, 3+ bath, waterfront, pool**  
Size: **3,314 Square Feet**  
Asking Price: **\$4,299,000**  
Sale Price: **\$4,100,000**  
Listing Agent: **Dany Landry**  
Company: **Royal International Realty**



Address: **408 Seven Isles Drive**  
Description: **4 bed, 5 bath, pool**  
Size: **4,088 Square Feet**  
Asking Price: **\$2,350,000**  
Sale Price: **\$2,175,000**  
Listing Agent: **Terra Rosensweig**  
Company: **ERA Infinity Properties**



Address: **2700 Aqua Vista Blvd.**  
Description: **8 bed, 10+ bath, waterfront, pool**  
Size: **12,338 Square Feet**  
Asking Price: **\$14,995,000**  
Sale Price: **\$12,750,000**  
Listing Agent: **Julie Jones Bernard**  
Company: **Florida Luxurious Props.**

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Pictured: Jumbo Old Bay Shrimp

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The peninsula of Coral Shores (top of above photograph) is separated by the north fork of the Middle River from Wilton Manors' Coral Gardens neighborhood.

## Coral Shores: a little waterfront hideaway off Oakland Park Boulevard.

**text** Mark Williams

**UNEXPECTED. THAT'S THE WORD THAT COMES** to mind to many after they've ventured in to little Coral Shores. Located with only two entrances/exits about a block north of E. Oakland Park Boulevard, this community of 155 single-family homes was platted and built out during the boom that started in the early 1950s. Positioned facing Wilton Manors just across the North Fork of the Middle River this neighborhood captivates those who visit with its quiet. No drive-through traffic here, Coral Shores was established on a peninsula that wraps a good 80% of the neighborhood in water.

As is the case in many of the adjoining neighborhoods, three out of four properties in this part of Fort Lauderdale are 1950s and 60s-era homes with well-maintained yards and swimming pools. Luckily for Coral Shores, more than a third of all homes are on the

water, which makes this enclave of particular interest to boaters. Of the waterfront homes, 36 line the Middle River and 23 sit along the eastern edge of Coral Shores along the Midriver Canal. This

**UNTIL RECENTLY, LITTLE CORAL SHORES WAS A RELATIVE BARGAIN, BUT STARTED SEEING A LOT OF INTEREST IN THE LAST DECADE AS PRICES WENT ON A STEEP INCLINE.**

wide canal offers serene views across to the greened-in walls that buffer this waterfront from Federal Highway commercial establishments like Tesla and Crafty Crab.

Until recently, little Coral Shores was a relative bargain, but started

## On The Market in Coral Shores



Address: **2818 NE 21st Terrace**  
 Description: **3 bed, 2 bath, waterfront**  
 Size: **2,300 Square Feet**  
 Asking Price: **\$775,000**  
 Listing Agent: **Dayana Susterman**  
 Company: **Compass Florida LLC**  
 Contact: **347.580.3745**



Address: **2725 NE 21st Avenue**  
 Description: **3 bed, 2 bath pool**  
 Size: **1,829 Square Feet**  
 Asking Price: **\$749,000**  
 Listing Agent: **Paul Stanovich**  
 Company: **Marant & Associates, Inc.**  
 Contact: **954.557.6652**



Address: **1905 NE 30th Street**  
 Description: **3 bed, 2 bath**  
 Size: **1,319 Square Feet**  
 Asking Price: **\$645,000**  
 Listing Agent: **Pat Ward**  
 Company: **By The Sea Realty**  
 Contact: **954.683.3969**

seeing a lot of interest in the last decade as prices went on a steep incline. To give you one example, a two-bedroom, two bath, 1,387 square foot home that sold for \$93,000 in 2001 resold for \$375,000 a dozen years later, and was again marketed and sold this year, closing at \$595,000.

Another recent trend is to buy and renovate. With some of the housing stock here in almost original condition, Coral Shores offers opportunities not found elsewhere. Lastly, the tear-down craze that has hit other waterfront areas like Middle River Drive has thankfully not gotten a foothold in Coral Shores, so there are very few situations where a massive, new construction home looms over a mid-century ranch style home.

