

Mystique's Ultra-Luxury Lifestyle Appeals to the Most Sophisticated and Discerning of Buyers



With construction progressing toward an estimated April completion, Mystique continues to generate tremendous interest and enthusiasm from buyers. Featuring expansive, elegantly-appointed residences blended with unparalleled service and amenities of a world-class resort, Mystique is redefining luxurious beachfront living at one of Naples' most prestigious addresses.

"We've had a number of buyers actively seeking the ultra-luxury, high-rise lifestyle that Mystique affords, however, Mystique's appeal has broadened to include buyers who were initially predisposed to purchasing a single-family home," said Mystique sales specialist Jennifer Urness. "Mystique's spacious residences exceed the square footage expectations that some assume are available in a high-rise, and many clients have realized that they are actually more suited for Mystique than single family."

After topping out this past summer, construction at the 20-story tower has continued to progress. Recent

milestones include substantial completion of drywall installation, cabinetry installation throughout the residences, and permanent power provision for the second through 20th floors. Mystique's Certificate of Occupancy is estimated to be achieved in April 2019.

Located just steps from the beach on one of only two remaining permitted and developable high-rise land parcels in Naples between The Ritz-Carlton on the beach and Port Royal, Mystique offers 68 estate and four penthouse residences with expansive living spaces and terrace views toward the Gulf of Mexico from most units. Additionally, Mystique offers nine Jardin residences.

Mystique's building amenities include a 24-hour staffed front desk with a monitored video/electronic closed circuit surveillance system, surveillance cameras at all owner entry accesses, and a two-level parking garage with controlled access. Additionally, Mystique offers SmartEstate™ integrated technology that features state-of-the-art home automation and monitoring systems, private elevators with biometric/alphanumeric access, and the opportunity to access an Electric Vehicle (EV) charging system.

Mystique's resort-inspired outdoor recreational amenities include a tropical pool, and two Har-Tru tennis courts above the garage deck. Mystique's lobby-level amenities offer custom-designed interior spaces for socializing, and features a theater, billiard room, board room, state-of-the-art health and fitness club. Residents also will enjoy the exclusive amenities of prestigious Pelican Bay.

Estate residences at Mystique range in size from 4,003 to 5,280 square feet of air-conditioned living space and are priced from over \$4 million to over \$7 million. Jardin residences offer 1,370 to 2,396 air-conditioned square feet and are priced to \$2.2 million. Mystique's four penthouses, priced from \$8 million, have been sold.

The developer for Mystique is Pelican 1 Owner, LLC, an equal partnership between an affiliate of the global investment firm Kohlberg Kravis Roberts & Co. L.P. (KKR) and an affiliate of the Gulf Bay® Group of Companies.



Founded in 1986, Gulf Bay has successfully completed 15 luxury properties along the 1.5 mile stretch of Gulf-front land within Pelican Bay. In addition to its history in Pelican Bay, Gulf Bay's other award-winning developments include The Brittany on Park Shore Beach; Marco Beach Ocean Resort® on Marco Island; and the 4,000-acre award-winning, master-planned community of Fiddler's Creek®.

Gulf Bay's completed and under development build-out market value of luxury residential properties is estimated in excess of \$8 billion.

KKR is a leading global investment firm that manages investments across multiple asset classes, with over \$100 billion in assets under management.

For more information about Mystique, call 239-598-9900, stop by the sales center at 6885 Pelican Bay Blvd., Naples, Florida, or visit www.MystiquePelicanBay.com.