Although traffic on E. Oakland Park Boulevard can make entering and exiting the neighborhood by car a bit challenging during peak traffic hours, those in the know love Coral Shores for its quiet neighborhood feel and the dearth of through traffic. Residents also enjoy being able to walk to neighborhood restaurants and markets, which include Angelo's Bakery Bar,

Ruth's Chris Steak House, and Sea Salt Fish Market, not to mention all the options just a few blocks further afield along the Federal Highway corridor.

Sales prices for homes in Coral Shores averaged \$534,000 in the last 6 months, but that figure rises to over \$548,000 for waterfront

**RESIDENTS ENJOY BEING ABLE TO WALK TO NEIGHBORHOOD DINING & MARKETS, INCLUDING ANGELO'S BAKERY BAR, RUTH'S CHRIS, AND SEA SALT FISH MARKET.**

homes. At press time there were only 5 homes on the market, and try as we might to bring you the latest, homes here and elsewhere -- priced correctly -- are often under contract in just a few days. With that caveat in mind, the least expensive on the market at press time had an asking price of \$549,000 for a 1,401 square foot pool home with 3 bedrooms and 2 bathrooms. At the other end of the market is a 2,300 square foot, 3-bedroom, 2-bath waterfront home offered at \$775,000.

# Sapphire Fort Lauderdale

## Modern Sophistication

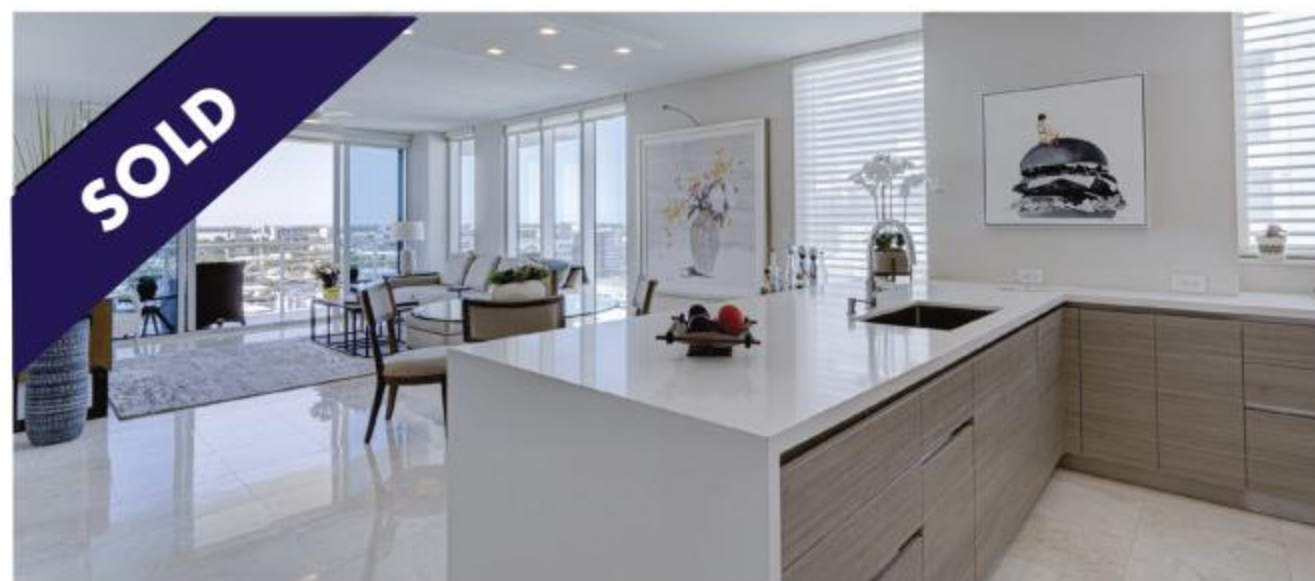


**303S - \$749,000** 3 Bedroom | 3 Bath | 1,888 SF

Beautiful 3+3+den boasts 1888 sf under a/c with a balcony of 180+ sf. The split bedroom plan affords privacy for all. Marble floors throughout, tons of closet space, great natural light and palm tree views from all impact windows are amongst the many features of this beautiful apartment.

**403S - \$845,000** 3 Bedroom | 3 Bath | 1,888 SF

This well appointed, 3+3 has been re-imagined for entertaining! There is a partial ocean view from living room and master bedroom, the den was converted to formal dining area, newer KitchenAid appliances, updated master bath, 2 garage spaces and a storage unit. The apartment features 1888 sf under a/c + balcony.



**706N - \$619,000** 2 Bedroom | 2 Bath | Den | 1,274 SF

This 2+2+den is offered turn key. Enjoy ocean and Intracoastal views and breezes from a full width balcony. Marble floors throughout, motorized Hunter Douglas blinds, floor-to-ceiling impact sliders lead to the balcony from the living and bedrooms. Updated doors, lighting, built out closets and more, enjoy from day one!

**1101S - \$895,000** 2 Bedroom | 2 Bath | Den | 1,468 SF

High floor unit features dramatic vistas of the Intracoastal, city and sunsets along with a spectacular kitchen renovation with no expense spared. Marble floors throughout, custom lighting and blinds, move right in! True split bedroom floor plan, wraparound balcony, includes 2 parking spaces and a rare storage unit. Truly exceptional.



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gals ‘til autumn!”*

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  - Buck & Beard 815 NE 13th St.**
  - Saravá Açai Cafe 2213 N. Dixie Hwy.
  - The Mailbag 1314 E. las Olas Blvd.
  - Thasos Greek Taverna 3330 E. Oakland Park Blvd.
- ...and don't forget, we're online 24/7 at [IslandFTL.com](http://IslandFTL.com)

*“For lounging in her boudoir,  
this simple, plain pajama.*

*Her cloak is trimmed with monkey fur,  
to lend a dash of drama.*

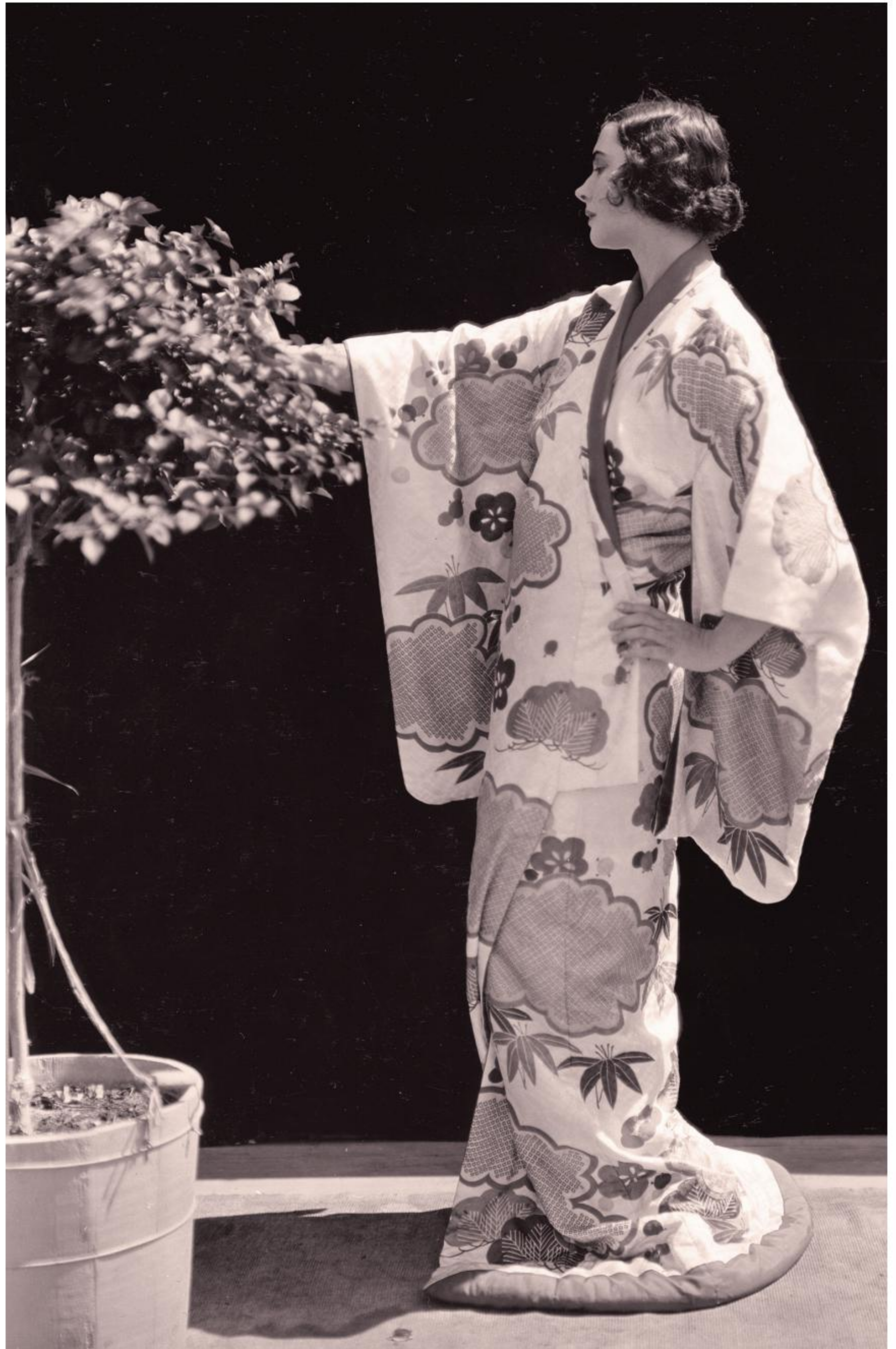
*You simply can't be too modest,  
at the beach or by the pool.*

*And in summertime it's organdy,  
that'll keep you fresh and cool.*

*A string of pearls with a suit of tweed...  
it started quite a riot.*

*And if you must wear fox to the opera,  
dame fashion says, dye it!”*

Photographed by William Arthur Fishbaugh in a makeshift atelier just months before the stock market crash of 1929, this model helped a nascent Burdine's in greater Miami sell silk kimonos. Once an integral part of the city's fabric, Burdine's opened on Miami Beach in the 1920s and followed with a Streamline Moderne style department store on Flagler in the 1930s. Burdine's opened in downtown Fort Lauderdale in 1948, moving to The Galleria in 1980. The chain was sold to Federated Department Stores in 2004, with stores being renamed Burdine's-Macy's... The next year, Federated lopped off the Burdine's name making all remaining stores simply Macy's.





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*Point of Americas 1 - #1403*

This 2/2 split bedroom ocean view model is completely renovated for open spacious use, ready for the most discerning buyer. It features floor to ceiling impact windows/doors, hurricane shutters, Roberto Cavalli flooring, custom cabinetry, electric blinds, stainless Steel appliances. \$792,000



*Just Sold*

*Point of Americas 1 - #2212*

22nd floor, 2-bedroom, 2-bath, total contemporary renovation, large NE corner beauty offers direct eastern beach views that wrap around more than 180 degrees and showcase the ocean, Intra-coastal, downtown and north to the Hillsboro lighthouse. \$1,395,000



*Under Contract*

*Point of Americas 1 - #1808*

Live the Harbor Beach Life! Large renovated 2/2 southern Ocean facing beauty has floor to ceiling impact windows. Point of Americas I Luxury amenities include in building restaurant, attended cabana beach service, hotel rooms for guest, underground parking, guardhouse entry and much more. \$849,000



*Just Sold*

*Point of Americas 1 - #504*

22nd floor total contemporary renovation, large NE corner beauty offers direct eastern beach view that wrap around more than 180 degrees and showcase the ocean, Intracoastal, downtown and north to the Hillsboro lighthouse. \$875,000



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